

FOR SALE



COMING SOON

101 Dalston Lane
E8 1NH

**Unique Opportunity to
Purchase Self Contained
Commercial Space
within this Boutique
Development**

3,357 sq ft
(311.88 sq m)

- Shell & Core
- Blank Canvas to create exciting office or showroom
- Fully Glazed Frontage
- Great Ceiling Heights
- 7 minute walk from Dalston Junction

101 Dalston Lane, London, E8 1NH

Description

This purpose built boutique development boasts a collection of 1, 2 and 3 bed apartments alongside this commercial ground floor that sits above the re-purposed youth centre in the lower ground. The ground floor offers a large open plan floor with great ceiling heights, fully glazed frontage and offering a largely blank canvas to create a brilliant office space or showroom.

Location

The development is perfectly located with great transport links and an endless choice of fantastic restaurants, bars, shops and green spaces to visit on lunch breaks and after work. Located just a short walk from Dalston Junction, Dalston Kingsland & Hackney Downs stations there are also fantastic bus and cycle routes to reach Shoreditch and further afield. The beautiful green spaces of London Fields and Hackney Downs are all within walking distance from the development as well as lunchtime attractions for your employees such as Broadway Market, Columbia Road Market and Victoria Park.

Accommodation

The accommodation comprises of the following

Name	Sq ft	Sq m	Availability
Ground	3,357	311.88	Sold
Total	3,357	311.88	

Specification

Shell & Core Condition

Self Contained

Great Ceiling Heights

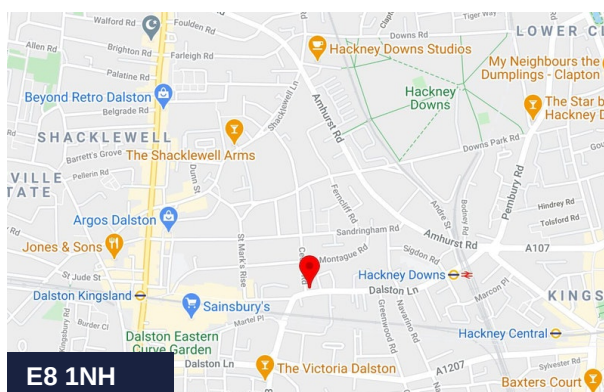
Open Plan Layout

Sky Light to the rear

Developer will consider CAT A delivery subject to negotiation

Viewings

Strictly through sole selling agents



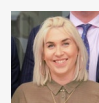
Summary

Available Size	3,357 sq ft
Price	Offers in excess of £1,100,000 Shell & Core Condition
EPC Rating	Upon Enquiry

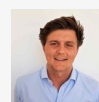
Viewing & Further Information



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