

AVAILABLE TO LET

Titchfield House

69-85 Tabernacle Street, London, EC2A 4BD



JOHN D WOOD

LOCATION

The property is located on the corner of Tabernacle Street and Singer Street and offers affordable workspace which is ready to occupy immediately.

The building benefits from excellent transport links being a 3 minute walk from Old Street station and a 12 minute walk from both Liverpool Street and Shoreditch High Street stations. This busy mixed-use area is occupied by many thriving businesses and is well served by an array of shops, amenities, eateries and bars.

DESCRIPTION

There are two floors available within Titchfield House that provides office accommodation of approximately 4,500 sq ft. Each floor benefits from good natural light throughout, and demised toilets that are well presented. The units offer a variety of open plan or partially partitioned office space, and is perfect for any tenant seeking affordable space. The third floor (circa 4,500 sq ft) can also be made available.

ACCOMODATION SCHEDULE

Floor	Area (sq m)	Area (sq ft)	Rent (psf)	Rent (pa)
First	425	4,574.5	£10	£45,750
Second	424	4,564	£10	£45,650
Total	849	9,138.5		£91,400

TERMS

The units are available by way of a new lease directly from the freeholder, until September 2025. The offices can be taken together or individually. We are asking affordable rents of £10psf.

Business rates - £15 - £18 psf

Service charge - £4.15 psf



HIGHLIGHTS

- Great value
- Natural light throughout
- Great transport links and location
- Flexible lease terms
- Not VAT elected

FURTHER INFORMATION

For further information, or to arrange an inspection of the property, please contact:

Craig Van Straten

07763 928 238

craigvanstraten@johndwood.com

Jacob Haftel

07392 198 496

jacobhaftel@johndwood.com

George Cracknell

07384 897647

georgecracknell@johndwood.com

