

**PLUG & PLAY MEDIA  
STYLE OFFICE SPACE**

**BONHILL STREET  
SHOREDITCH  
EC2**

**4,263 SQ FT**

**BELCOR**

**CITY FRINGE REAL ESTATE**



## DESCRIPTION

Comprising a comprehensively refurbished media style office space within a beautiful modern building. The units are offered fully fitted with 50 - 60 desks and chairs, meeting rooms, ample break out areas and demised kitchenettes with WC's and shower facilities. There is also an exclusive 'Tenants Lounge' on the fifth floor.

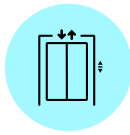
## AMENITIES



FULLY FITTED



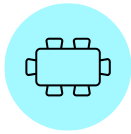
EXCELLENT  
TRANSPORT LINKS



LIFT



CONCIERGE



MEETING ROOMS



SHOWERS



AIR CONDITIONING



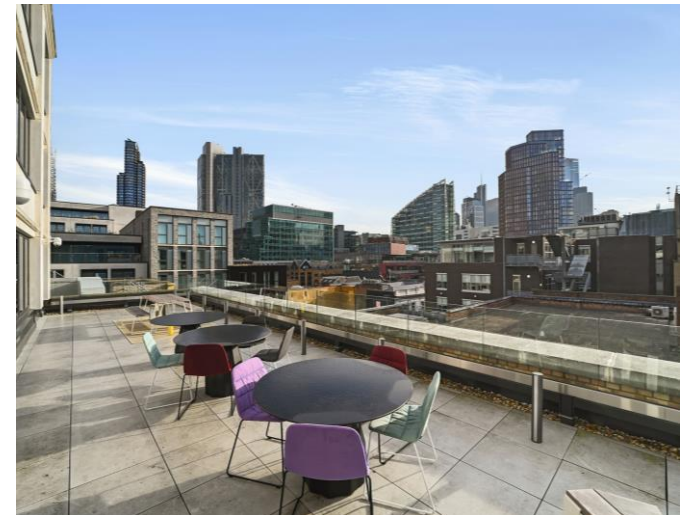
DESIGN LED FIT-OUT



ROOF TERRACE

## PLUG AND PLAY OFFICE WITH EXCLUSIVE TENANTS' LOUNGE





### TRANSPORT

Liverpool Street - 8 mins



Old Street - 7 mins



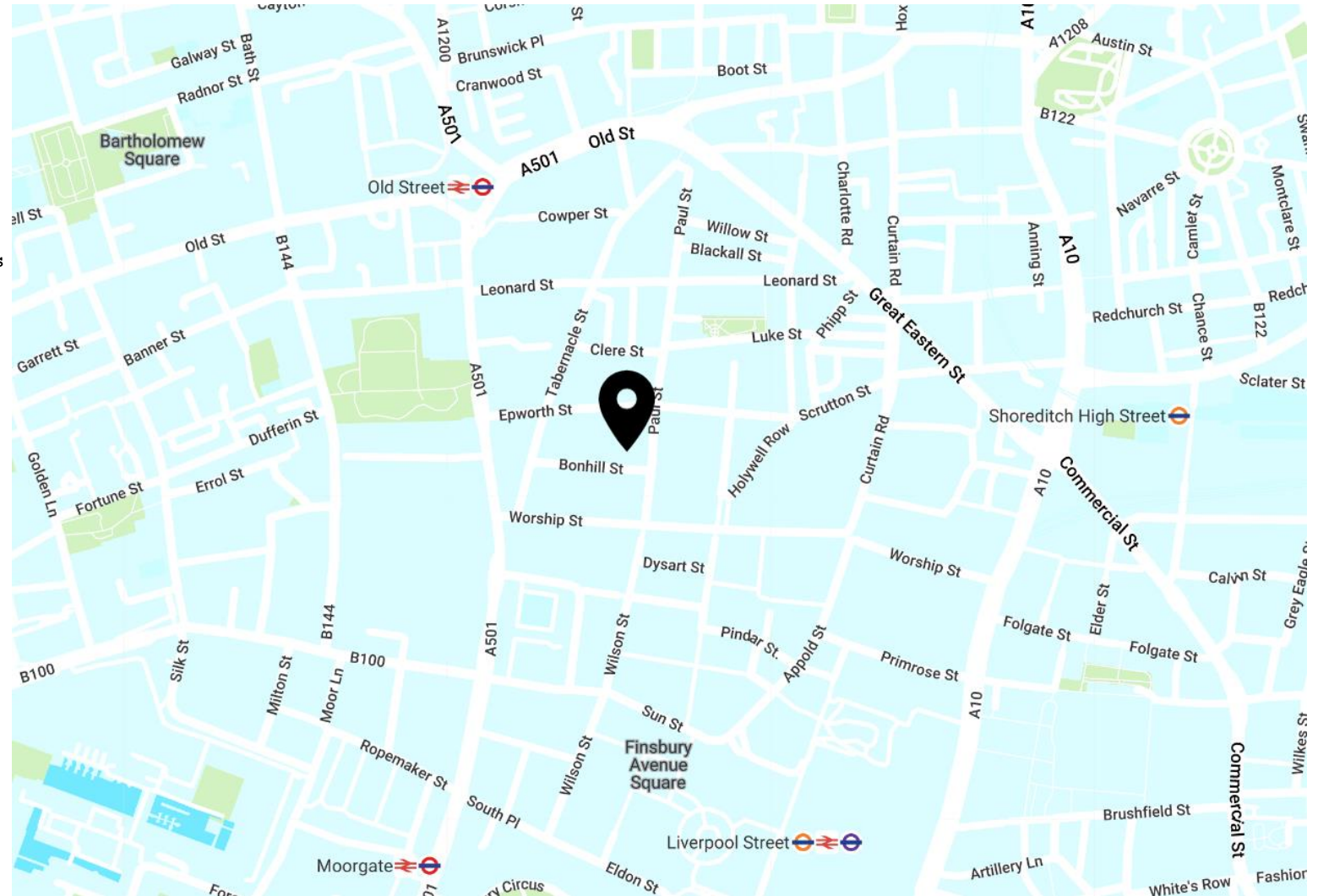
Shoreditch High Street - 10 mins



### AREA

Occupying a prominent position on Bonhill Street, close to the junction of Paul Street, in the heart of Shoreditch. The building is well located close to the new Amazon UK Headquarters, Shoreditch House and Box Park. The area benefits from several bars and restaurants such as Padella, Aviary, Flight Club and Gloria Trattoria.

### LOCATION



## AVAILABILITY

UNIT	SIZE (SQ FT)	STATUS	RENT( PSF)	RATES (PSF)	SERVICE CHARGE (PSF)	TOTAL (PCM)
3 <sup>rd</sup> Floor	4,263	Available	£65.00	£21.00	£8.50	£33,571.16

## LEASE

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

## TIMING

Available immediately.

## CONTENT

View on our website



## 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 SOLE AGENTS

### BELCOR

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

### ANTON PAGE

020 7336 1313

## TEAM

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