

52-56 Pritchards Road

This ground floor warehouse styled unit benefits from generously high ceilings throughout, an abundance of natural light, heating, a shared kitchen and toilet facilities.

Prominently located between on Pritchard's Road and a stone throw away from Regents Canal. The area is flourishing with creative businesses such as in Containerville, a community of small businesses housed in upcycled shipping containers, and other independent retail and office spaces. Broadway Market is also a short walk over the canal, which boasts a mix of pubs, cafes, restaurants, and street food vendors.



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London, E2 9AP



LEASE TERM

Available by way of new leases directly from the landlord

SPECIFICATION

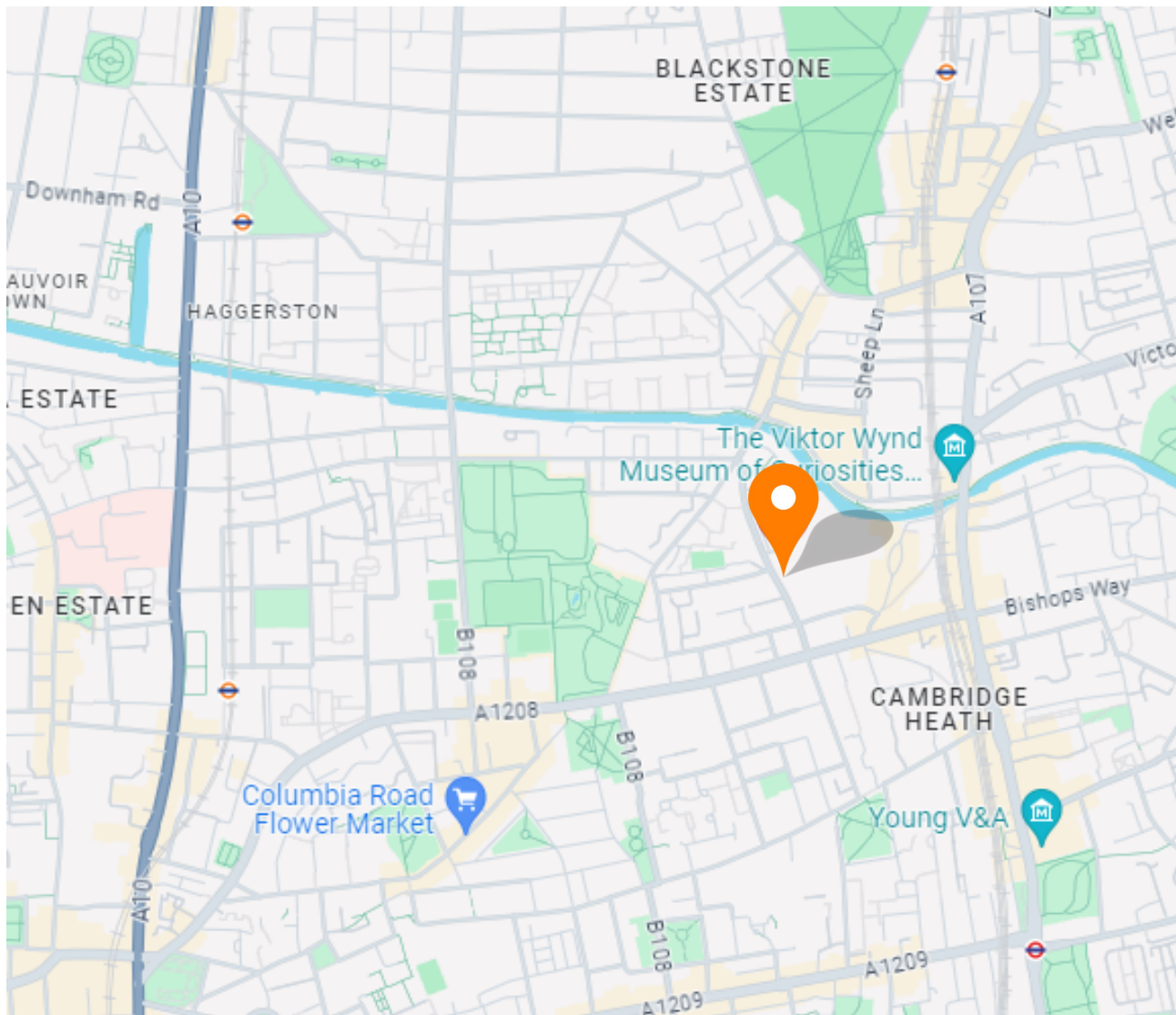
- Warehouse Style Features
- Great Natural Light
- 24 Hour Access
- Polished Concrete Floor
- High Ceilings
- Heating
- Shared Kitchen
- Communal WC's
- 24hr access
- Perimeter Trunking

AVAILABILITY

| FLOOR: | AREA (SQ FT) | RENT (PER SQ FT) | BUSINESS RATES (PER SQ FT) | SERVICE CHARGE (PER SQ FT) | TOTAL COST (PER ANNUM) | STATUS |
|--------|--------------|------------------|----------------------------|----------------------------|------------------------|-----------|
| Ground | 925 | £37 | £8.77 | £3 | £45,112 | Available |

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THE WORKPLACE CO. 