



Netil House

3 Netil Lane Netil House, Hackney, E8 3RL

**1,216 sq ft of retail space in
London Fields**

1,216 sq ft
(112.97 sq m)

- Highly creative community/area
- All Inclusive Pricing
- London Fields Station Within Walking Distance
- Excellent Natural Light
- Industrial-style
- Available now

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Summary

Available Size	1,216 sq ft
Rent	£6,500 per sq ft +Vat, service charge, utilities, Wi-Fi and business rates
VAT	Applicable
EPC Rating	Upon enquiry

Description

One of the most distinctive studios at Netil House, this self-contained space features a double-height interior, floor-to ceiling glazed frontage and polished concrete floors. Filled with natural light, its private entrance and prominent street presence give the space a strong connection to the surrounding area.

The generous proportions and clean industrial finish make it well suited to a creative business looking for a showroom, design studio or public-facing workspace with the flexibility to bring its own identity to a highly visible space within Netil House’s creative community.

Netil is more than just a studio space. Residents have seamless access to a variety of features for creatives; from business-focused features such as meeting rooms, communal break out spaces, kitchens and a coworking space, to on-site bars, restaurants and retail.

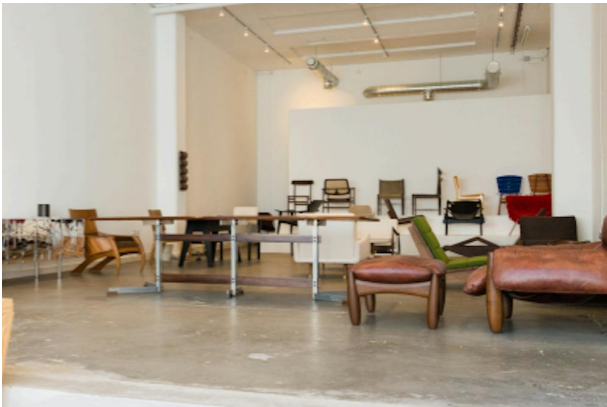
Location

Prime creative studio location in the heart of Hackney’s E8. 3 Netil Lane sits on the doorstep of London Fields and Broadway Market. This highly sought-after position combines exceptional footfall with a built-in community of over 200 creative businesses, making it the perfect home for a forward-thinking brand.

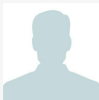
Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Ground - ground floor retail	1,216	112.97	Available
Total	1,216	112.97	



Viewing & Further Information



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