

# 2<sup>ND</sup> FLOOR, RIDLEY ROAD, E8

362 - 737 SQ FT  
15 BRAND NEW ECONOMICAL ARTIST STUDIOS  
TO RENT  
DALSTON, E8





## DESCRIPTION

Introducing a dynamic transformation of an expansive 8000 Square Foot space into a vibrant and inspiring enclave of 15 artist studios. This project is poised to provide dedicated and private spaces to create. Beyond the physical layout, the project pays close attention to the needs of the resident artists in order to ensure a comfortable and productive work environment.

## AMENITIES



NEWLY  
REFURBISHED



EXCELLENT  
TRANSPORT LINKS



GREAT CEILING  
HEIGHTS



24 HOUR ACCESS



E CLASS USE



COURTYARD

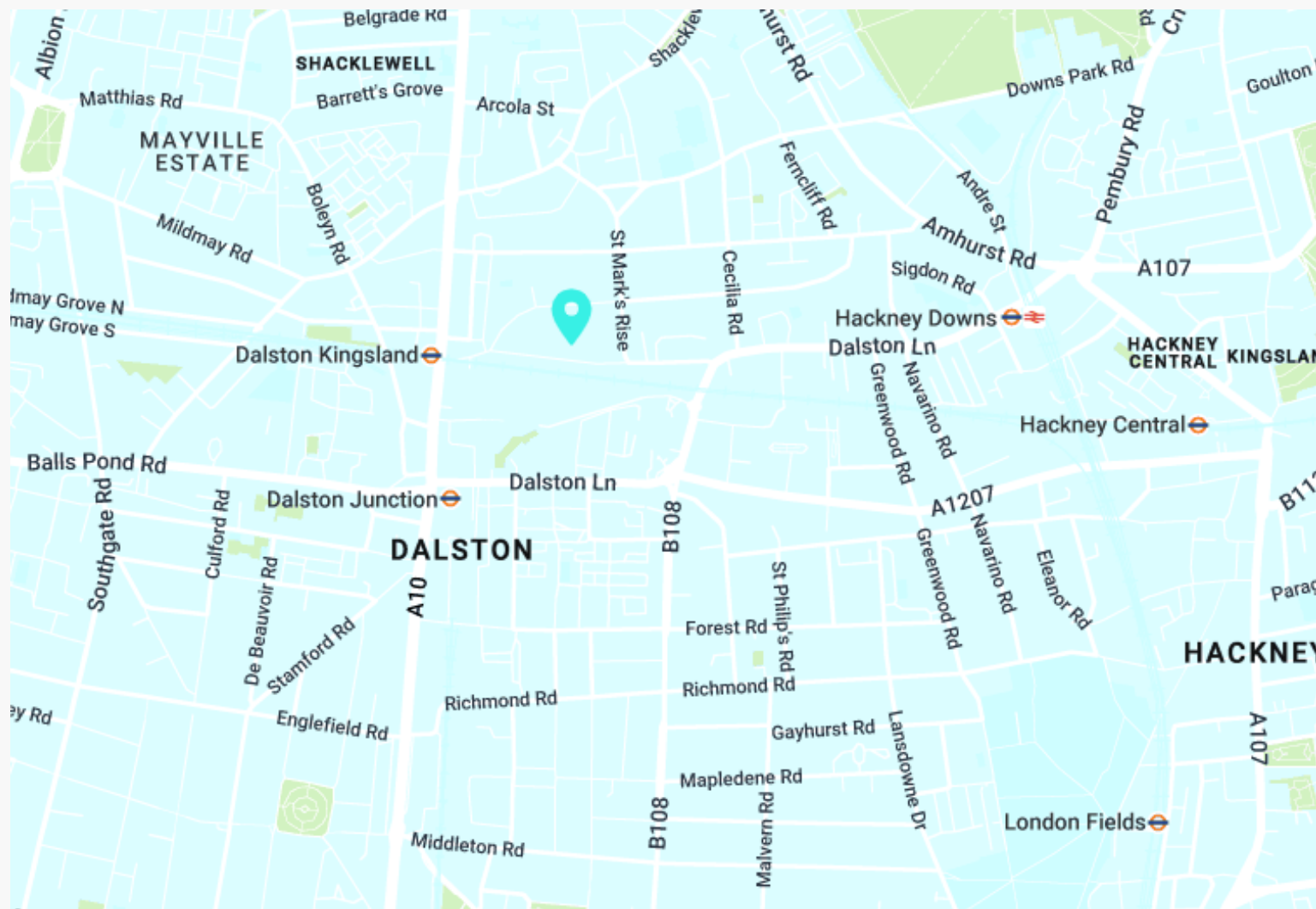
## 15 BRAND NEW ECONOMICAL ARTIST STUDIOS TO RENT



## LOCATION



The property is located within walking distance to several renowned amenities including The Diner, Street Feast Dalston Yard and Dalston Eastern Curve Garden.





## AVAILABILITY

UNIT	SIZE (SQ FT)	STATUS	RATES (PSF)	SERVICE CHARGE (PSF)	TOTAL (PCM)
(First Floor) 8	650	Available	TBC	c.£4.00	£1,620
(First Floor) 10	277	Available	TBC	c.£4.00	£693
11	408	Let	TBC	c.£4.00	£1,160
12	437	Available	TBC	c.£4.00	£1,150
13	714	Available	TBC	c.£4.00	£2,025
14	368	Available	TBC	c.£4.00	£1,045
15	365	Available	TBC	c.£4.00	£1,035
16	364	Available	TBC	c.£4.00	£1,035
17	362	Let	TBC	c.£4.00	£1,030
18	737	Let	TBC	c.£4.00	£1,630
19	372	Available	TBC	c.£4.00	£1,060
20	372	Available	TBC	c.£4.00	£1,060
21	372	Available	TBC	c.£4.00	£1,060
22	372	Available	TBC	c.£4.00	£1,060
23	372	Available	TBC	c.£4.00	£1,060
24	372	Available	TBC	c.£4.00	£1,060
25	483	Available	TBC	c.£4.00	£1,370

\*Please note, these prices are not final and may be subject to change slightly

## AVAILABILITY

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### LEASE

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A new lease to be contracted outside the Landlord and Tenant Act.

### TIMING

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Available immediately.

### CONTENT

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View on our website



### RATES

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The rates given are a guide and Interested parties should make their own enquiries with the local authority.

### VAT

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VAT is applicable.

# VIEWINGS VIA SOLE AGENTS

## BELCOR

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## TEAM



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