



(Ground Floor) 1 Lorenzo Street  
Kings Cross, London, WC1X 9DJ

To Let - Newly Refurbished  
Self-Contained Office with  
Gated Entrance in Kings Cross  
Virtual Tour Available

2,904 sq ft  
(269.79 sq m)

- Secured Gated Development
- Superb Natural Light
- Exposed Brickwork
- Wood Flooring
- Comfort Cooling (Not Tested)
- Fitted Kitchen/Break Out Area
- Shower

# (Ground Floor) 1 Lorenzo Street, Kings Cross, London, WC1X 9DJ

## Summary

Available Size	2,904 sq ft
Rent	£159,720 per annum Quoting
Rates Payable	£49,896 per annum
EPC Rating	Upon enquiry

## Description

Comprising the Ground Floor of a self contained modern building in the heart of the rejuvenated King's Cross. Benefiting from excellent natural light, exposed brickwork and high ceilings, the office is ideal for companies in the creative and media sectors.

## Location

The property is located on the West side of Lorenzo Street, close to the junction with Pentonville Road. Transport links are excellent with King's Cross St Pancras (Hammersmith and City, Metropolitan, Northern, Piccadilly and Victoria Lines) and London King's Cross (First Hull Trains, Grand Central, Great Northern and Virgin East Coast) Stations all within easy walking distance. Numerous bus routes operate within close proximity.

## Accommodation

The accommodation comprises of the following

Name	sq ft	sq m	Tenure	Availability
Ground	2,904	269.79	To Let	Let
<b>Total</b>	<b>2,904</b>	<b>269.79</b>		

## Specification

Secured Gated Development  
Comfort Cooling (Not Tested)  
Shower  
1 x Car Parking Space  
Wood Flooring  
Meeting Room  
Bike Storage  
High Ceiling  
Exposed Brickwork  
Fitted Kitchen/Break Out Area

## Viewings

Strictly through Robert Irving Burns.

## Terms

A new Full Repairing & Insuring Lease contracted outside the Landlord & Tenant Act 1954 is available direct from the Landlord for a term to be agreed.

## Video

- Virtual Tour - <https://my.matterport.com/show/?m=vpKRmn5sj9f>



## Viewing & Further Information

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Misrepresentation Act 1967.  
These particulars are intended only to give a fair description of the property and do not form the basis of a contract or any part thereof. These descriptions and all other information are believed to be correct but their accuracy is no way guaranteed. Generated on 17/02/2026