Hanover Green



OFFICE SPACE TO LET

61-63 and 65 Brushfield Street, *London E1*

Prime Spitalfields Address

Small Office Suites

Communal WCs

Excellent Natural Light

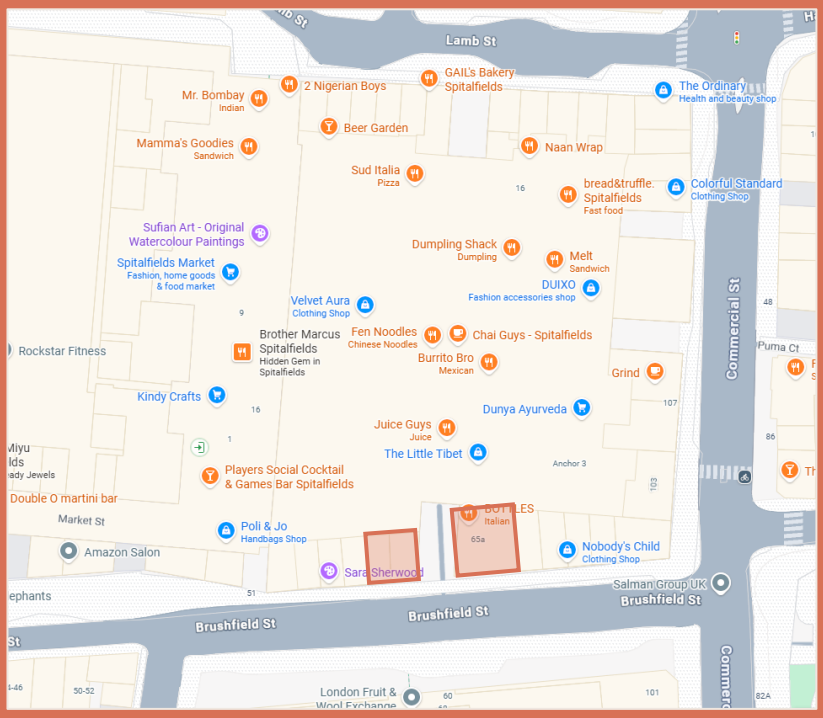
6 min walk to Liverpool Street Station

Vibrant Location

140 sq ft – 3,111 sq ft available



61-63 and 65 Brushfield Street, *London E1*



Tenure

The premises is available on a new lease contracted outside the Landlord & Tenant Act 1954, on the Landlord's standard terms.

Service Charge

This is estimated to be Estimated to be £20 psf per annum (2026/27)

Insurance

This is estimated to be Estimated to be £2 psf per annum (2026/27)

Business Rates

Business Rates information available on request.

Energy Performance Rating

An EPC has been commissioned and is available on request.

Legal Costs

Each party to be responsible for their own legal costs incurred in connection with this letting.

61-63 Brushfield Street

		Size (sq ft)	Rent PAX (£psf)
First	Office 1	183	£30
	Office 2	461	£30
Second	Office	706	£28
Third	Office 1	149	£25
	Office 2	378	£25

65 Brushfield Street

		Size (sq ft)	
First	Office 1	312	£42
	Office 2	457	£40
	Office 3	224	£40
Second	Office 1	200	£35
	Office 2	982	£35
Third	Office 1	321	£24
	Office 2	206	£30
	Office 3	409	£30

Viewings

Appointment only via sole agents:

Alice Grindrod
agrindrod@hanovergreen.co.uk
07882 358 387

Hannah White
hwhite@hanovergreen.co.uk
07754 017 089

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