

**ATF / COMMERCIAL
SPACE AVAILABLE**

**PARKHAUS
HACKNEY
E5**

8,728 SQ FT

BELCOR

CITY FRINGE REAL ESTATE

DESCRIPTION


This space within the brand new Parkhaus has both ATF - Authorised Treatment Facility (for the disposal of end of life vehicles/ commercial use). The space benefits from its own self contained entrance, reception/office on the lower ground and incredible 9m ceiling heights on the main basement space. The space would be of interest to a host of office, industrial, gym and leisure occupiers.

AMENITIES


 Incredible Ceiling Height

 Passenger Lift

 Bike Racks

 Loading Facilities

 24 Hour Access

 Three Phase Power

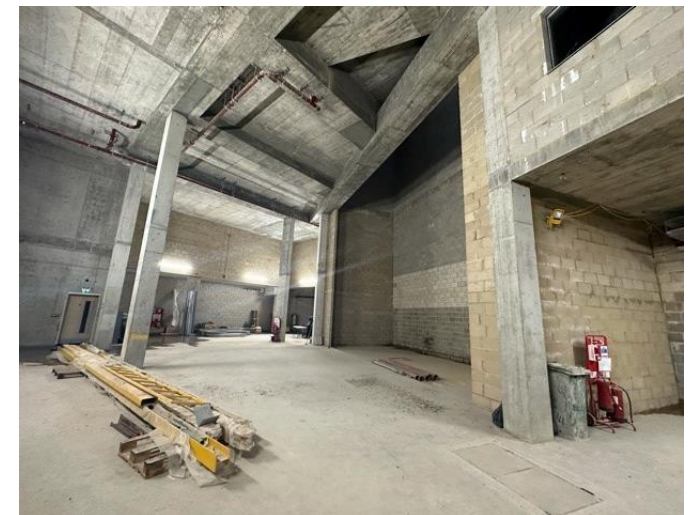
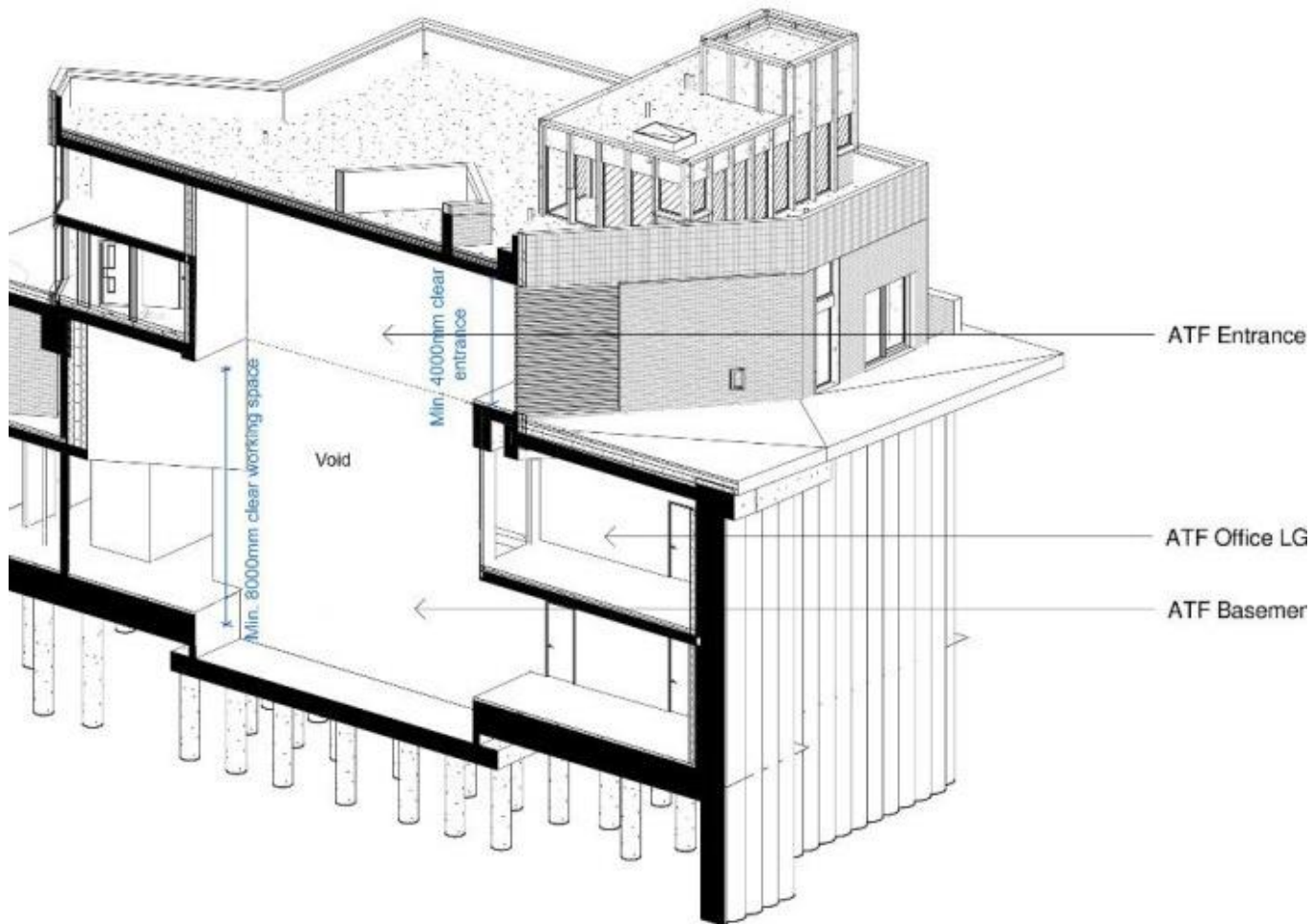
ATF / COMMERCIAL UNIT IN THE HEART OF HACKNEY



BELCOR

PARKHAUS
HACKNEY E5





LOCATION

The property is situated on Downs Road in the heart of Hackney, close to its junction with Rendlesham Road and a stone's throw away from Rectory Road.

There is no end to the selection of superb restaurants, bars and cafes to visit as well as a variety of retailers too.

AVAILABILITY

UNIT	SIZE (SQ FT)	STATUS	RENT (PSF)	RATES	SERVICE CHARGE	TOTAL (PCM)
ATF Use	8,728	Under Offer	£8.00	c£12.50	£4.86	£18,445

UNIT	SIZE (SQ FT)	STATUS	RENT (PSF)	RATES	SERVICE CHARGE	TOTAL (PCM)
Commercial Use	8,728	Under Offer	£20.00	c£12.50	£4.86	£27,173

* The lower rent for the ATF is a legal requirement

TRANSPORT

RECTORY ROAD

Overground

HACKNEY DOWNS

Overground

LEASE

A new lease to be contracted outside the Landlord & Tenant Act

TIMING

Ready ASAP

RATES

The rates given are a guide and Interested parties should make their own enquiries with the local authority.

VAT

VAT is applicable

VIEWINGS VIA JOINT AGENTS

BELCOR

020 7375 3444
agency@belcor.london
www.belcor.london

CITIDWELL

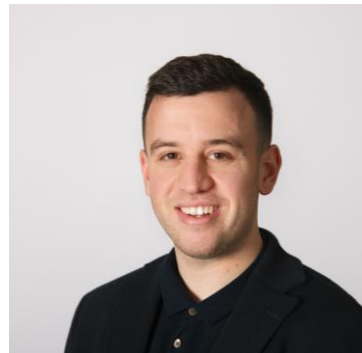
info@citidwell.co.uk

STIRLING ACKROYD

020 3967 0103

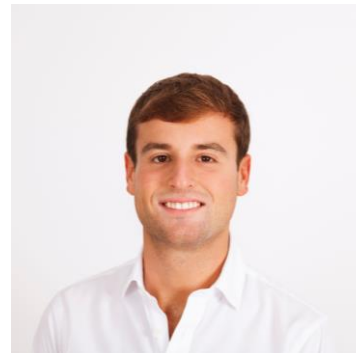
TEAM

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