

ELLIS BROWN

OFFICE FOR SALE

31 Kentish Town Road represents a rare sale opportunity to acquire a self contained interconnecting duplex unit in the heart of Camden.

31 Kentish Town Road, NW1 8NL
4,181 sq ft



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Description

The space comprises a fully fitted self contained duplex unit a stone's throw from Camden Town tube station. With a 300 sq. ft. private terrace at the rear and floor to ceiling windows, abundant natural light pervades the interconnecting floors, and self contained access makes it ideally suited for a wide range of occupiers.

The property currently has a tenant in situ who can be retained as part of an investment opportunity. Alternatively, the space can offered with vacant possession at expiry of the existing lease. For further information, please get in touch with Ellis Brown.

Location

With Camden Town tube station 2 minutes away, Camden Road tube station 4 minutes away and a short walk from a range of other transport links, this property is in the heart of Camden. Surrounded by a host of restaurants, bars and iconic local markets, it is a vibrant community for local occupiers to enjoy. Excellent transport links via the Northern Line and Overground provide fast, direct access to the City and West End.

Accommodation

Name	sq ft	sq m	Price	Availability
Ground	1,762	163.70	£2,350,000	Available
Lower Ground	2,419	224.73	-	Available
Total	4,181	388.43		

Features

Abundant natural light
Private terrace
Self contained duplex unit
Air conditioning
Prime Camden location
Fitted meeting rooms & kitchen point

EPC

E

Terms

On application

VAT

Applicable

Contact

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