

Flagship Shoreditch retail unit with 7-day trade







- 7 day trade
- Excellent transport links
- Good frontage
- Excellent natural light
- Open plan
- Good footfall
- Available May 2024





Description

Located on the ground and basement of an impressive warehouse building. The floors offer open-plan character space with original wooden flooring, exposed brickwork and high ceilings.

Location

The unit is located in the heart of Shoreditch's most trendy area, close to the junction with Old Street roundabout, as well as being close to Redchurch Street. Nearby occupiers include; Free People Club Monaco, Sunspel and SneakersnStuff. Old Street Station (Northern Line and National Rail) is a 8 minute walk. Shoreditch High Street (London Overground) is a 9 minute walk, Hoxton (London Overground) is a 9 minute walk and Liverpool Street (Central, Circle, Hammersmith & City and Metropolitan underground lines, National Rail, Network Rail and The Elizabeth Line) is a 13 minute walk.



Accommodation / Availability

Unit	Sq ft	Sqm	Rent	Rates Payable (sq ft)	Service Charge (sq ft)	Availability
Ground	1,915	177.9	-	On Application	On Application	Available
Basement	1,920	178.4	-	On Application	On Application	Available
Unit - Total	3,835	356.3	£135,000 /annum	£10.82	£1.56	Available

Tenure

New Lease

EPC

Has been commissioned

VAT

Applicable

Configuration

Upon enquiry

Contacts

Tom Schwier 07583037559 tom.schwier@strettons.co.uk

Mark Bolton 07803 850 231 mark.bolton@strettons.co.uk

Joel Barnes 07974 625 109 joel.barnes@strettons.co.uk



Further Information

View on Website

Strettons and their clients give notice that: 1. They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or ortherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or, representations of fact. 2 hay areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and the Agents have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise. Generated on 03/05/2024