

**BEST IN CLASS FULLY
FITTED WAREHOUSE
STYLE OFFICE SPACE**

**ALBION MILLS
ALDGATE
E1**

1,375 / 1,596 SQ FT

BELCOR

CITY FRINGE REAL ESTATE



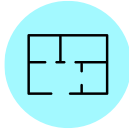
DESCRIPTION

A former Victorian warehouse now converted into high quality office accommodation. Full of character, the building retains many original features such as cast-iron columns, exposed 'ribbed' ceilings and factory style windows. A newly refurbished high-quality plug and play office available on a flexible 24-month term.

AMENITIES



EXCELLENT NATURAL LIGHT



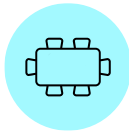
OPEN PLAN



EXCELLENT
TRANSPORT LINKS



AIR CONDITIONING



MEETING ROOMS



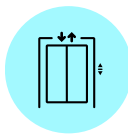
DESIGN LED FIT-OUT



FIBRE OPTIC



WAREHOUSE STYLE
FEATURES



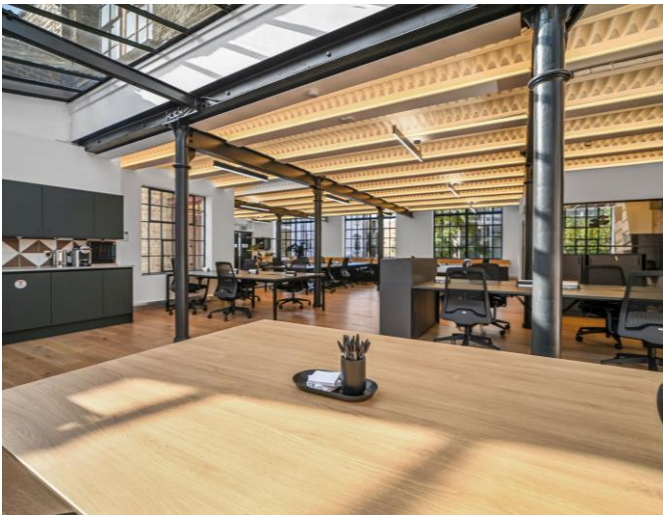
LIFT

SUPER COOL WAREHOUSE STYLE OFFICE SPACE IN ALDGATE



BELCOR

ALBION MILLS
ALDGATE E1



AVAILABILITY

UNIT	SIZE (SQ FT)	STATUS	RENT (PSF)	RATES (PSF)	SERVICE CHARGE (PSF)	TOTAL (PCM)
2 nd Floor	1,596	Available	£55.00	£10.00	£11.00	£10,108
2 nd Floor Managed	1,625	Available	Inclusive	Inclusive	Inclusive	£18,500
3 rd floor	1,375	Available	£55.00	£10.00	£11.00	£8,708
3 rd Floor Managed	1,375	Available	Inclusive	Inclusive	Inclusive	£14,209

LEASE

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

TIMING

Available immediately.

CONTENT

View on our website



LEGAL COSTS

Each party to bear their own costs

VAT

VAT is applicable.

VIEWINGS VIA JOINT SOLE AGENTS

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