

SHOREDITCH WORKSHOPS, E2

1,129 SQ FT

SELF-CONTAINED NEWLY REFURBISHED
MEDIA STYLE OFFICE
SHOREDITCH, E2





DESCRIPTION

A newly refurbished ground floor studio which includes glazed meeting room, kitchenette, Cat 6 hyper optic cabling, perimeter and floor data, power points, air conditioned and timber flooring.

Furniture is available on request.

The units also benefit from being fully self-contained with glazed frontage.

AMENITIES



NEWLY
REFURBISHED



DESIGN LED FIT-
OUT



EXCELLENT
TRANSPORT LINKS



24 HOUR ACCESS



MEETING ROOMS



OPEN PLAN



SELF-CONTAINED

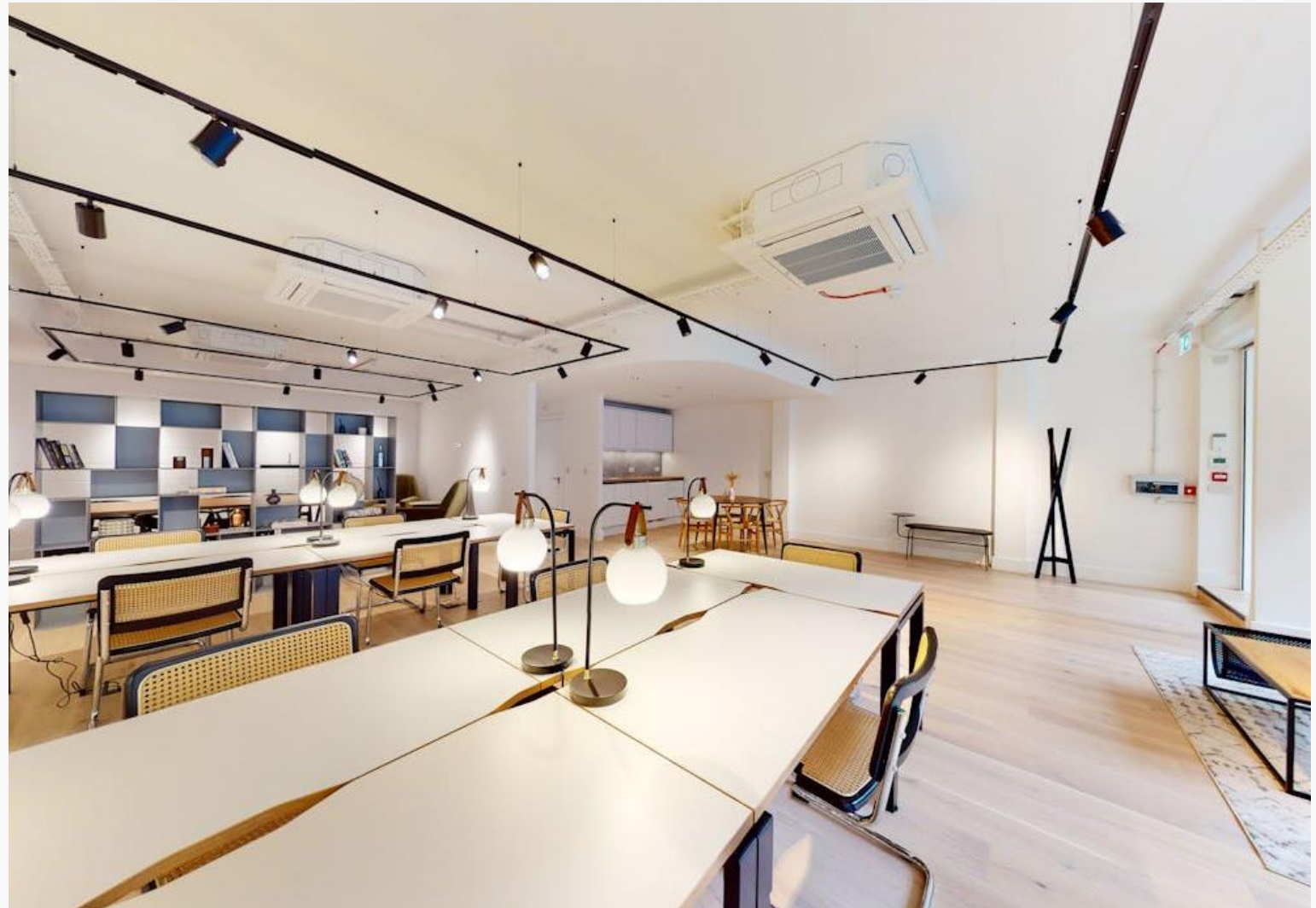


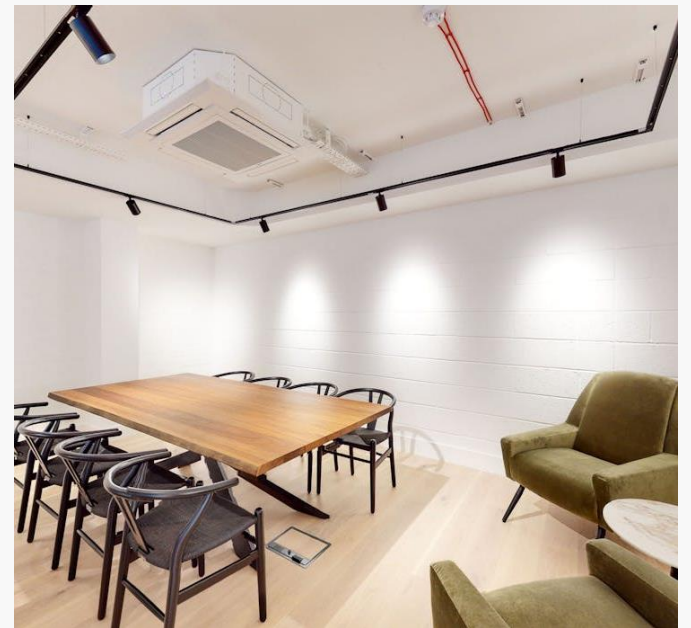
AIR
CONDITIONING



PRIME
LOCATION

SELF-CONTAINED REFURBISHED MEDIA STYLE OFFICES





TRANSPORT

Hoxton - 7 mins



Shoreditch High Street – 12 mins



Old Street – 14 mins

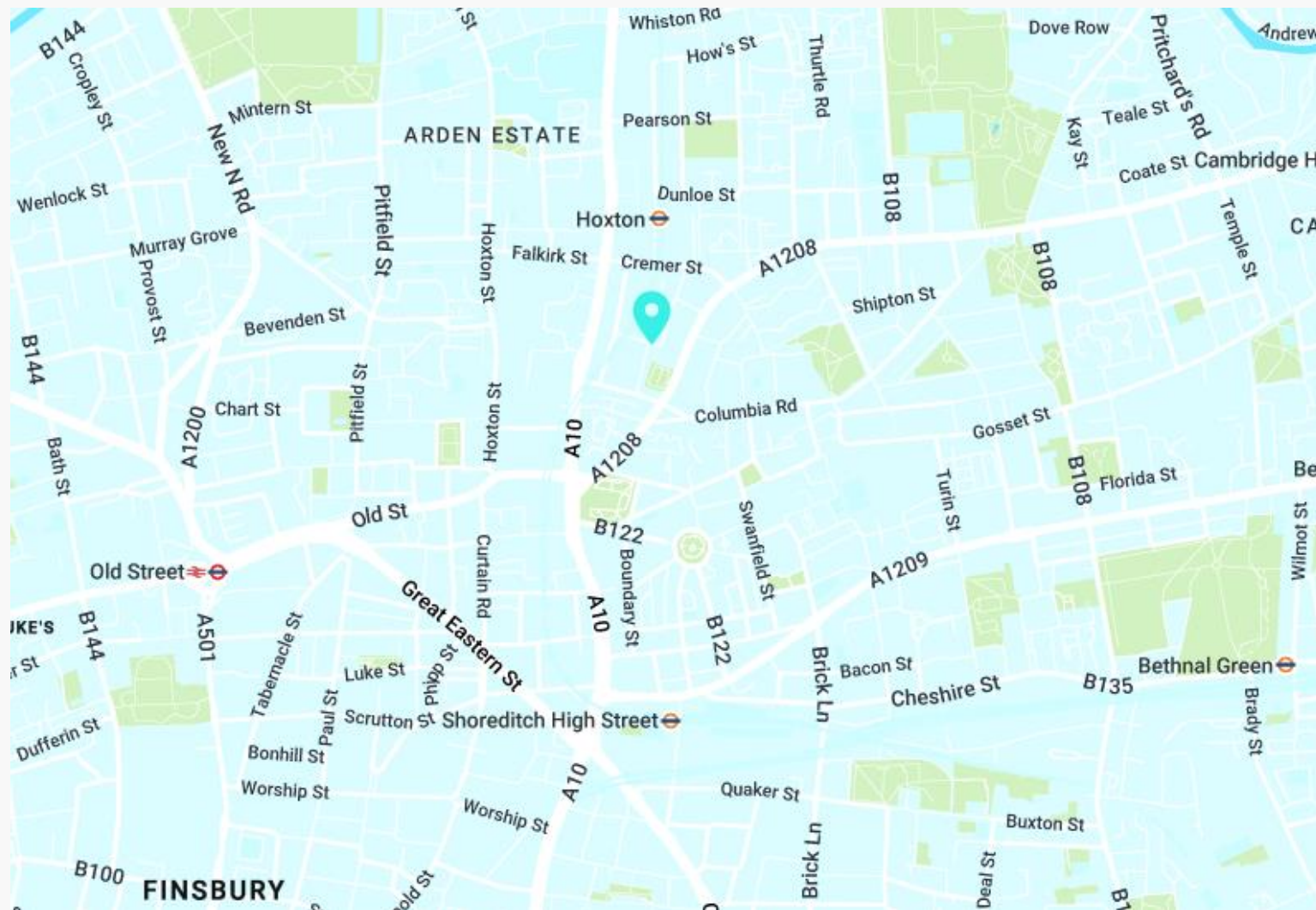


AREA

Long Street is located in-between Hoxton & Shoreditch High Street in one of the most popular areas in London. Adjacent to Long Street is Shoreditch High Street & Hackney Road which are lined with restaurants, cafes, bars.

The area is highly sought after by creative, digital & tech driven people and companies.

LOCATION



AVAILABILITY

UNIT	SIZE (PSF)	STATUS	RENT (PSF)	RATES (PSF)	SERVICE CHARGE (PSF)	TOTAL (PCM)	MANAGED
7b	1,129	Under Offer	£37.50	£16.50	£2.10	£5,278	TBC

LEASE

A new lease to be contracted outside the Landlord & Tenant Act

TIMING

Available immediately

CONTENT

View on our website



RATES

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

VAT

VAT is applicable

MANAGED

The office is also offered on a fully managed basis. Please get in touch for more details.

*BELCOR gives notice that these particulars are set out as a general outline only for the guidance of intending Purchasers or Lessees and do not constitute any part of an offer or contract. Details are given without any responsibility and any intending Purchasers, Lessees or Third Party should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them. No person employed or engaged by BELCOR (and Joint Agents where applicable) has any authority to make any representation or warranty whatsoever in relation to this property.

VIEWINGS VIA JOINT SOLE AGENTS

BELCOR

020 7375 3444
agency@belcor.london
www.belcor.london

FISHER GERMAN

020 7747 3142
www.fishergerman.co.uk

TEAM



DANIEL JACKSON
AGENCY
dj@belcor.london
07725 203 254



JACOB DOBRIN
AGENCY
jacob@belcor.london
07956 195 700

020 7375 3444
www.belcor.london