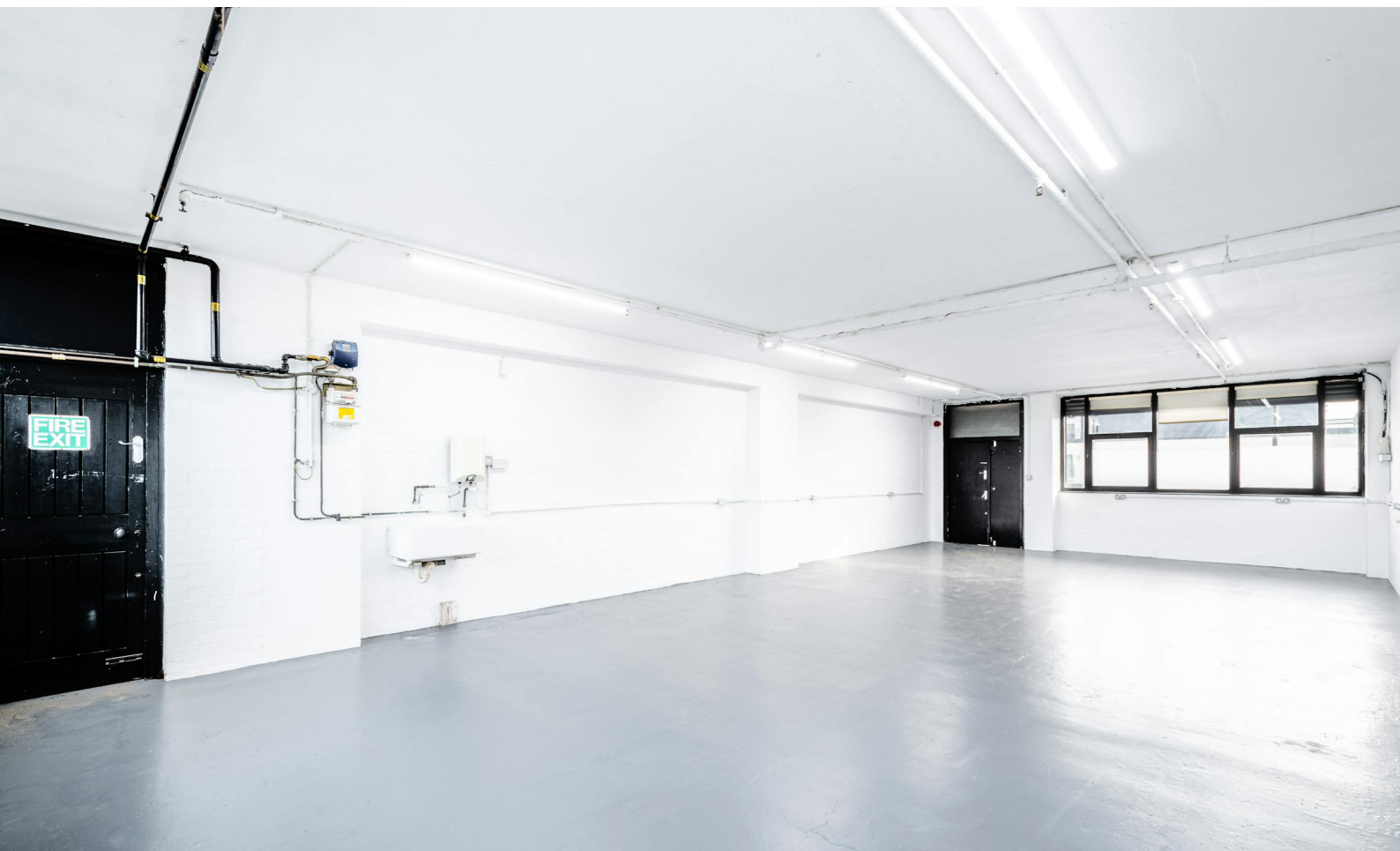




Unit 15 Regent Studios, 8 Andrews road

London Fields, London, E8 4QN

**Industrial-style
workspaces/Studio unit in
the heart of London Fields -
Available from 2nd
December 2025**

838 sq ft
(77.85 sq m)

- Security Gates
- Goods lift
- Passenger Lift
- Communal WC's
- Onsite Building Manager
- Loading Areas

Unit 15 Regent Studios, 8 Andrews road, London Fields, London, E8 4QN

Summary

Available Size	838 sq ft
Rent	£29 per sq ft
Rates Payable	£8,732.50 per annum
Service Charge	£2,485.56 per annum + VAT
Car Parking	N/A
VAT	Applicable
Legal Fees	Each party to bear their own costs
Estate Charge	N/A
EPC Rating	Upon enquiry

Description

Regent Studios is a light industrial style building with units situated from ground floor through to the 7th floor. It offers a range of amenities including goods lifts and passenger lifts, security gates, an on-site building manager and numerous loading areas. The units provide 'blank canvas' space suitable for various users, including artists and designers through to traditional office space and light industrial businesses.

Location

The site is located on the junction of Broadway Market and Andrews Road, on the banks of the historic Grand Union Canal. The area is prominently located, with easy access to the city and is well-served by local shopping and restaurant facilities. Bethnal Green and Cambridge Heath stations are a short walk away, and numerous bus routes serve the area.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
1st - Unit 15	838	77.85	Available
Total	838	77.85	

Viewings

Strictly by appointment only

Terms

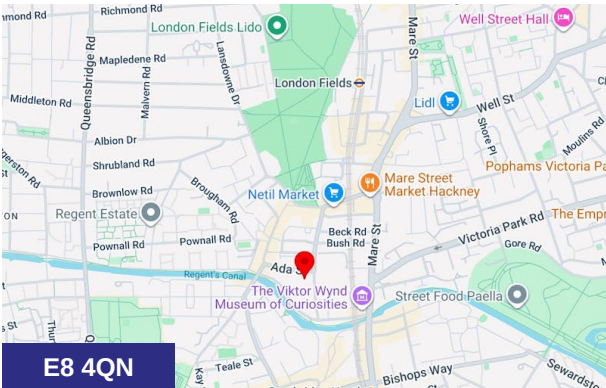
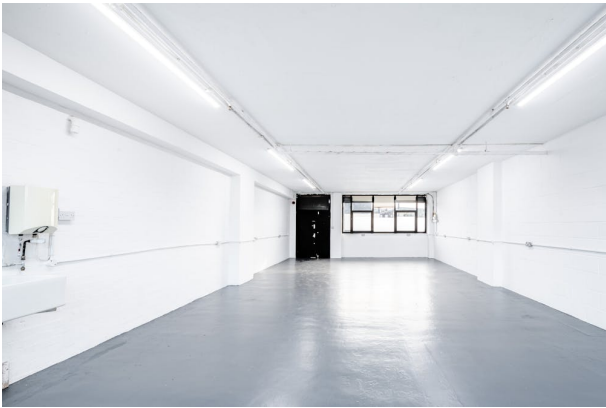
New FRI Lease to be contracted outside the act 1954

Building insurance

current cost: £672 + VAT

VAT

Applicable



Viewing & Further Information

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