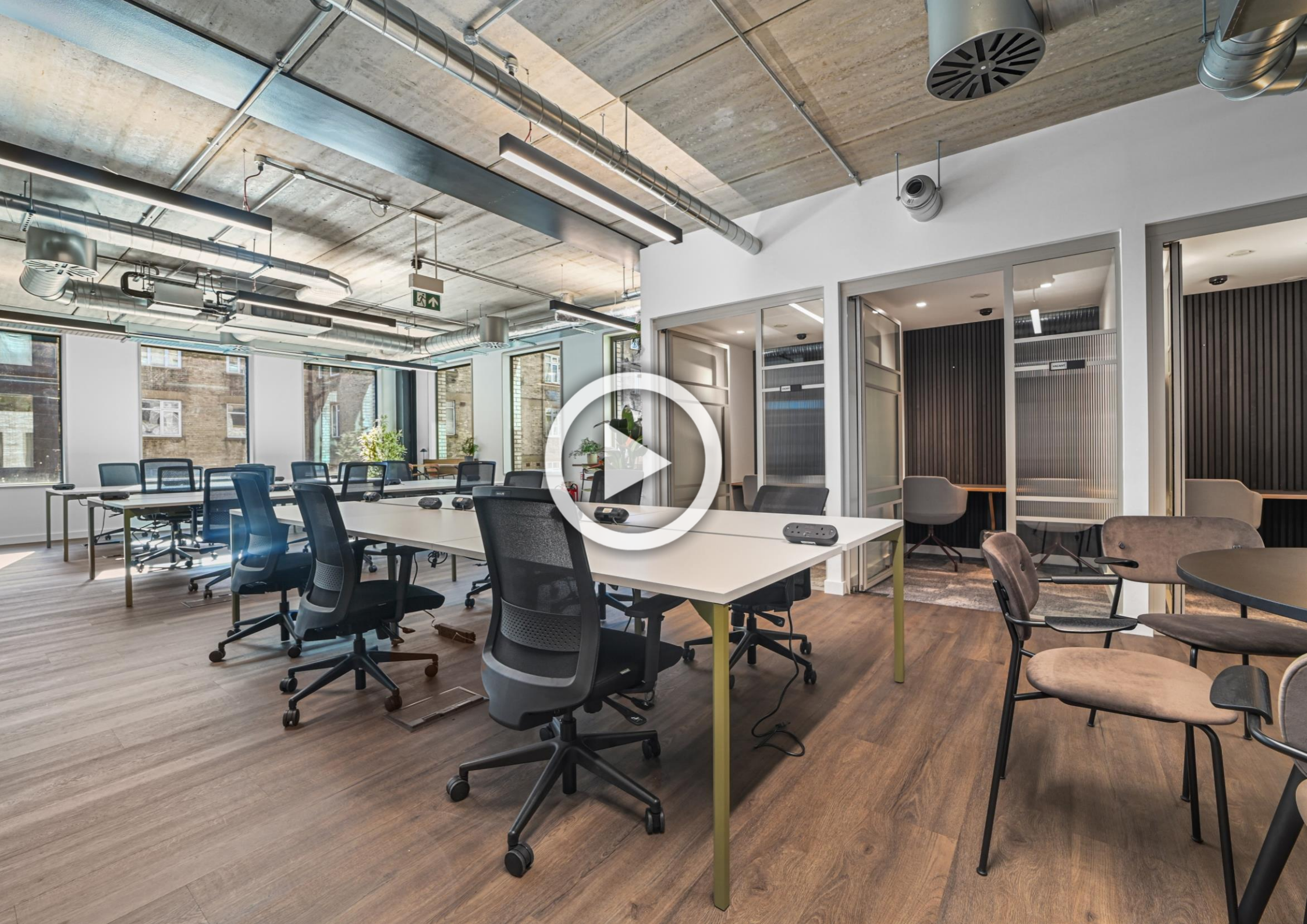


10 WHITE LION
STREET, 2ND
FLOOR, NI

2,653 SQ. FT
BEST IN CLASS MEDIA STYLE OFFICES
ANGEL, NI







DESCRIPTION

10 White Lion Street provides Grade A, fully fitted office space in the heart of Angel. The building boasts a high level of specification and excellent ESG credentials, with a focus on wellness and sustainability.

The available space comprises 2,650 sq ft on the 2nd floor and will be fitted with 20 workstations, large boardroom, kitchen and breakout. Occupiers benefit from the manned reception, tenant lounge and roof terrace

AMENITIES



CONCIERGE



GREAT CEILING HEIGHTS



BIKE RACKS



AIR CONDITIONING



FULLY FITTED



ROOF TERRACE



EXCELLENT TRANSPORT LINKS



MEETING ROOMS



LIFT

BEST IN CLASS MEDIA STYLE OFFICES





TRANSPORT

Angel – 2 mins



Kings Cross – 15 mins

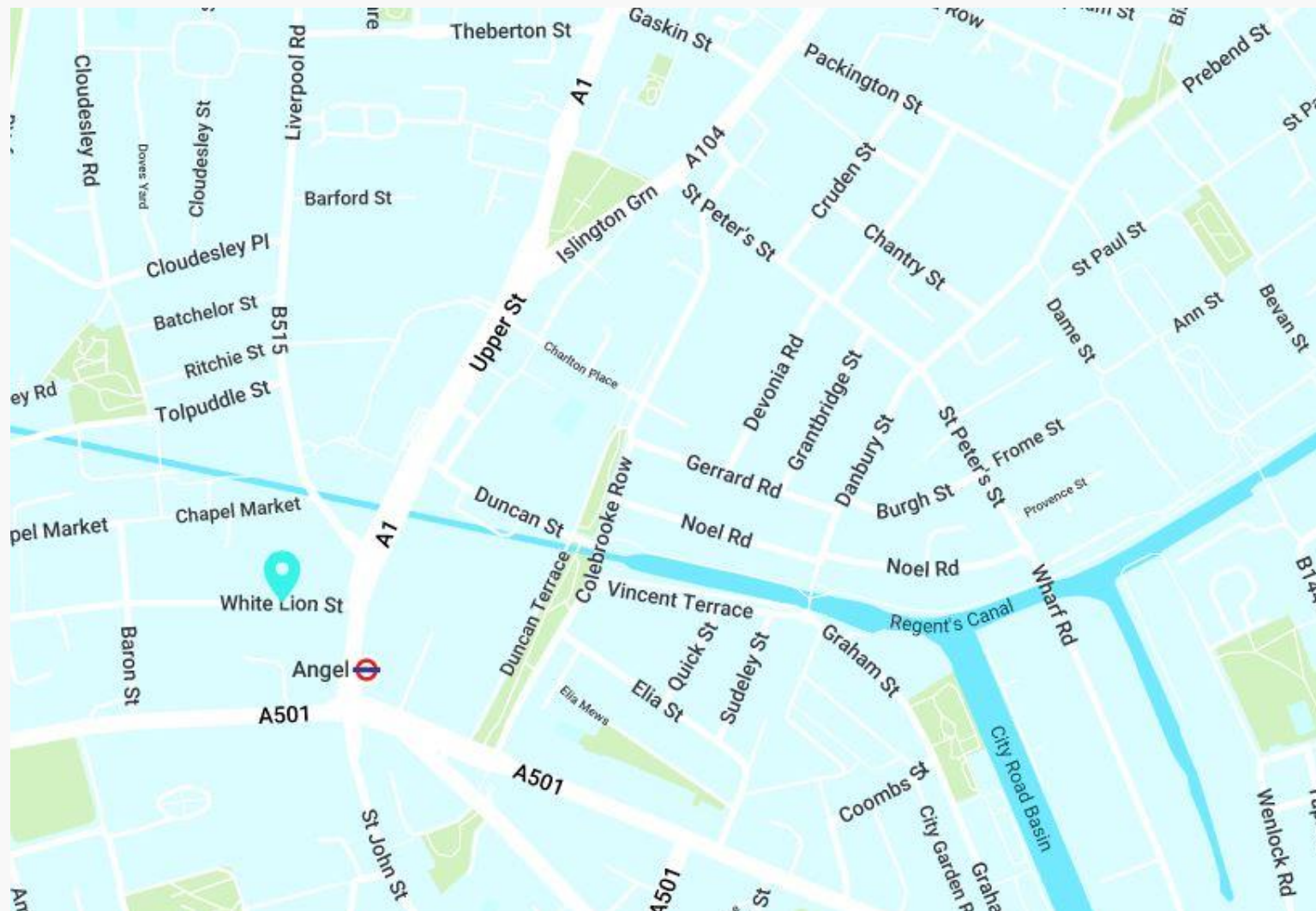


AREA

10 White Lion Street is surrounded by celebrated destinations to eat, drink, shop and socialise, being the heart of Angel, a moment from the famous Chapel Market and the N1 shopping centre.

Transport is excellent, with Angel Station on your doorstep for a quick underground trip, as well as national rail services from Kings Cross and Old Street Stations.

LOCATION



AVAILABILITY

UNIT	SIZE (SQ FT)	STATUS	RENT (PSF)	RATES (PSF)	SERVICE CHARGE (PSF)	TOTAL (PCM)
2 ND Floor (part)	2,653	Available	£69.50	£20.00	£10.00	£21,997

LEASE

A new minimum lease term of 3 years, 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.

VIEWINGS VIA JOINT SOLE AGENTS

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