

TO LET / FOR SALE



Unit 3

1-4 Christina Street, London, EC2A 4PA

**Open plan office on
Christina Street – ideal
creative space in the
heart of Shoreditch.**

1,050 sq ft
(97.55 sq m)

- Self-Contained Office
- Open Plan Layout
- Meeting Room
- Good Floor To Ceiling Height
- Demised Shower
- WCs

Unit 3, 1-4 Christina Street, London, EC2A 4PA

Description

This office on Christina Street, Shoreditch, offers a bright open plan layout with a private meeting room, demised WCs and a kitchenette. The property is set to undergo full redecoration and new flooring throughout, making it an ideal choice for occupiers seeking a fresh, modern space in the heart of one of London’s most vibrant creative districts.

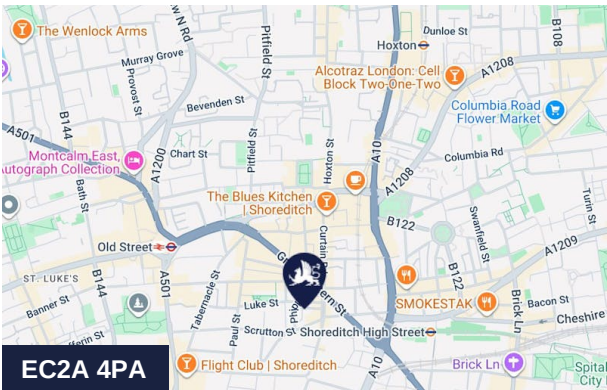
Location

Located just moments from Great Eastern Street and Old Street Station, Christina Street sits at the heart of Shoreditch, one of London’s most dynamic and creative hubs. The area is home to a wide range of independent cafés, bars, and restaurants, as well as leading fashion, media, and tech companies, making it a vibrant destination for both work and leisure. Excellent transport links provide easy access across the City, West End, and beyond.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Ground	1,050	97.55	Available
Total	1,050	97.55	



Summary

Available Size	1,050 sq ft
Rent	£45 per sq ft
Price	£735,000
Rates Payable	£16 per sq ft
Rateable Value	£35,500
Service Charge	TBC
EPC Rating	C (62)

Viewing & Further Information



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