18 HOLYWELL ROW

SHOREDITCH LONDON EC2A 4JB

2,034 SQ FT / 189 SQ M

A charming victorian freehold for sale
(may let)

THE BUILDING

CITY FREEHOLDS ARE LIKE GOLD DUST

DESCRIPTION

18 Holywell Row is an attractive former Victorian warehouse building arranged over lower ground to third floors.

The floors are arranged mainly in open plan and benefit from good natural light front and back.

SHOREDITCH

LOCATION

Situated on the eastern side of Holywell Row, in a prime Shoreditch location, a short distance from Old Street Roundabout.

The area benefits from a host of bars & restaurants and is home to some of the leading commercial occupiers in the City Fringe.

The property is within an easy walking distance of Old Street Station, Liverpool Street and Shoredtich High Street stations.

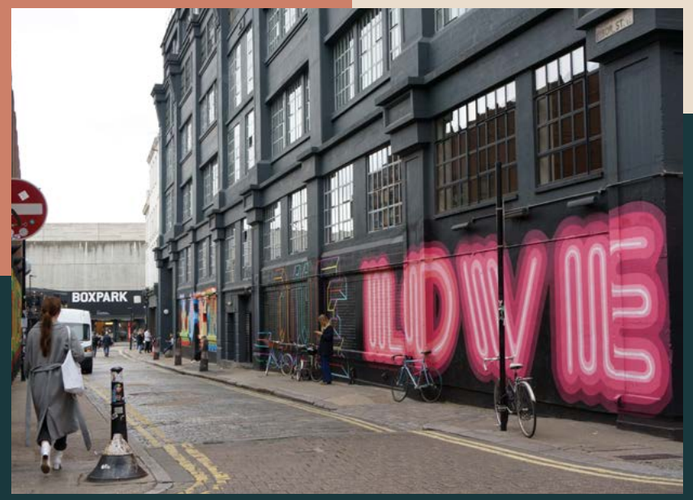
VIBRANT LOCATION

SIT DOWN MEALS

— QUICK BITES

ARTISAN COFFEE

SPECIALIST COCKTAILS

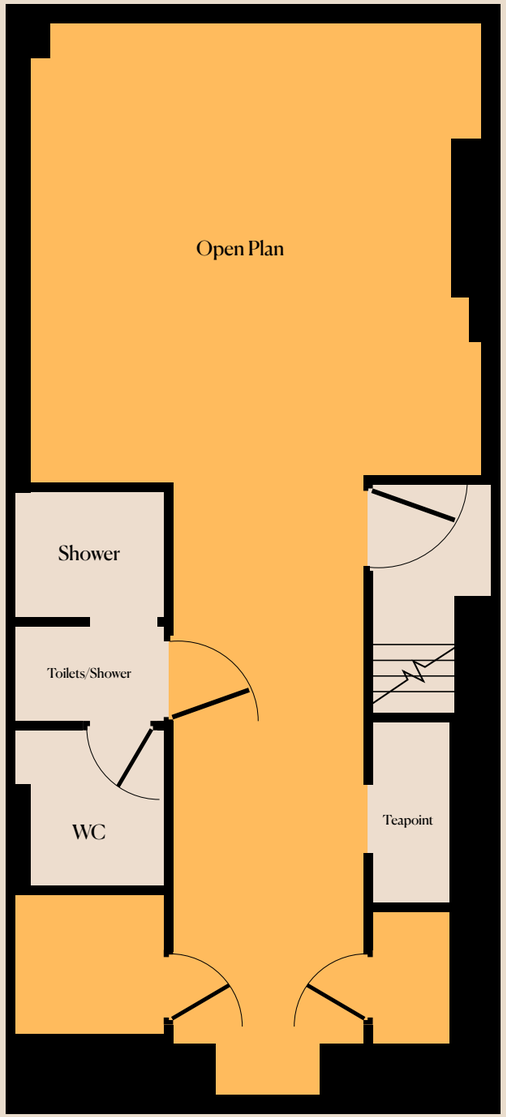


GOOD VIBES

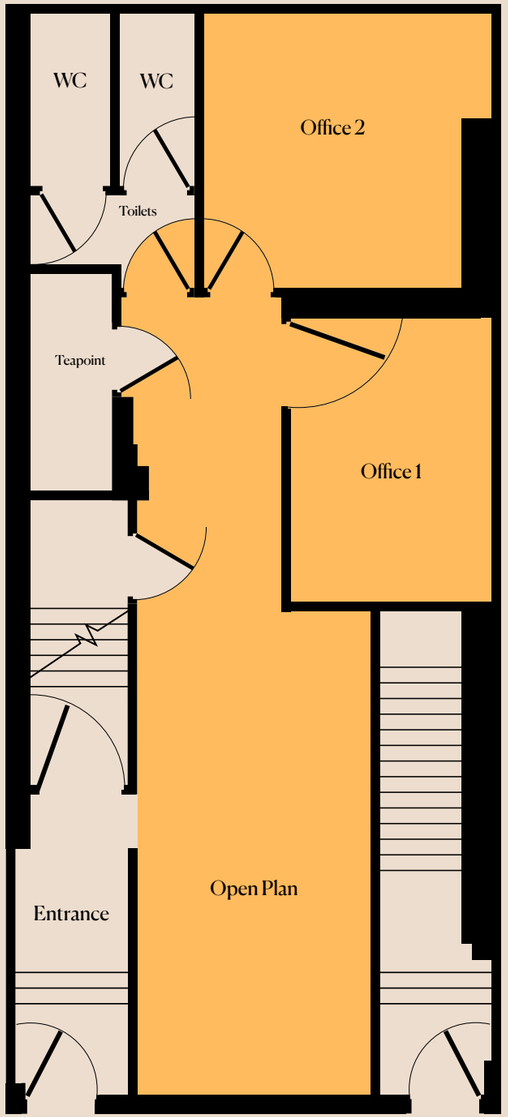
FLOOR PLANS

NOT TO SCALE.
INDICATIVE ONLY

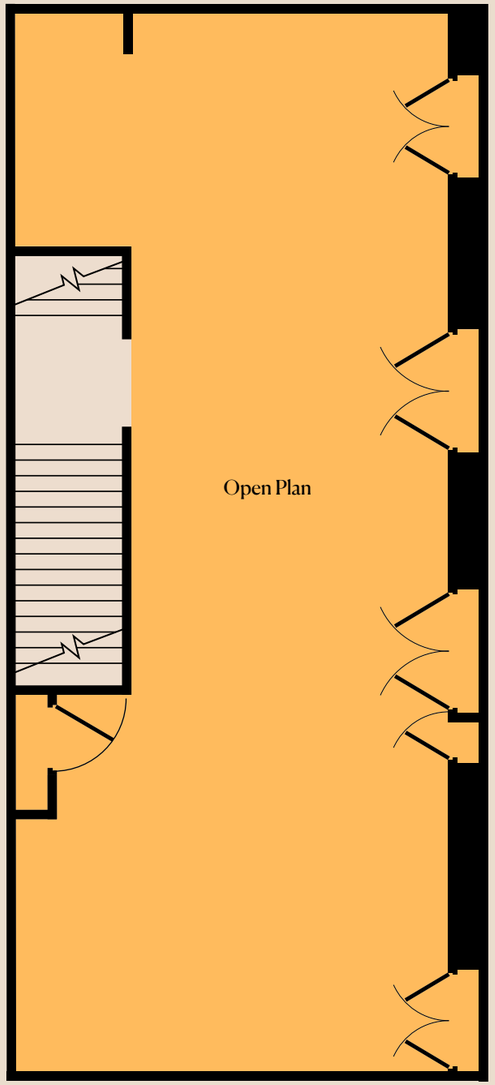
FLOOR	SQ FT	SQ M
3	420	39
2	495	46
1	398	37
G	366	34
LG	355	33
TOTAL	**2,034**	**189**



LOWER GROUND

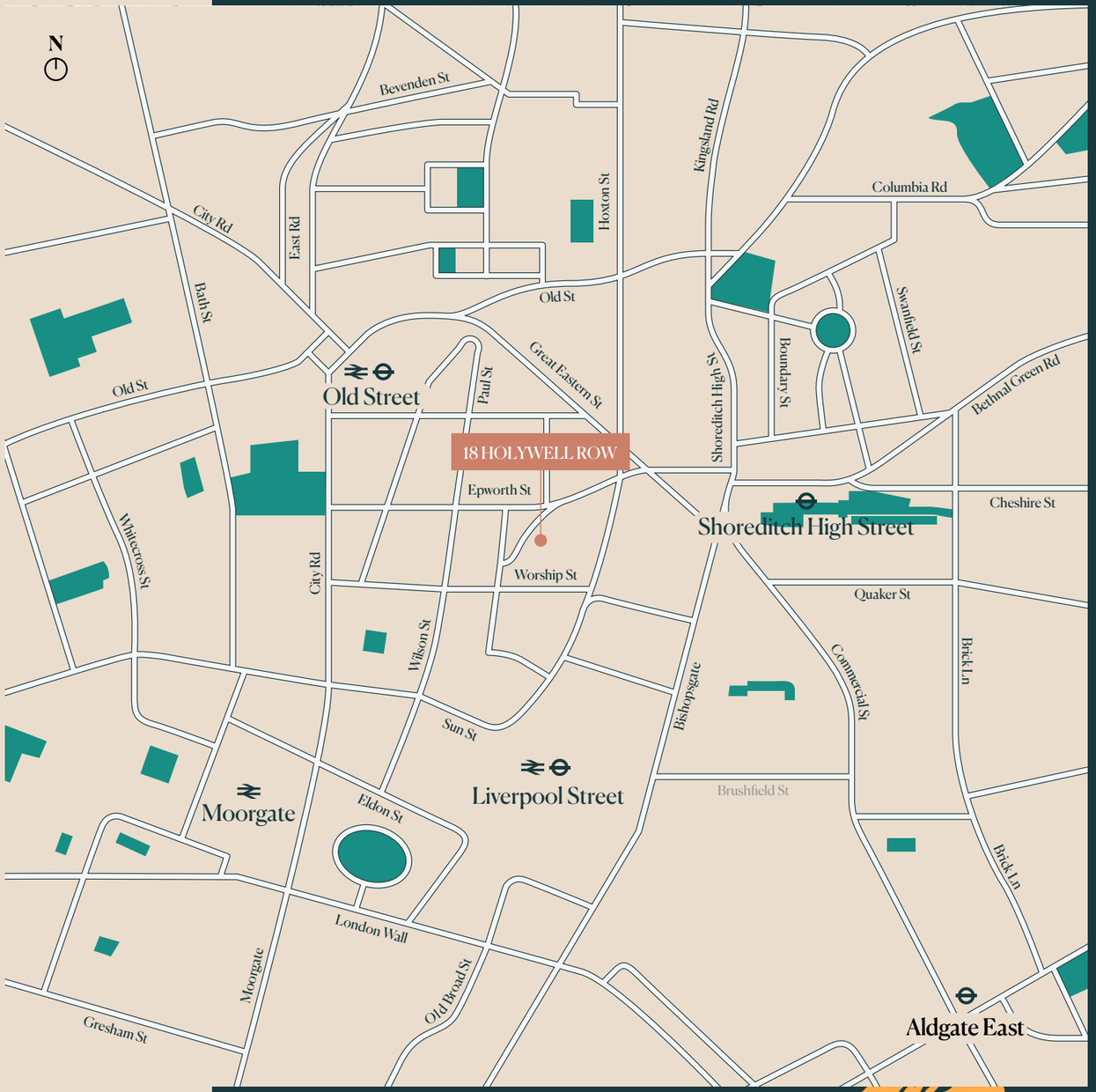


GROUND



TYPICAL

DETAILS



AMENITIES

— Potential for self-contained ground and lower ground
— Excellent transport links
— Charming victorian building
— Rare freehold opportunity
— Excellent natural light

PRICE

Offers in Excess of £1,550,000 are being sought for the freehold interest with full vacant possession, subject to contract.

RENT

The building can also be made available on a letting basis — Terms upon request.

LEGAL COSTS

Each party is to be responsible for its own legal costs incurred in this transaction.

POSSESSION

Available Immediately.

NOBLE HARRIS

Viewings by arrangement

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