



HIGHGATE ROAD · KENTISH TOWN NW5

Situated on the raised ground floor of this renowned office building, the space benefits from an exceptional reception area with concierge service. The property is located just moments from Kentish Town Underground station and the vibrant high street.

The office is air-conditioned and features wood flooring, offering a high-quality working environment. Shared facilities are available with one other occupier.

The space extends to approximately 913 sq. ft and is available for immediate occupation. The passing rent is £37,500 per annum.

Business rates TBC

IMPRESSIVE RECEPTION AREA SERVICED BY CONCIERGE
EXCELLENT NATURAL LIGHT THROUGHOUT
TWO ENTRANCES • BIKE RACKS
EXCELLENT FLOOR TO CEILING HEIGHT THROUGHOUT
COMMUNAL WCS AND KITCHENETTE • COMPREHENSIVELY REFURBISHED
AIR CONDITIONED THROUGHOUT

Rental Price **£37,500** per annum Leasehold

IMPORTANT NOTICE: 1. These particulars are prepared for guidance purposes only. They are intended to give a fair overall description of the property but are not intended to constitute any part of an offer or contract. 2. Nothing in these particulars shall be or deemed to be a statement that the property is in good structural condition or otherwise nor that any services, appliance, equipment or facilities are in good working order. 3. Whilst all the information contained in these particulars whether in text, plans or photographs is given in good faith, intending purchasers must make their own enquiries as to the accuracy of all matters upon which they intend to rely.





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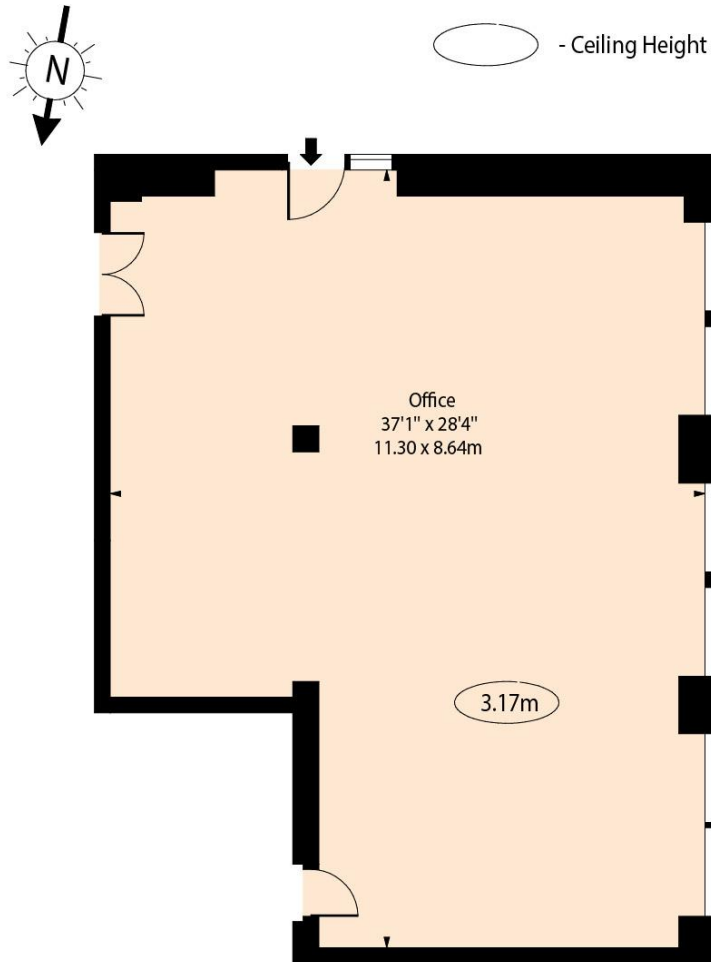


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Highgate Road,
The Maple Building, NW5



Raised Ground Floor

Approx Gross Internal Area 913 Sq Ft - 84.82 Sq M

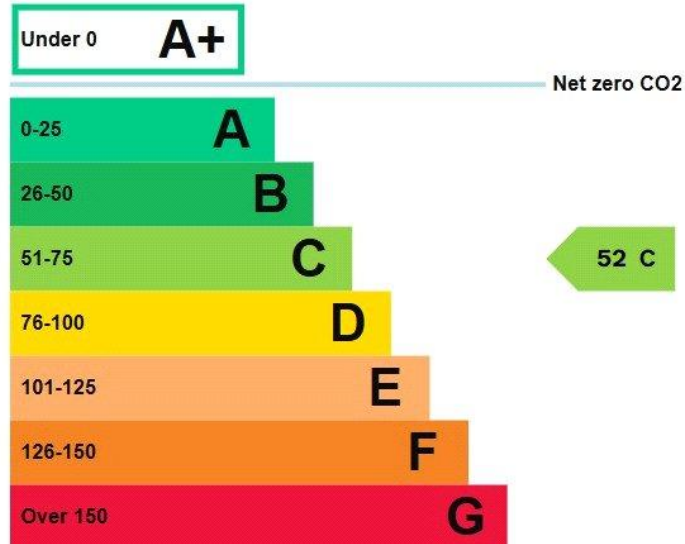
For Illustration Purposes Only - Not To Scale Floor Plan by www.nogaphotostudio.com Ref: No.54317

This floor plan should be used as a general outline for guidance only. Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.



Energy rating and score

This property's energy rating is C.



Properties get a rating from A+ (best) to G (worst) and a score.

The better the rating and score, the lower your property's carbon emissions are likely to be.

