



148-150 Curtain Road EC2A 3AT

**Fully fitted, first Floor
office to let in the Heart
of Shoreditch - 2,700
sq ft**

**2,700 sq ft
(250.84 sq m)**

- 3m Ceiling Heights
- Original Wooden Flooring
- Meeting Room
- Kitchen
- Excellent Natural Light
- Central Shoreditch

148-150 Curtain Road, London, EC2A 3AT

Description

The office situated within a former Victorian warehouse is bursting with characterful features such as original wooden flooring and exposed brickwork and further benefits from excellent ceiling heights (close to 3 metres), great natural light due to the dual aspect, meeting room and kitchen.

Location

This first floor office is located at the northern end of Curtain Road, in the heart of Shoreditch surrounded by an array of boutique hotels, bars, restaurants and cafes such as; The Blues Kitchen, The Diner and Hache. It is also within easy walking distance from Shoreditch High Street (8mins), Old Street (7mins), and Liverpool Street Stations (12mins).

Accommodation

The accommodation comprises of the following

Name	Sq ft	Sq m	Availability
1st - First Floor	2,700	250.84	Available
Total	2,700	250.84	

Specification

3m Ceiling Heights

Original Wooden Flooring

Meeting Room

Kitchen

Excellent Natural Light

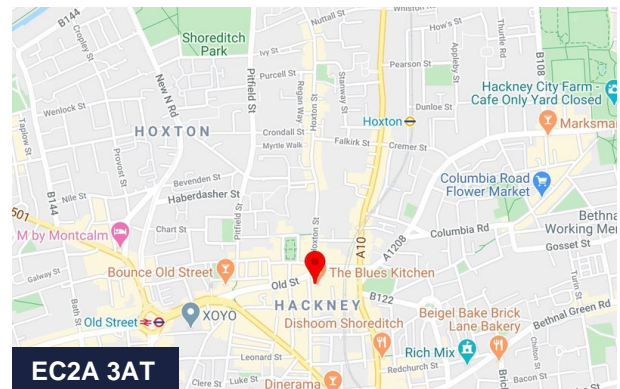
Central Shoreditch

Viewings

Strictly by appointment

Terms

New Full Repairing and Insuring Lease for a term to be agreed



Summary

Available Size	2,700 sq ft
Rent	£39.50 per sq ft
Rates Payable	£14.00 per sq ft
Service Charge	£8,000 per annum
EPC Rating	Upon Enquiry

Viewing & Further Information



Samantha-Jo Roberts

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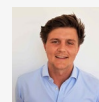
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