



15,360 sq. ft. – 20,360 sq. ft.



140 Tabernacle Street
London EC2

The Old Fire Station.



Transforming an old Victorian Fire Station into a modern 21st century office space.

15,360 sq.ft. – 20,360 sq.ft.

Ready for occupation from summer 2025.

The Old Fire Station

Standing proud in the heart of Shoreditch, the Old Fire Station is a striking historical building that beautifully combines heritage with modern utility.

Its architectural style, typical of the Victorian period, features red brickwork and a distinctive tower, adding a certain charm and prominence to the building.

The property was built by the London County Council in 1895 as the Shoreditch Fire Station. It served the area for 70 years until it was relocated in the mid 1960's. The building is now transformed into a stunning modern office space.

A new beginning.



The Old Fire Station

The Old Fire Station played a major fire-fighting role during the 'Blitz' and served this part of London until 1964 when it was repurposed as a serviced office business centre with 30 offices and a restaurant on the ground floor.

The station served as a vital part of the local community for many decades.

As Shoreditch went through waves of gentrification, the Old Fire Station began to shift in purpose. By the late 20th century, it became repurposed for other uses, reflecting the broader changes in Shoreditch as it transformed into a cultural and creative hub.

It has been restored and remodelled to provide a unique environment for 21st century working.

A rich history.



The Old Fire Station



VRV air conditioning system



LED linear lighting



Resin/new wood flooring



Power and data cabling



New windows on three elevations



Clear open plan floors



Fully fitted kitchens



WCs and showers to each floor



New passenger lift

The property has undergone significant redevelopment works to transform an old Victorian Fire Station into a modern contemporary office space, providing clear open plan floors whilst retaining many of the original features of the building.

The floors are delivered in Category A condition, bespoke Category B options are available.



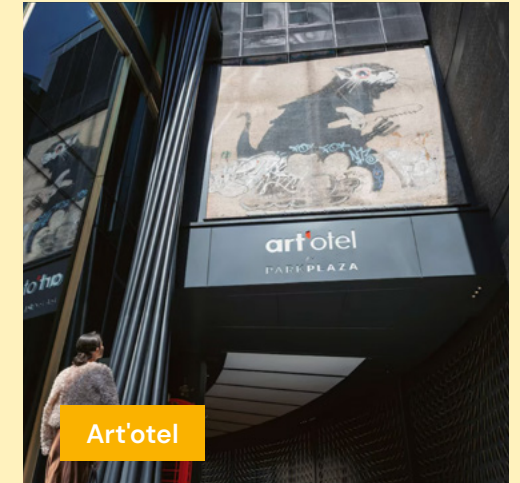
A high specification.

A modern aesthetic.



A clear plan.

The Old Fire Station



Shoreditch is a dynamic area known for its rich history, creative vibe, and bustling atmosphere.

Located in the boroughs of Islington and Hackney, it is a hub for established tech companies, nightlife, and cultural spots.

Known as a centre for London's tech and media scene, it's surrounded by coworking spaces and innovative businesses.



A dynamic area.

The Old Fire Station

Shoreditch is a dynamic area with a 'lively vibe' offering businesses and their employees a thriving location.

It's extremely well connected to both the London Underground via Old Street and the Elizabeth Line via Liverpool Street.

- 01 Old Street Station (3 mins)
- 02 Art'otel (2 mins)
- 03 Whitecross Street Market (11 mins)
- 04 Barbican Centre (16 mins)
- 05 Old Spitalfields Market (13 mins)
- 06 Liverpool Street Station (13 mins)
- 07 Boxpark Shoreditch (10 mins)
- 08 Brick Lane Market (21 mins)



A sought after location.

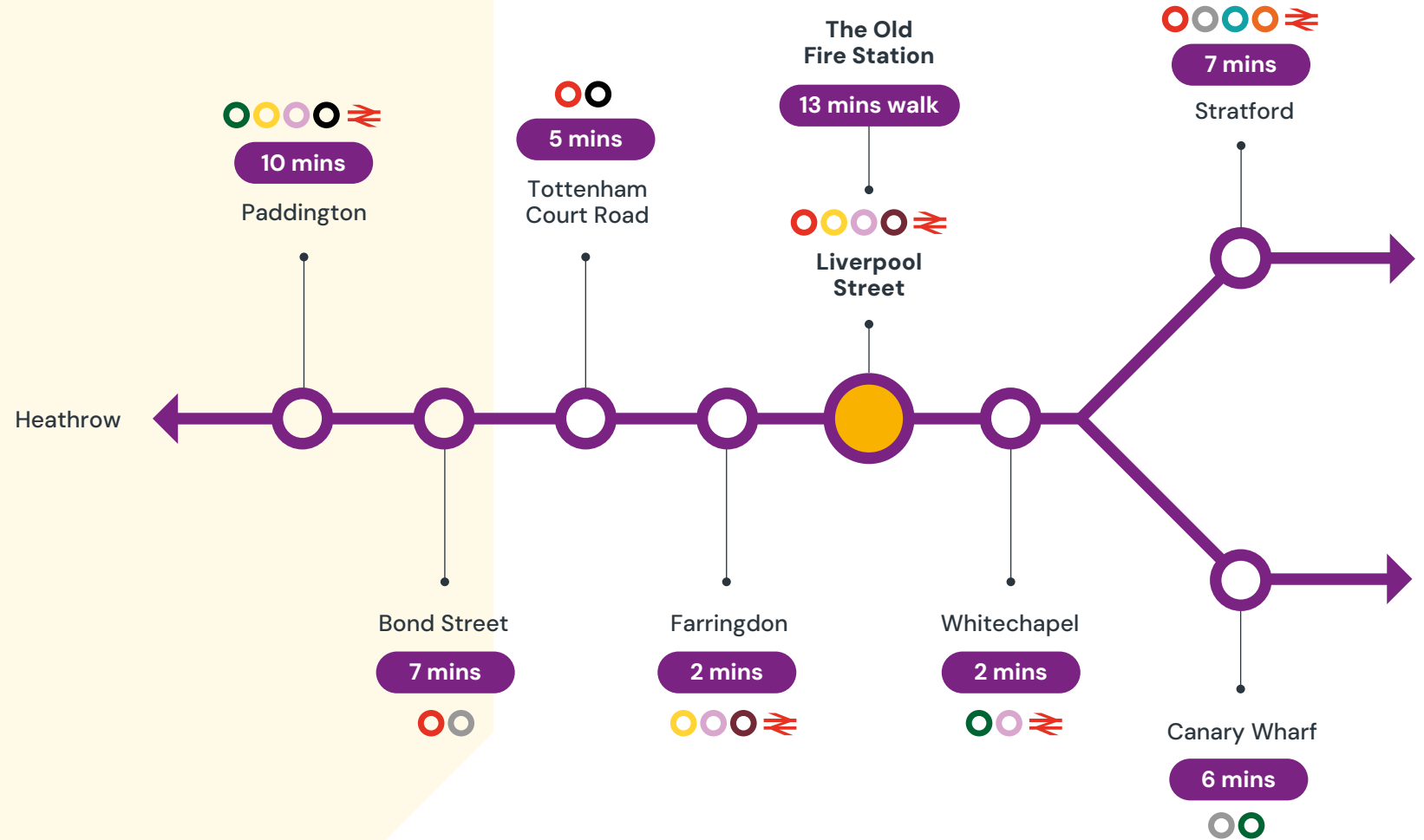
Elizabeth Line



- Central
- Piccadilly
- Circle
- District
- Hammersmith
- Jubilee
- Metropolitan
- Northern
- Elizabeth
- Waterloo & City
- DLR
- Overground
- ≡ National Rail

Walking distance and times

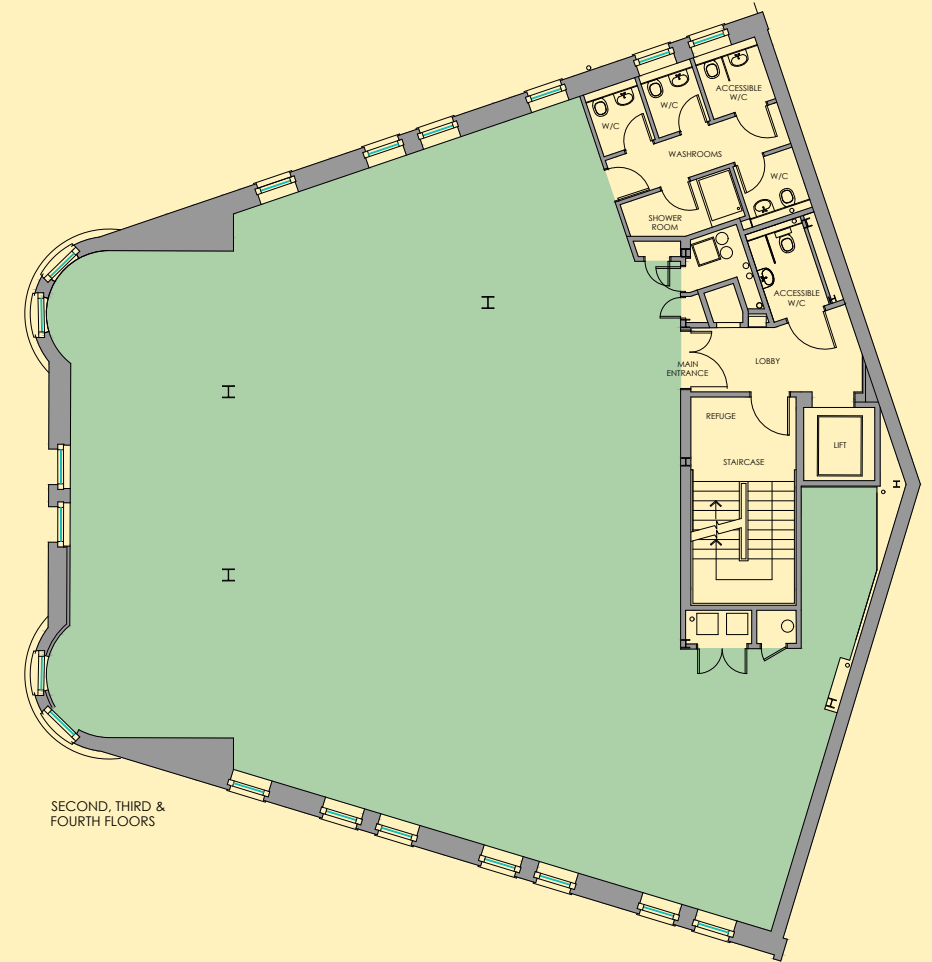
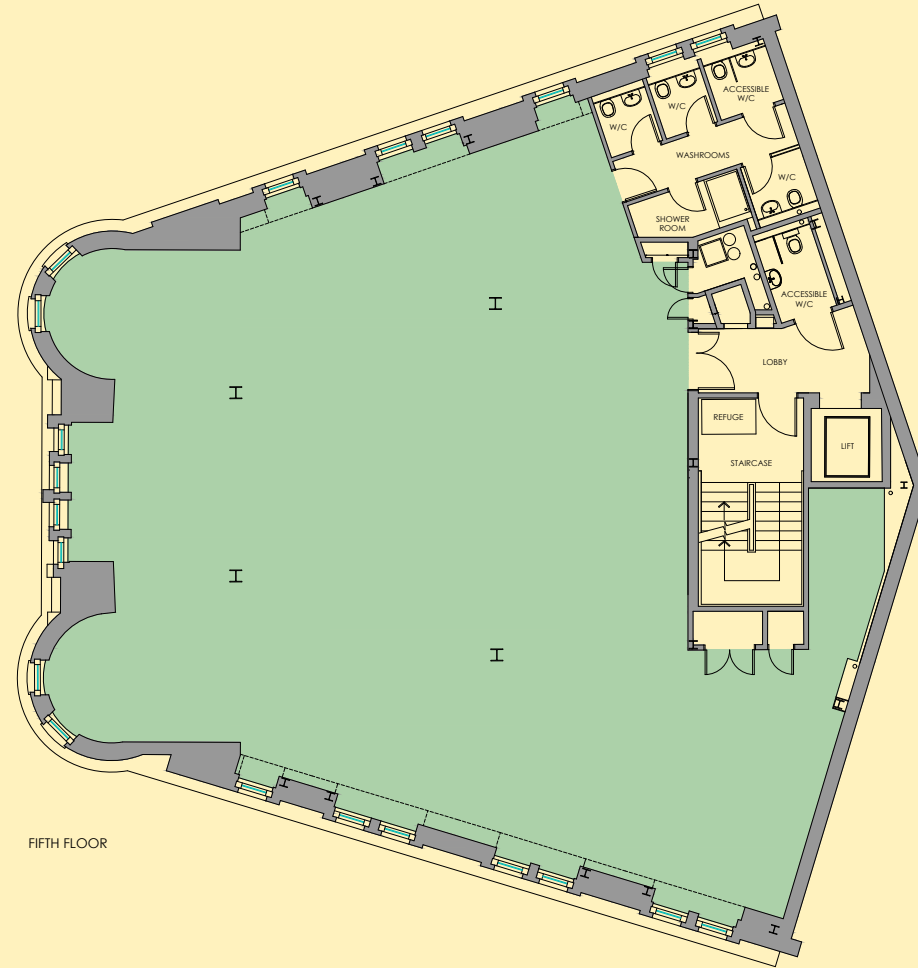
Old Street Station	0.1 miles	3 minutes
Shoreditch High Street Station	0.4 miles	9 minutes
Liverpool Street Station	0.6 miles	13 minutes
Moorgate Station	0.6 miles	13 minutes



A great connection.

Floor areas

Floor	Sq. Ft.	Sq. M.
Fifth	3,020	281
Fourth	3,100	288
Third	3,100	288
Second	3,100	288
First	3,040	282
Total	15,360	1,427
Grd & Lwr Grd	5,000	464
Grand Total	20,360	1,891



A perfect plan.

Fifth floor Breakdown of facilities

36 x Open Plan Positions (1400x800)

1 x Private Office (1 Person)

2 x Meeting Rooms (Various Sizes)

2 x Meeting Booths (4 Person)

2 x Acoustic Hotdesk Seats (Touchdown Area)

1 x Collaboration / Lounge Area (8 Person)

1 x Teapoint

1 x Coat Store

1 x Comms Room

1 x Copier & Print Area

2 x Locker Zones

Total headcount - 37 fixed work positions



A versatile space.

Fourth floor Breakdown of facilities

28 x Open Plan Positions (1400x800)

1 x Meeting Room (10 Person)

2 x Telephone Pods (1 Person)

2 x Acoustic Hotdesk Seats (Touchdown Area)

1 x Hotdesk Area (10 Person)

2 x Collaboration Areas (8 Person)

1 x Teapoint & Breakout Area

1 x Coat Store

1 x Comms Room

1 x Copier, Print & Recycle Area

1 x Locker Zone

Total headcount - 28 fixed work positions



A versatile space.



For further information please contact:



Stephen Page
spage@antonpage.com
07789 888 973

Finn Ledwidge
fledwidge@antonpage.com
07703 018 243

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