

# ROCHELLE STREET SHOREDITCH E2 7FA

**Size**  
4,081 SqFT

**Price**  
From £38,599

# BASE

ANY OFFICE, MANAGED.



BASE



BASE



# THE BUILDING

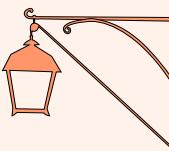
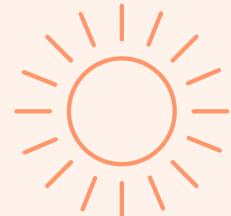
BASE

Rochelle is a long-established creative community at the heart of Shoreditch. Three unique former school buildings are now home to a thriving mix of world class designers, fashion industries, architects and film makers, together with the renowned Rochelle Canteen restaurant. A stunning second floor studio centered around a private courtyard. Offering mainly open plan space with an abundance of natural light and original features. Rochelle also offers further opportunities to hire studios, meeting rooms and event space ad hoc.

## AVAILABILITY

FLOOR	STATUS	SIZE	£ SQ FT	RENT
2nd	Available	4,081 SqFt	113.5	38,599

## AMENITIES

 Roof Terrace	 Courtyard	 Fully Fitted Kitchen
 Great Ceiling Heights	 Prime Shoreditch	 Meeting Rooms
 Air Conditioning	 Excellent Natural Light	 Great Transport Links

# WHAT'S INCLUDED?

We deliver a comprehensive managed solution saving you time, money, and energy. Our goal is to make your office an inspiring environment where your team can effortlessly come together to achieve great things.



## SIMPLE PAYMENT TERMS

An all inclusive monthly fee making the overheads easy to manage & forecast. Rent, business rates, utilities, service charge, all baked into one. It's that simple!



## FULLY EQUIPPED KITCHENS

Our commitment includes fully equipped kitchens so you and your team can cook up a storm in the office.



## TECH ENABLED SPACES

Securely managed Wifi with resilient infrastructure and easy to use meeting room facilities.



## CUSTOMISATION

We recognise the significance of individual drivers, values, and ambitions in the realm of office spaces so we delve into your requirements to offer a tailored solution that suits.



## MAINTENANCE

Up-keep, cleaning and general maintenance on an ongoing basis to make sure the space remains fresh & functional.



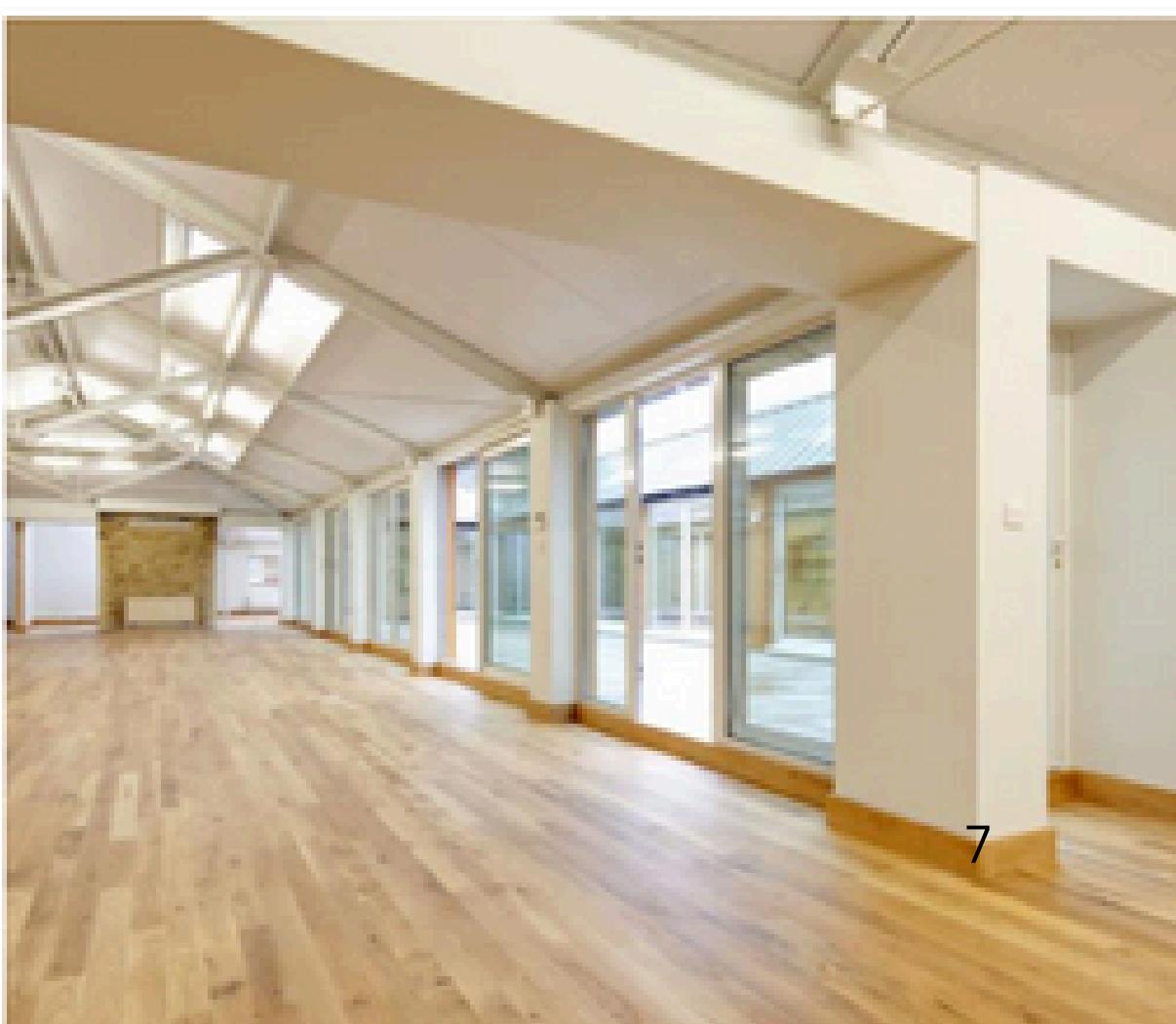
## 24/7 CUSTOMER SUPPORT

Throughout the tenancy, our 24/7 customer support team is always on hand to ensure the workspace runs as smoothly as it did from day one.

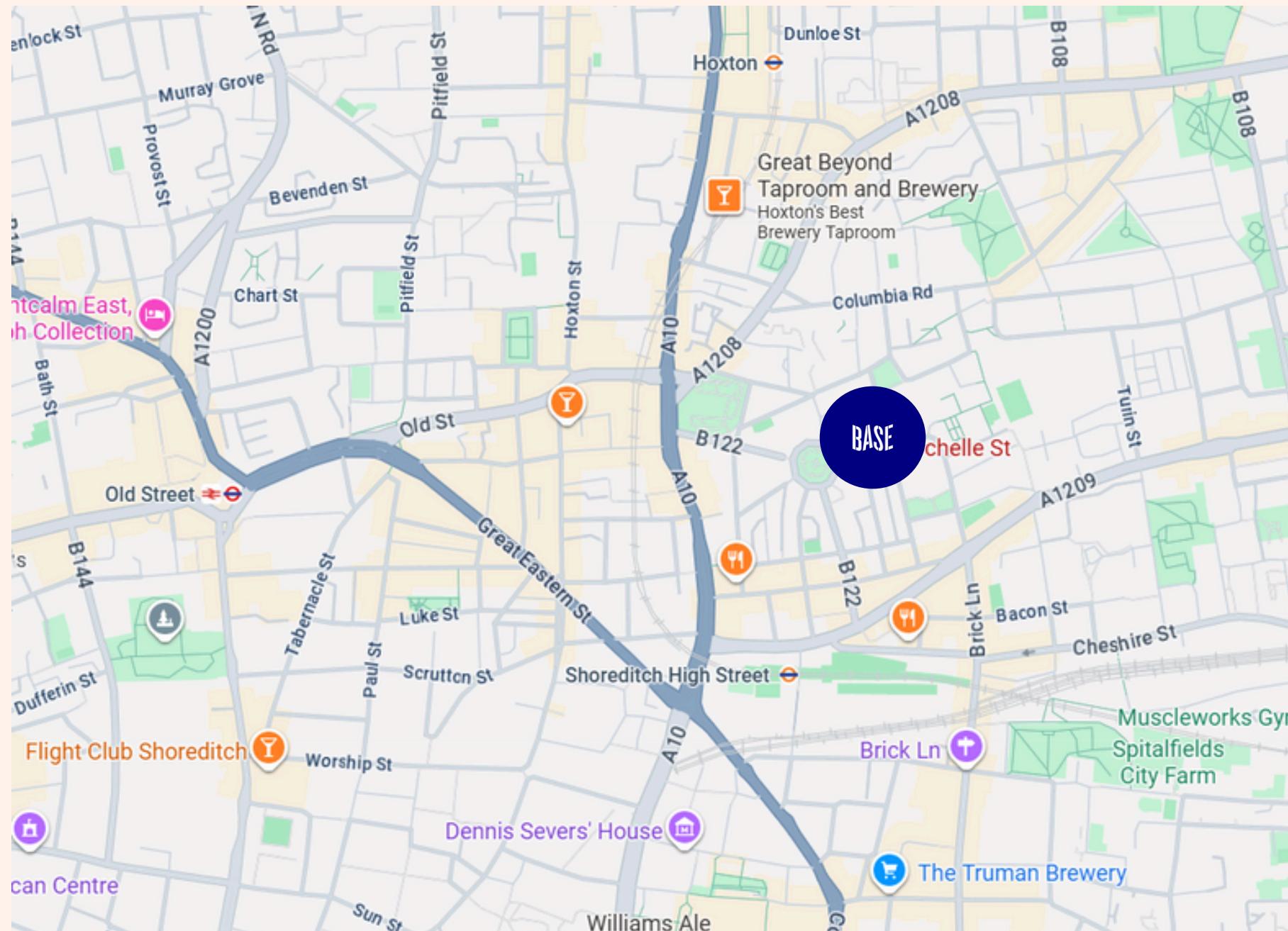




BASE



# LOCATION



# TRANSPORT

BASE

Rochelle is located on Arnold Circus at its junction with Club Row in the Heart of London's East End, within the Boundary Estate Conservation Area. Shoreditch is a leading location for creative occupiers and the area offers a wealth of restaurant and retail amenities including the shops and restaurants on Redchurch Street, Brick Lane and Shoreditch High Street. The area is also well served by Underground being within easy walking distance of Shoreditch High Street, Old Street and Liverpool Street Stations.

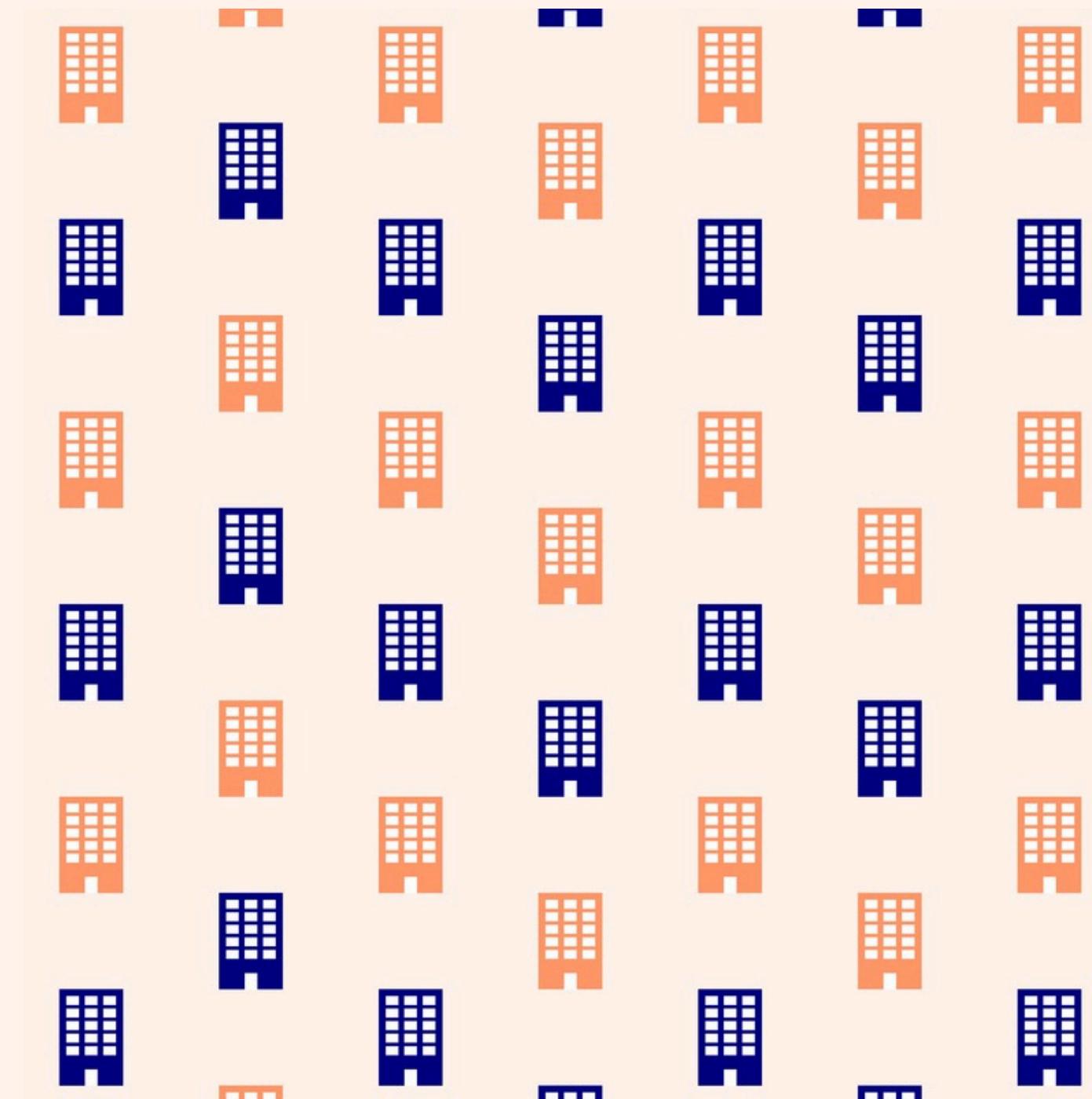
- **Shoreditch High Street:** 5 minutes
- **Liverpool Street:** 10 minutes
- **Old Street:** 15 minutes

# ABOUT US

Base was founded in 2015 by two tech entrepreneurs who struggled to find a stress-free, high-end, and flexible office space. Frustrated with inadequate options, they decided to create their own solution focused on what truly matters in a workspace.

Today, Base has expanded across London, providing stylish, hassle-free offices for like-minded businesses. We simplify the process with a flat fee, handling all the details so you don't have to.

Our offices are fully equipped from day one, complete with essentials like milk and beer in the fridge. Just sit down and get to work. We also collaborate with talented interior designers to ensure each office has a stunning vibe.



For viewings or further information:

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