BELCOR

176 - 179 SHOREDITCH HIGH STREET, E1

1,811 SQ FT
FULLY-FITTED PLUG & PLAY OFFICE SPACE IN SHOREDITCH, E1


TO LET
TESCO express
TESCO express
WEEKDAY
WEEKDAY

BELCOR

176- 179 SHOREDITCH HIGH STREET
EI

FULLY-FITTED PLUG & PLAY OFFICE TO RENT

DESCRIPTION

This first-floor office on Shoreditch High- Street provides fitted space that is fully cabled and ready for immediate occupation.

The demise benefits from new air-conditioning, LED lighting and WCs. The office also boasts excellent natural light and demised meeting rooms The office would suit companies seeking space to accommodate 15 - 30 team members comfortably.

AMENITIES











BELCOR

176- 179 SHOREDITCH HIGH STREET
EI

TRANSPORT

Shoreditch High St – 4 Mins Walk

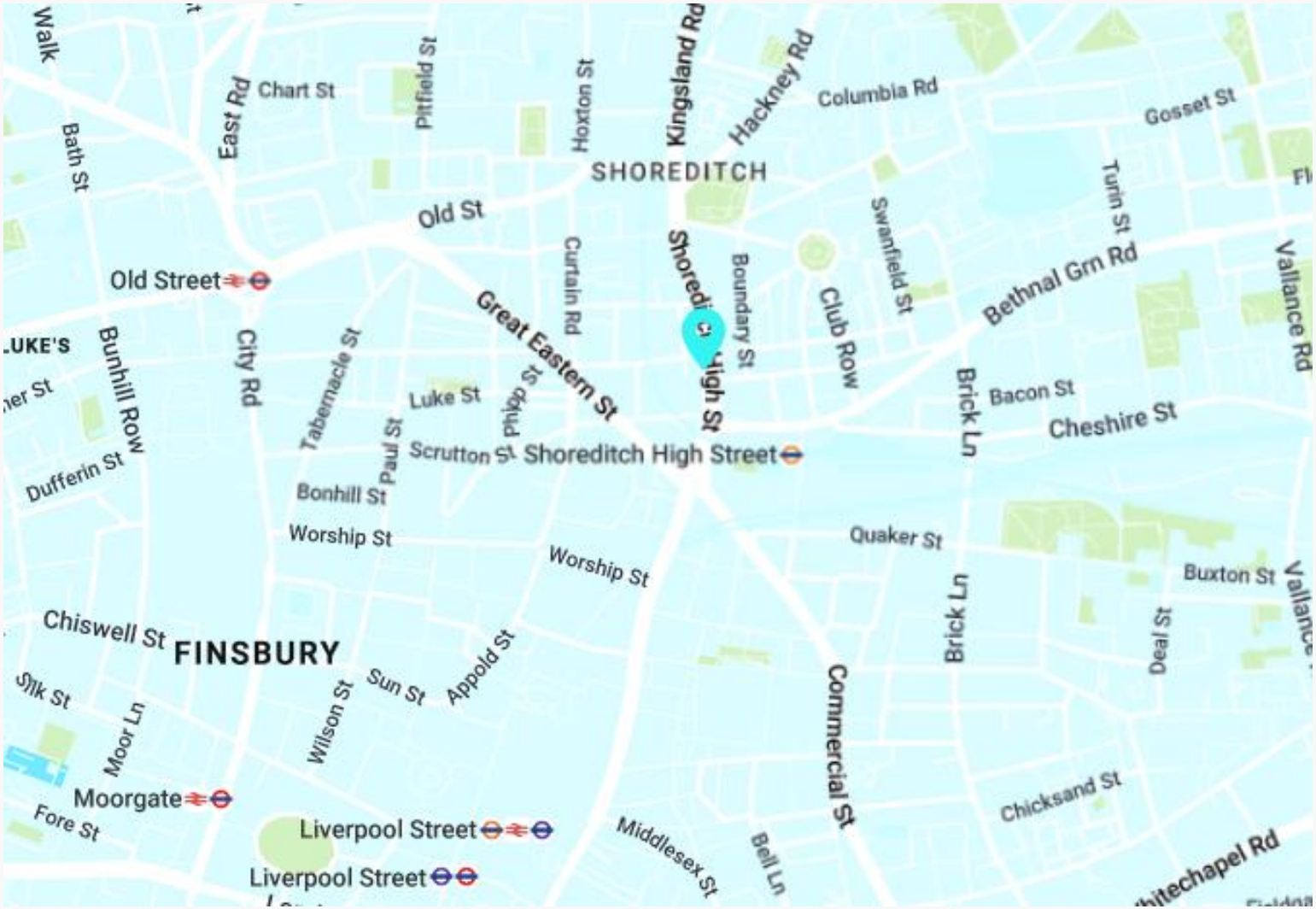
Old Street– 11 Mins Walk

Liverpool Street – 12 Mins Walk

AREA

Located on the corner of Shoreditch High Street and New Inn Yard, the office is moments from Shoreditch House and BOXPARK. Shoreditch High Street Overground Station is on the doorstep and both Old Street and Liverpool Street stations are within ten minutes walking distance. You are spoiled for choice when it comes to bars, restaurants, independent coffee houses, hotels and leisure facilities.

LOCATION



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E1

AVAILABILITY

FLOOR	SIZE (SQ FT)	STATUS	RENT (PSF)	RATES (PSF)	SERVICE CHARGE (PSF)	TOTAL (PCM)
1st	1,811	Under Offer	£45.00	£13.00	£4.00	£9,357

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.

*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.

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VIEWINGS VIA JOINT SOLE AGENTS

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