



Suskind.

80 Paul Street EC2

80 Paul Street provides accommodation across the first to fourth floors and can be offered on a fitted or non-fitted basis, allowing flexibility to suit a range of occupier requirements. The building is located in the heart of Shoreditch, benefitting from excellent connectivity with easy access to Old Street, Liverpool Street, and Shoreditch High Street stations, along with the wide array of local amenities the area has to offer.



80 Paul Street EC2

Summary

Refurbished unit in a prime Shoreditch location

Features

- Meeting rooms
- Comfort cooling
- Demised WC's
- Excellent natural light
- Passenger lift
- 24-hour access
- Brand new Kitchenette
- LED lighting

Transport

- Old Street
- Liverpool Street

Lease

New Full Repairing & Insuring Lease for a term by arrangement direct from the Landlord.

EPC

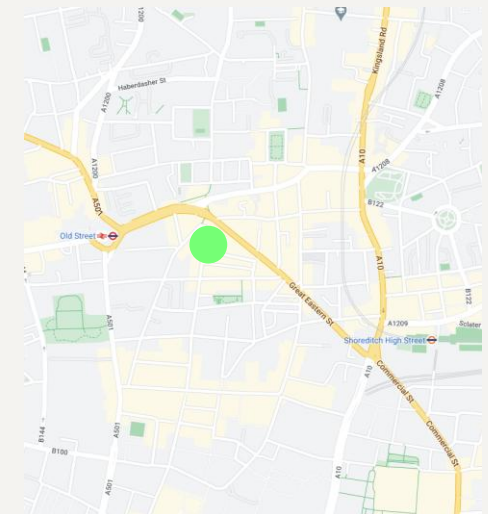
An EPC has been commissioned and will be available on request.

Availability

Floor	Size Sq Ft	Rent Sq Ft	Service Charge	Business Rates*	£/PCM	Status
First	1,115	£39.50	£7.00	£15.00	£5,714.38	Available
Second	1,206	£39.50	£7.00	£15.00	£6,180.75	Available
Third	1,160	£39.50	£7.00	£15.00	£5,945.00	Available
Fourth	420	£39.50	£7.00	£15.00	£2,152.50	Available
Total	3,901	£39.50	£7.00	£15.00	£19,992.63	Available

*Interested parties should make enquiries with the local authority.

Map



80 Paul Street EC2

Viewing via sole agents

For further information and inspections please contact sole agents:

Adam Noble
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Elle Whayman
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Subject to contract

Misrepresentation Act - These details and all the description and measurements herein do not form part of any contract and whilst every effort has been made to ensure accuracy, this cannot be guaranteed.

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Newly refurbished 1,115 sq ft
offices for rent
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