



OFFICE TO LET OLD STREET

10-12 BACHE'S STREET, OLD STREET, LONDON, N1 6DL

Location:

The subject property is well located between Old Street and Shoreditch, situated in a mixed use converted warehouse. The self-contained office has excellent natural light, a ground floor courtyard and floor to ceiling windows.

The office is well positioned with great transport links, both Old Street (Northern Line and National Rail Services) and Shoreditch High Street (Overground) are located a short walk away.

The 'Silicon Roundabout' is located nearby, a hub for tech & digital businesses. Nearby there is an abundance of shops, bar and restaurants.

Rent:

£34.45 per sq. ft. per annum exclusive.

Accommodation:

The unit is arranged over Ground, First Floor and Basement and have the following approximate net internal areas:

Ground & First Floor: 1,247 sq. ft. (115.85 m²)

Basement: 1,252 sq. ft. (116.30 m²)

Amenities:

- Lift
- W/C and shower facilities
- Kitchenette
- Bike Store
- Ground Floor courtyard

Service Charge:

£720 per annum.



Use:

The premises benefits from Class E planning consent. Alternative uses may be considered subject to planning permission.

Lease:

The premises are available by way of a new sublease contracted outside the Landlord and Tenant Act 1954.

Rates:

Interested parties are advised to make their own enquiries directly with the Local Authority.

Legal Costs:

Each party to bear their own legal costs.

Viewings:

Please contact:

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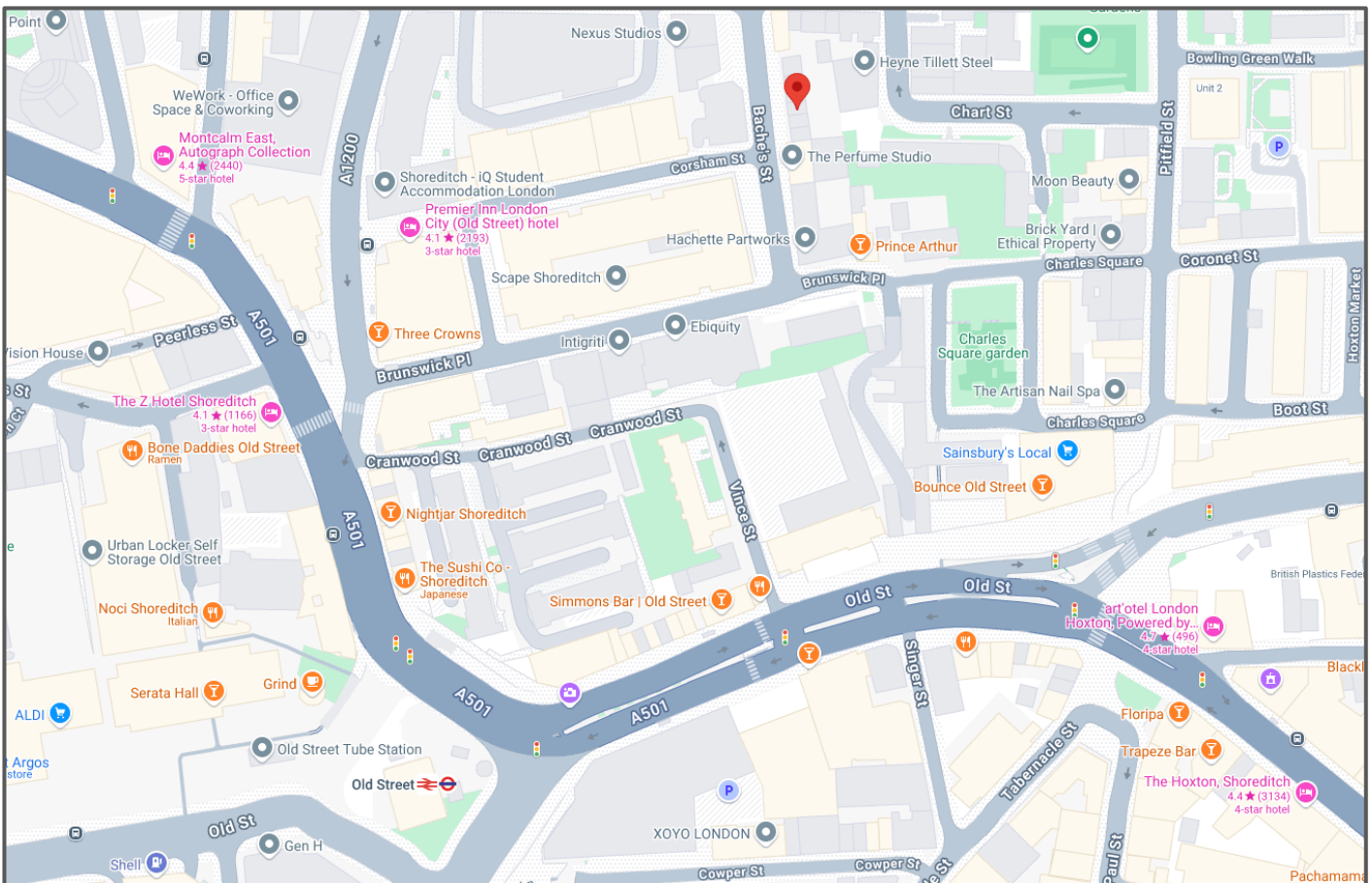
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Location Map:





Internal Photos:

