

22-26 Paul Street, Shoreditch, London, EC2A 4QE

TO LET

Office

2,035 to 4,070 sq ft / 189.1 to 378.1 sq
m

£42.50 - £49.50 per sq ft

Newly refurbished & fully-fitted office space within a desirable Shoreditch former warehouse building



- Fully-fitted with 20 desks & 2 meeting rooms
- Comprehensively refurbished throughout
- New air conditioning units
- Large communal break out areas/additional meeting rooms
- Refurbished WC's
- Showers
- Cycle storage
- Excellent natural light



Description

A prominent corner warehouse office conversion in a desirable Shoreditch location. The available accommodation has been newly refurbished to provide x20 desks, x2 meeting rooms, plus generous breakout and kitchen facilities. The office benefits from fantastic natural light and an incoming tenant would enjoy the variety of amenities on offer such as; cycle storage, shower facilities and additional communal meeting room facilities.

Location

The building is located within the heart of Shoreditch, benefitting from being within a short walk of Shoreditch Triangle, Broadgate Circle, Redchurch Street, BoxPark, and Spitalfields Market. The location is well serviced by transport links, with Old Street (Northern and Mainline services) and Liverpool Street (Central, Circle, Metropolitan and Hammersmith & City lines and Mainline services with Crossrail) stations both being within a 10-minute walk.



Accommodation / Availability

Unit	Sq ft	Sq m	Rent (sq ft)	Rates payable	Service Charge (sq ft)	Total month	Availability
2nd	2,035	189.06	£49.50	£20.30 /sq ft	£10.03	£13,537.84	Available
3rd	2,035	189.06	£42.50	£22.66 /sq ft	£10.03	£12,750.97	Available

Tenure

New Lease

EPC

C

VAT

Applicable

Configuration

Fitted

Contacts

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Further Information

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