

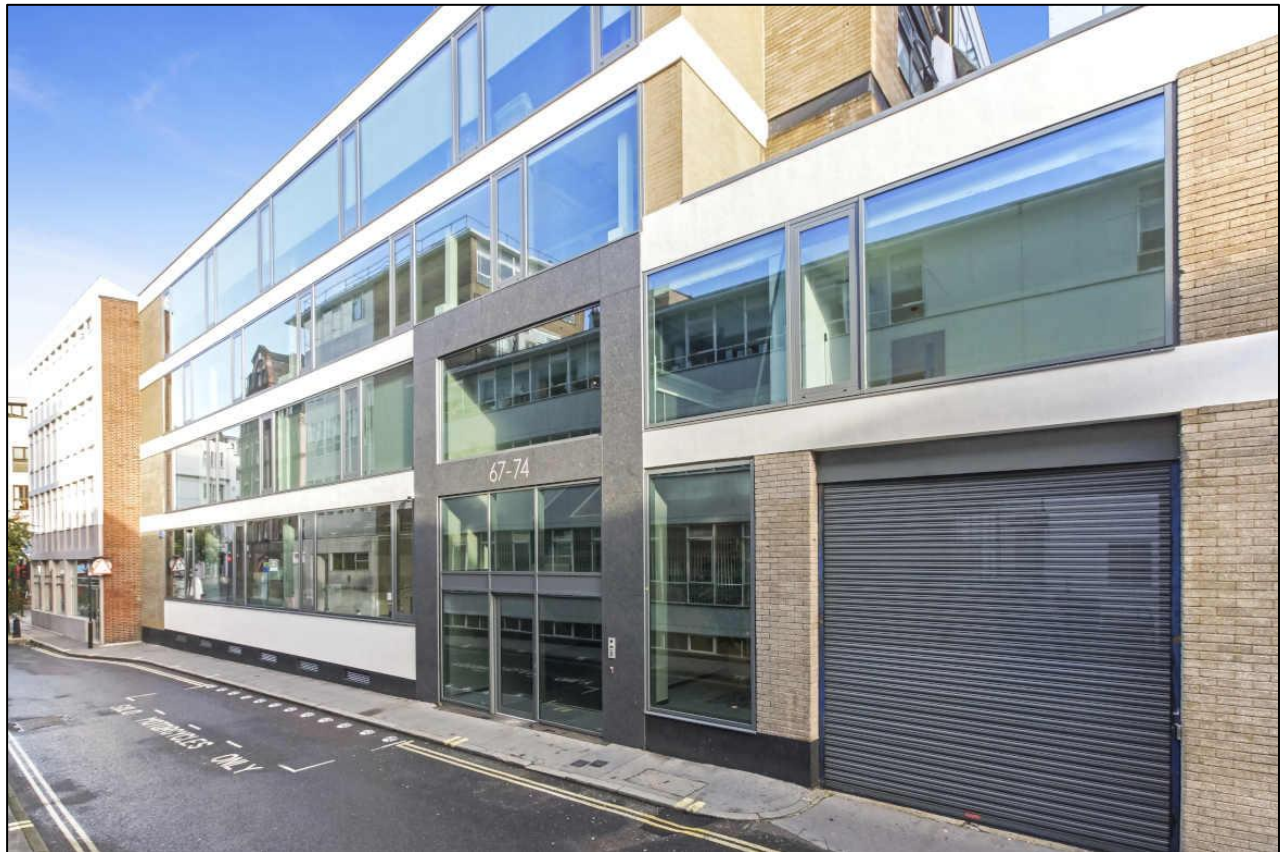
Commercial Work Spaces

398 / 885 sq. ft. / 1,283 sq. ft.

Ground and first floor jewellery studios

TO LET

1 Onslow Street, London EC1N 8AS



*Building viewed from Saffron Hill

LOCATION

The building is located on the western side of Onslow Street, set within to the jewellery district of Hatton Garden. The office is well positioned to provide easy access to the West End and The City, and benefits from close proximity to Farringdon and Chancery Lane.

TRANSPORT

Farringdon Station (Metropolitan, Hammersmith & City, Circle Lines and Thameslink)
Chancery Lane Station (Central line)
Buses 55, 243 and 63 (Oxford Circus, Waterloo and Kings Cross)



*Typical floor in the building

DESCRIPTION

The workshops based on the ground and first floors of this industrial style building and provides very bright, open plan studio accommodation for jewellery manufacture based companies.

The workshops are approached either by way of a staircase or industrial style lift.

The workshops are 885 sq. ft. and 398 sq. ft. however all enquires are welcomed.

AMENITIES

- Self-contained workspace
- Newly refurbished
- Ceiling mounted air conditioning system
- New lighting
- Kitchenette
- WC accommodation
- Video entry phone
- Goods lift

APPROXIMATE FLOOR AREAS

Ground floor	885 sq. ft.	82.2 sq. m.
First floor	398 sq. ft.	37.0 sq. m.

LEASE

A new flexible lease is available for a term by arrangement.

RENT

£39.50 per sq. ft. plus VAT

SERVICE CHARGE

The service charge is fixed at £5.50 per sq. ft. plus VAT

RATES

The rates are to be assessed.

Each party must make their own enquiries to The London Borough of Camden.

LEGAL COSTS

Each party to be responsible for their own legal costs incurred in the transaction.

PLEASE CONTACT

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