

Compton

For Rent
**28-42 Banner Street
Old Street EC1**



Economical Partially Fitted / Shell space available for rent in the heart of Old Street

For Rent

Discovery House
28-42 Banner Street
Old Street EC1Y

Size

6,156 - 23,698 Ft²

Rent

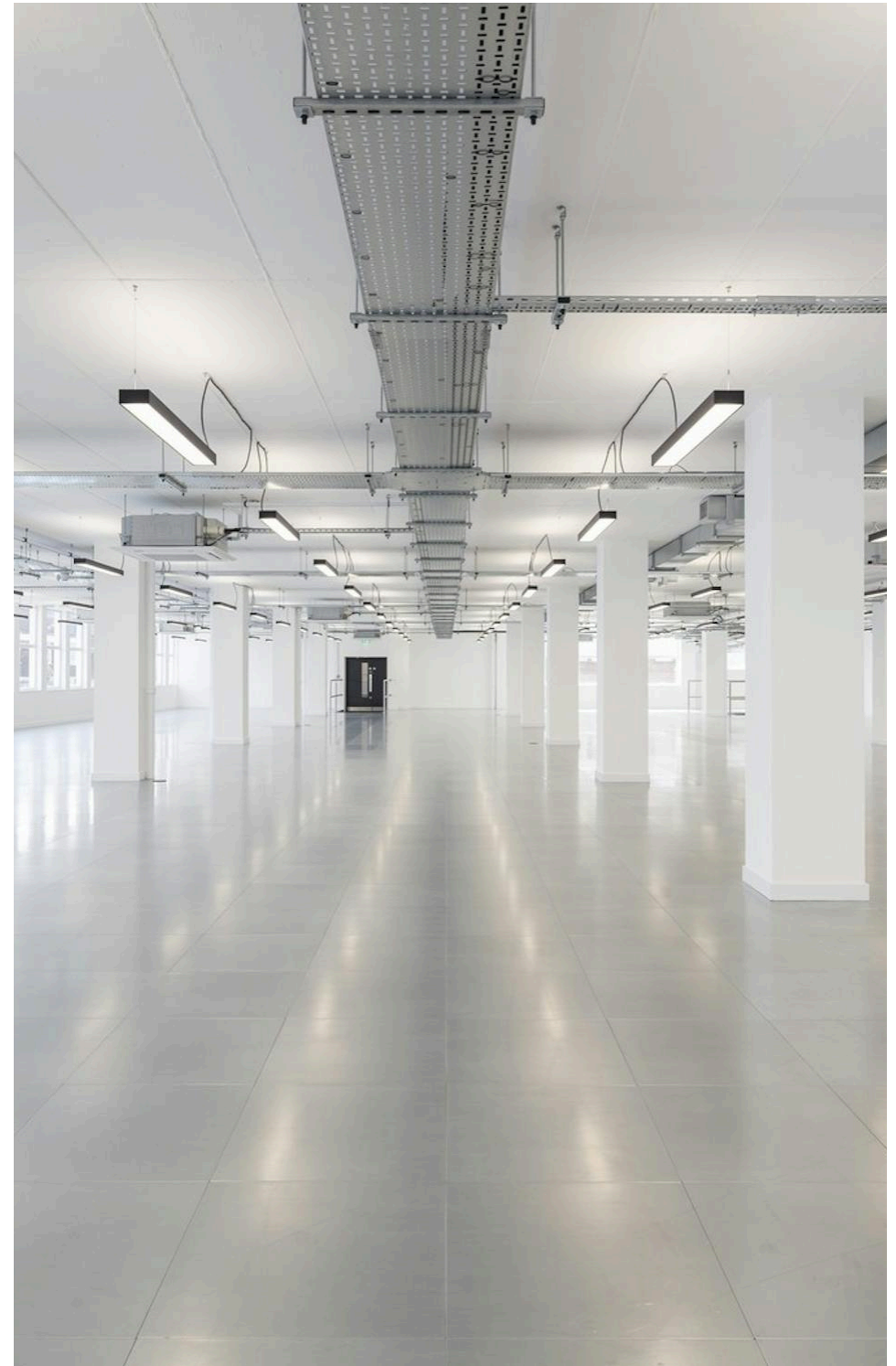
£19.50 - £49.50 per sq ft

Fitout

Fitted. 1st floor offered partially fitted, can be fully fitted subject to terms

Description

The space can be delivered in its current condition, or alternatively the Landlord can fully refurbish the premises, subject to terms.



For Rent

Discovery House
28-42 Banner Street
Old Street EC1Y

External Facade

Size

6,156 - 23,698 Ft²

Rent

£19.50 - £49.50 per sq ft

Fitout

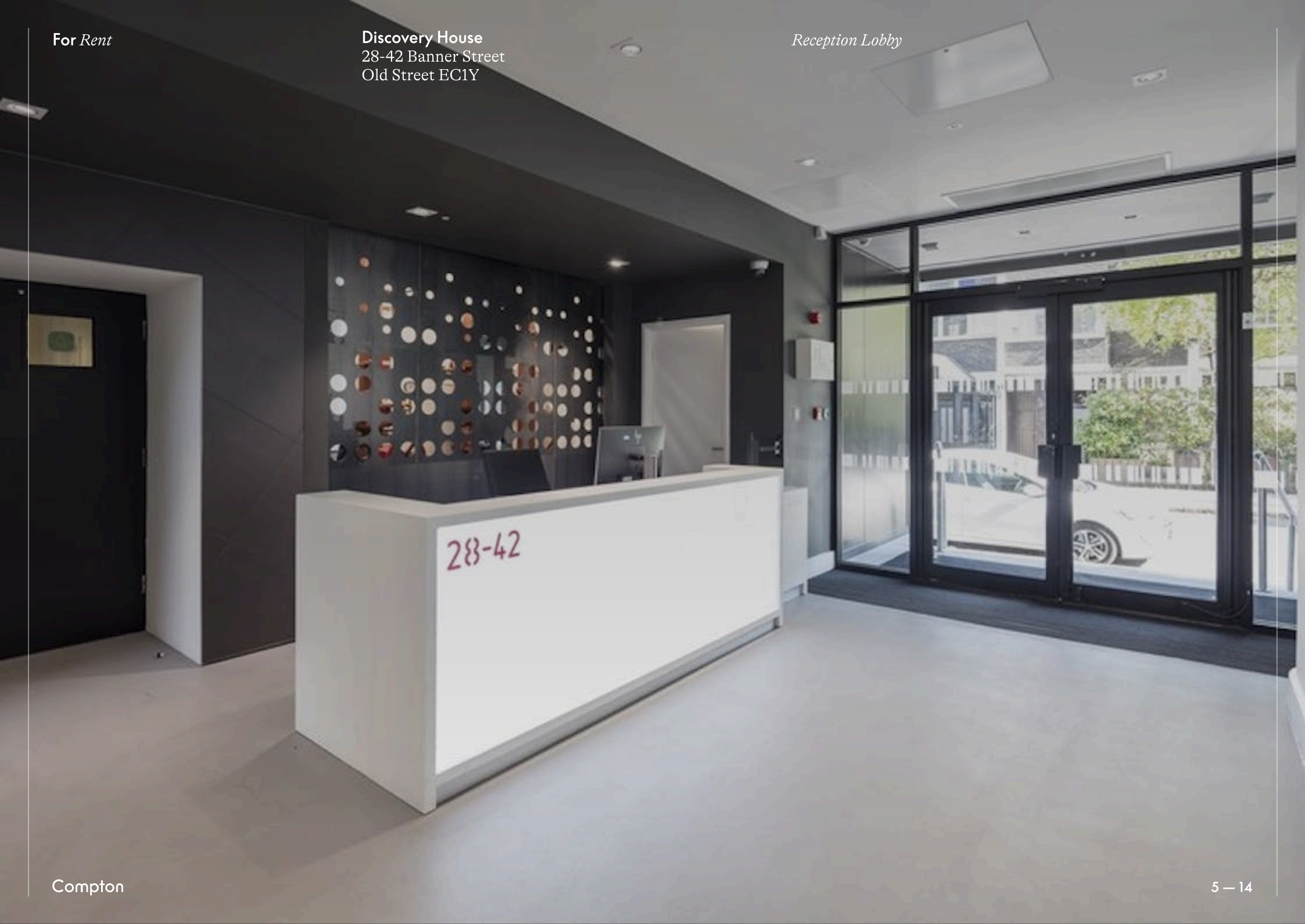
Fitted. 1st floor offered partially fitted, can be fully fitted subject to terms



For Rent

Discovery House
28-42 Banner Street
Old Street EC1Y

Reception Lobby



For Rent

Discovery House
28-42 Banner Street
Old Street EC1Y

Location

With Old Street, Shoreditch, Barbican and Farringdon all within easy reach – the area boasts an impressive mix of bars and restaurants, from street food favourites to the best of modern British dining – traditional pubs to hidden cocktail bars.

The Barbican is close by, offering some of the UK's best cultural programming including music, film, theatre and dance. Whilst Shoreditch is becoming a go to retail destination with the coveted fashion boutiques and retailers of Redchurch Street.

Whitecross Street, situated moments away from the property, hosts a weekday food market offering global cuisine and comfort food favourites. It's also home to a good mix of bars, restaurants and day-to-day amenities including



For Rent

Discovery House
28-42 Banner Street
Old Street EC1Y

External Facade



For Rent

Discovery House
28-42 Banner Street
Old Street EC1Y

Amenities

- 1st & 2nd floors available partially fitted, ground & lower ground floors offered shell
- 2 x goods lifts & 1 x passenger lift
- Car parking available by arrangement
- Excellent floor to ceiling heights
- Bike racks & shower facilities

For Rent

Discovery House
28-42 Banner Street
Old Street EC1Y

Availability

Name	Sq Ft	Rent (Sq Ft)	Rates Payable (Sq Ft)	Service Charge (Sq Ft)	Total Month	Total Year	Availability
2nd	10,539	-	£20	£8	£24,591	£295,092	Let
1st	10,548	£49.50	£21.74	£8	£69,651.96	£835,823.52	Available
Ground	6,994	£29.50	£15.30	£7.27	£30,348.13	£364,177.58	Under Offer
Lower Ground	6,156	£19.50	£7.72	£7.38	£17,749.80	£212,997.60	Under Offer

For Rent

Discovery House
28-42 Banner Street
Old Street EC1Y

Terms

A new full repairing and insuring lease for a term by arrangement direct from the Landlord

VAT

The property is elected for VAT

Local Authority

The London Borough of Islington

Tenure

New Lease

Availability

Available Immediately

Compton Concierge

Want your workspace *managed?*

Find out more

compton.london/concierge

Contact Us

compton.london

020 7101 2020

enquiries@compton.london

All appointments to view must be arranged via sole agents, Compton, through:



Joshua Miller

jm@compton.london

0207 101 2020 | 07917 725 365



Sonia Oberoi

so@compton.london

020 7101 2020 | 07483 882 598