

**SELF-CONTAINED  
WAREHOUSE STYLE  
OFFICE BUILDING**

**JACKS PLACE  
SPITALFIELDS  
E1**

**2,086 SQ FT**

**BELCOR**

**CITY FRINGE REAL ESTATE**

## DESCRIPTION

A former industrial warehouse building providing Live/Work use, principally used as office accommodation arranged over three upper floors. The premises offers open plan space on each floor providing excellent natural light throughout. The property provides an opportunity to occupy a self-contained office building.

## AMENITIES



EXCELLENT NATURAL LIGHT



WAREHOUSE STYLE FEATURES



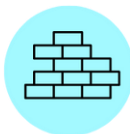
EXCELLENT TRANSPORT LINKS



GREAT CEILING HEIGHTS



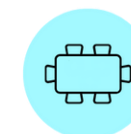
SELF-CONTAINED



EXPOSED BRICKWORK



PRIME LOCATION



MEETING ROOMS



E CLASS USE

## UNIQUE ORIGINAL WAREHOUSE BUILDING IN THE HEART OF SPITALFIELDS



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# BELCOR

**JACKS PLACE**  
**SPITALFIELDS**  
**E1**





## TRANSPORT

Old Street - 12 mins



Shoreditch High Street - 3 mins



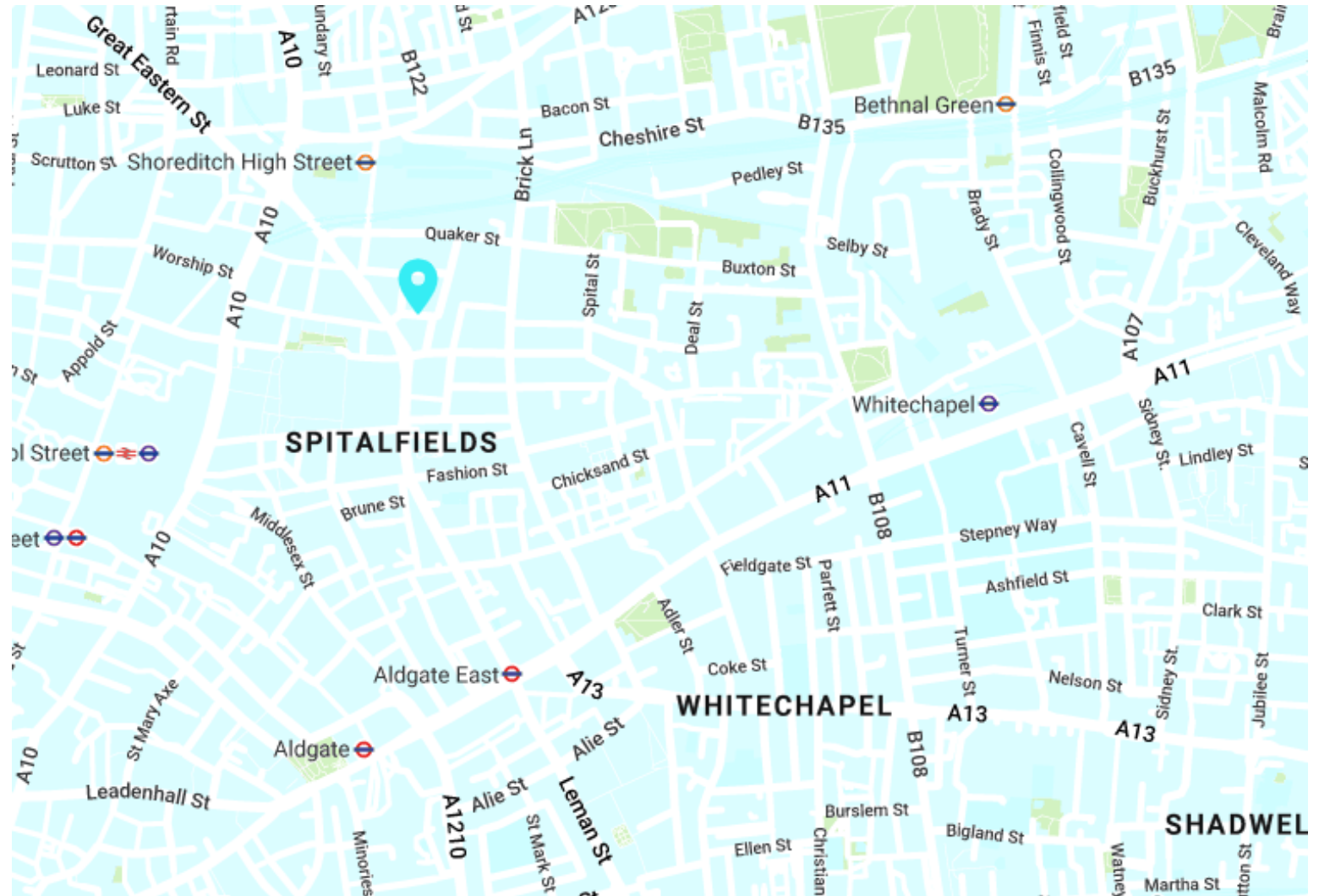
Liverpool Street - 8 mins



## AREA

Located close to its junction with Hanbury Street and Commercial Street in the heart of Spitalfields. The premises is situated amongst a host of bars and restaurants and is adjacent to the Truman Brewery complex, Spitalfields market, and Brick Lane. The property is also within short walking distance of Liverpool Street Station and Shoreditch High Street Station.

## LOCATION



## AVAILABILITY

UNIT	SIZE (SQ FT)	STATUS	RENT (PSF)	RATES (PSF)	SERVICE CHARGE (PSF)	TOTAL (PCM)
1 <sup>st</sup> Floor	684	Available				
2 <sup>nd</sup> Floor	710	Available				
3 <sup>rd</sup> Floor	692	Available				
Total	2,086	Available	£42.50psf	£14.00psf	£3.50psf	£10,430

## LEASE

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

## TIMING

Available from September 2024.

## CONTENT

View on our website



## LEGAL COSTS

Each party to bear their own costs

## VAT

VAT is applicable.

## VIEWINGS VIA SOLE AGENTS

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