



28 Hanbury Street

Spitalfields, London, E1 6QR

Smart Office in Prime Location

504 sq ft
(46.82 sq m)

- AC
- Entry Phone System
- GCH
- LED Lights
- Kitchen
- Good Natural Light
- Prime Spitalfields Location

28 Hanbury Street, Spitalfields, London, E1 6QR

Summary

Available Size	504 sq ft
Rent	£35 per sq ft
Rates Payable	£6,986 per annum
Service Charge	TBC
VAT	Not applicable
Legal Fees	Each party to bear their own costs
EPC Rating	C

Description

This self-contained office is located on the 2nd floor of this period building. The space benefits from good natural light with wood-laminate & carpeted flooring, character-full fit-out. The office would suit a variety of occupiers, from tech companies to creative media companies.

Location

The office is located on the south side of Hanbury Street midway between its junctions with Brick Lane & Commercial Street in the heart of Spitalfields. The property lies directly opposite the Truman Brewery and is in close proximity to the famed Spitalfields Market. The area is well served by public transport, with Liverpool Street, Shoreditch High Street, and Aldgate East stations located within a short walking distance.

Accommodation

The accommodation comprises the following areas:

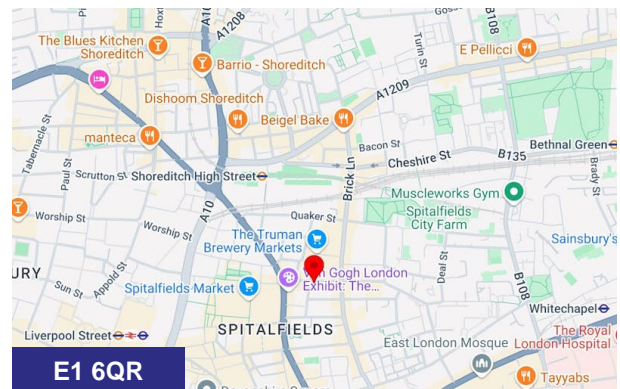
Name	sq ft	sq m	Rent	Rates Payable	Service charge	Total month	Total year
Unit - 2nd Floor	504	46.82	£17,640 /annum	On Application	On Application	£1,470	£17,640
Total	504	46.82				£1,470	£17,640

Viewings

Strictly by appointment only.

Terms

A new FRI lease to be contracted outside the security and provisions of the Landlord and Tenant Act 1954.



Viewing & Further Information

Arthur Nowicki

0207 377 8989 | 07792711461

arthur@tarn-tarn.co.uk

Luke Marioni

0207 377 8989 | 07734601111

luke@tarn-tarn.co.uk

Gasper Koscik

0207 377 8989 | 07554640000

Gasper@tarn-tarn.co.uk