

**ASHURST
REAL
ESTATE**

ashurstre.london

330 sq. ft. | 8 Desks

257-259 Pentonville Road

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A light bright + airy office situated a few minutes away King's Cross Station with a buzzing bar and restaurant literally on your door step!

SIZE	330 sq. ft.	Features include <ul style="list-style-type: none">• Low cost, fully inclusive rent• Communal roof terrace• Flexible lease terms• Good natural light• Comfort cooling• Shared meeting room• 15% discount @ The Big Chill and Chick 'n' Sour• 2 minutes to King's Cross Station
DESKS	Furnished for 8	
RENT	£25,000 PA.	
SERVICE CHARGE	Included in rent	
BUSINESS RATES	Included in rent	
VAT	The rent is subject to VAT	
ENERGY PERFORMANCE	To be confirmed	



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DESKS Furnished for 8

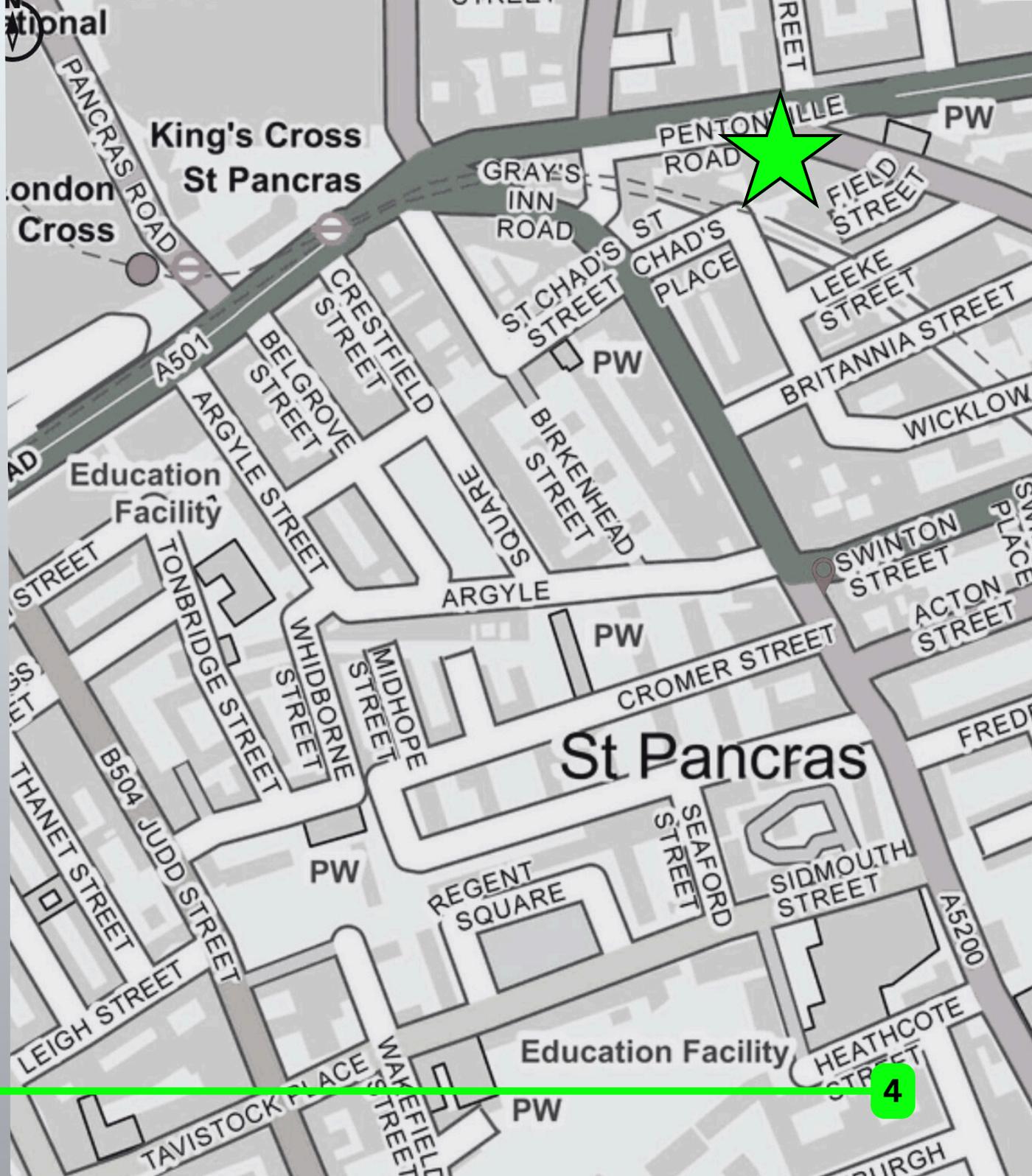
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SERVICE CHARGE Included in rent

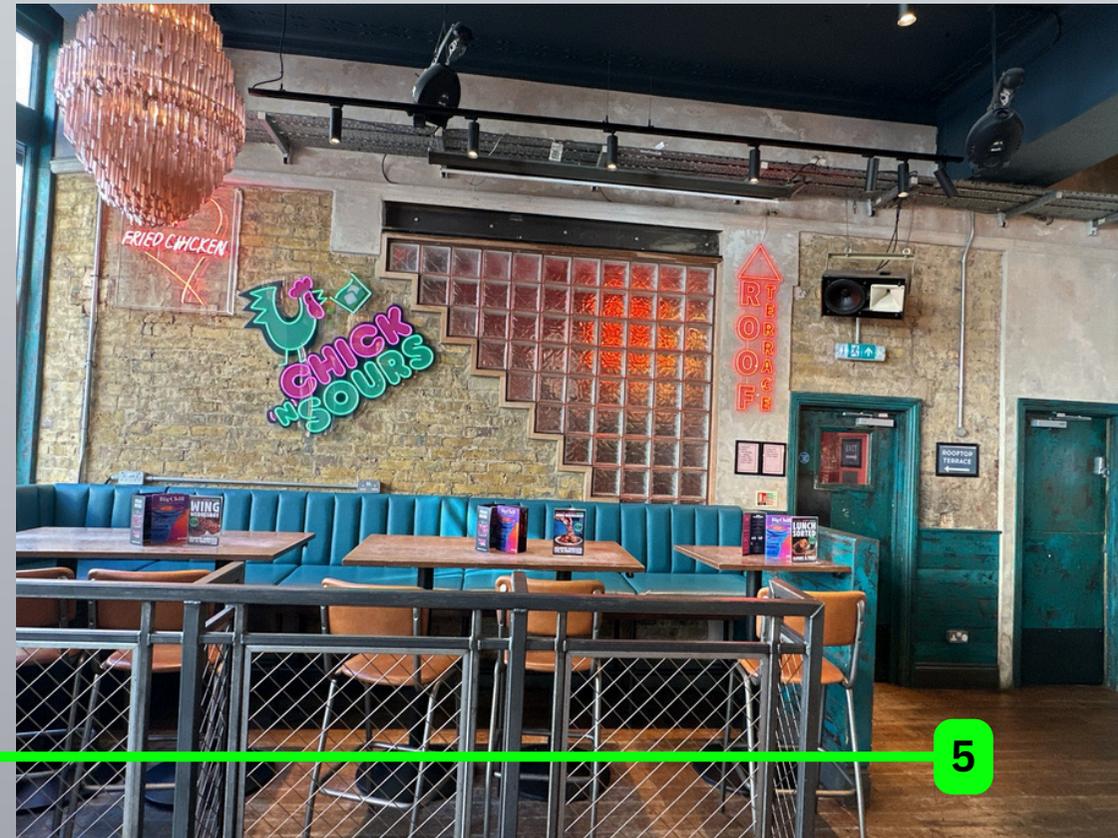
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Ashurst Real Estate

David Shapiro

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Anti Money Laundering Regulations

We are obliged to conduct customer due diligence under the Money Laundering Regulations 2017 and RICS Professional Standards and will advise which checks are required once heads of terms are agreed.

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