



Eagle Wharf Marina Hoxton N1

A commercial space on a Dutch barge on the regents canal. Moored at Eagle Wharf Marina 'Rosie' is approx. 90sqm currently set up as a atmospheric bar, however the space can be stripped for a blank canvas and be reimagined as an office space with kitchenette, or opened up into a fitness studio with wood floors throughout. There is an additional space on the mezzanine. The boat also benefits from mains electricity and plumbing, and Business rates and water are included.

Commercial Houseboats are an amazing way to entice clients and business partners to memorable and unique meetings, and provide a creative workspace. Eagle Wharf Marina is home to creatives and small businesses and is the site of Holborn studios. Onsite amenities include bar/restaurant, toilets, showers and terrace. Users have secure gated access 24hrs a day. National Rail services are available at Essex Road, and underground services from Old Street and Angel.

KEY FEATURES

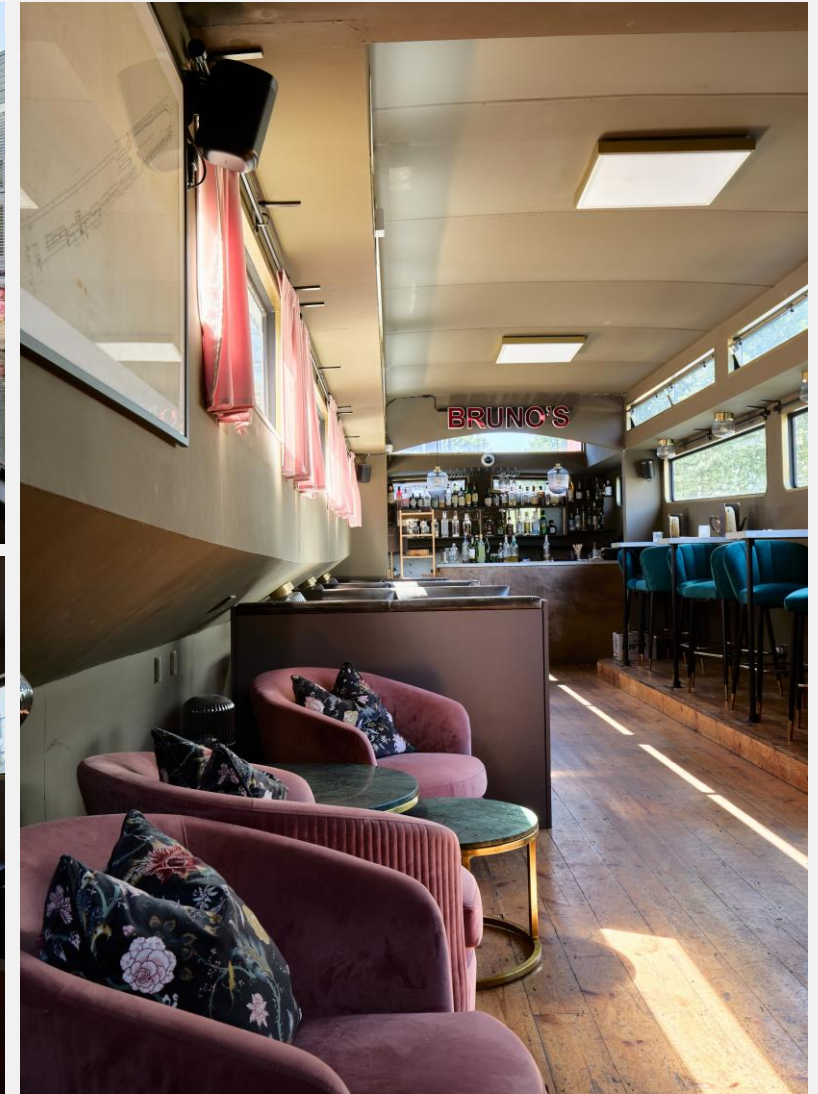
Riverside location

Secure Access

Kitchenette

Inclusive Business Rates and Water

Onside Amenities



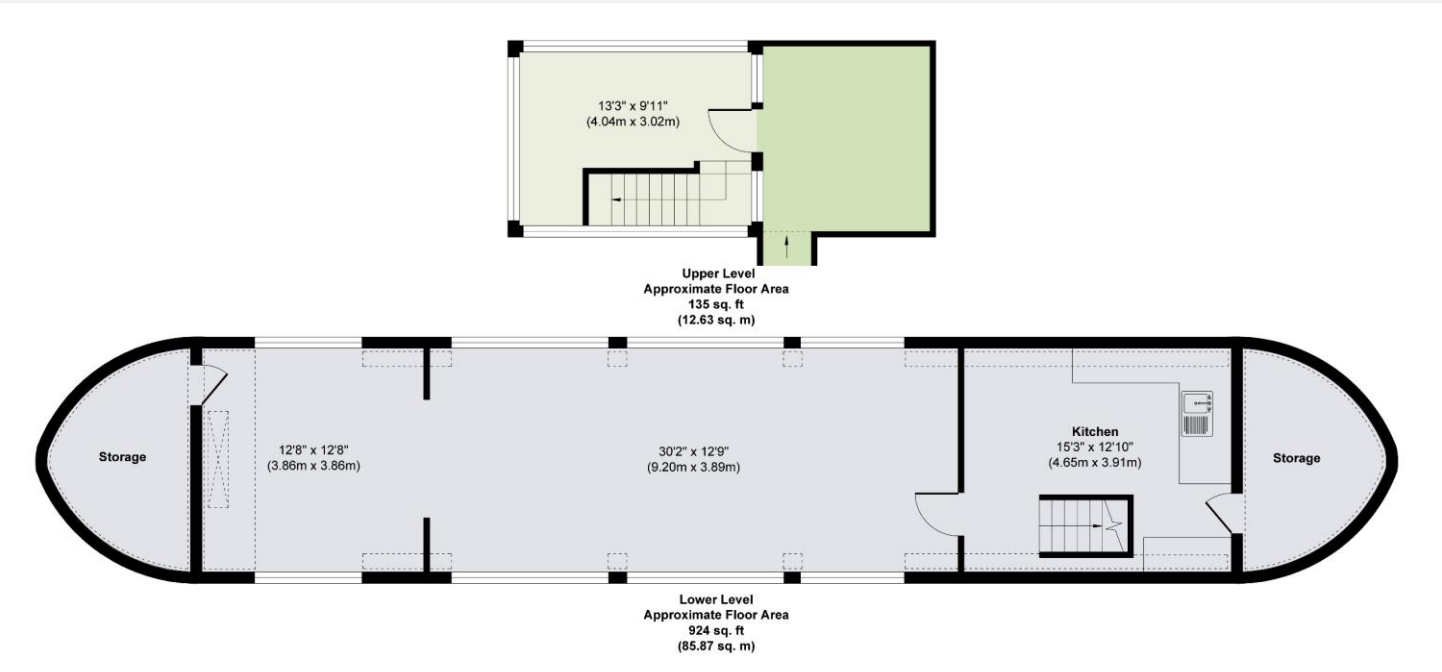


KEY INFORMATION

Local authority: London Borough of Hackney

Internal area: 1,060 sq. ft. / 833 sq. m.

Garden area: Deck



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