

# The Ivories

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The Ivories is an attractive art deco building arranged over ground and two upper floors, with an internal courtyard and a communal outdoor garden. The property offers individual creative spaces and provides a range of open plan studios, offices and open plan offices. Each of the spaces are self-contained and have their own entrances onto the central courtyard.

The building is located on a tucked away street just off Essex Road, in the picturesque neighbourhood of Canonbury. The area provides a vast array of bars, pubs, shops and eateries.



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## The Ivories

6-18 Northampton Street, Islington, London, N1 2HY



## LEASE TERM

Available by way of a new lease direct from the Landlord.

Also available as a fully managed lease from £4,800pm managed by **WORKPLACE+**

## SPECIFICATION

- Newly Refurbished
- Fitted Kitchenettes
- Comfort Cooling
- Wooden Floors
- Characterful Features
- Fitted Options Available
- Entry Phone System
- Excellent Natural Light
- Fibre Internet On-site
- Bike Storage Shower
- Facilities
- 24 Hour Access
- Passenger Lifts
- Car Parking
- LED Lighting

## WALKING TIMES

FROM THE BUILDING

Essex Road	4 minutes
Highbury & Islington	12 Minutes
Cannonbury	11 Minutes

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## AVAILABILITY

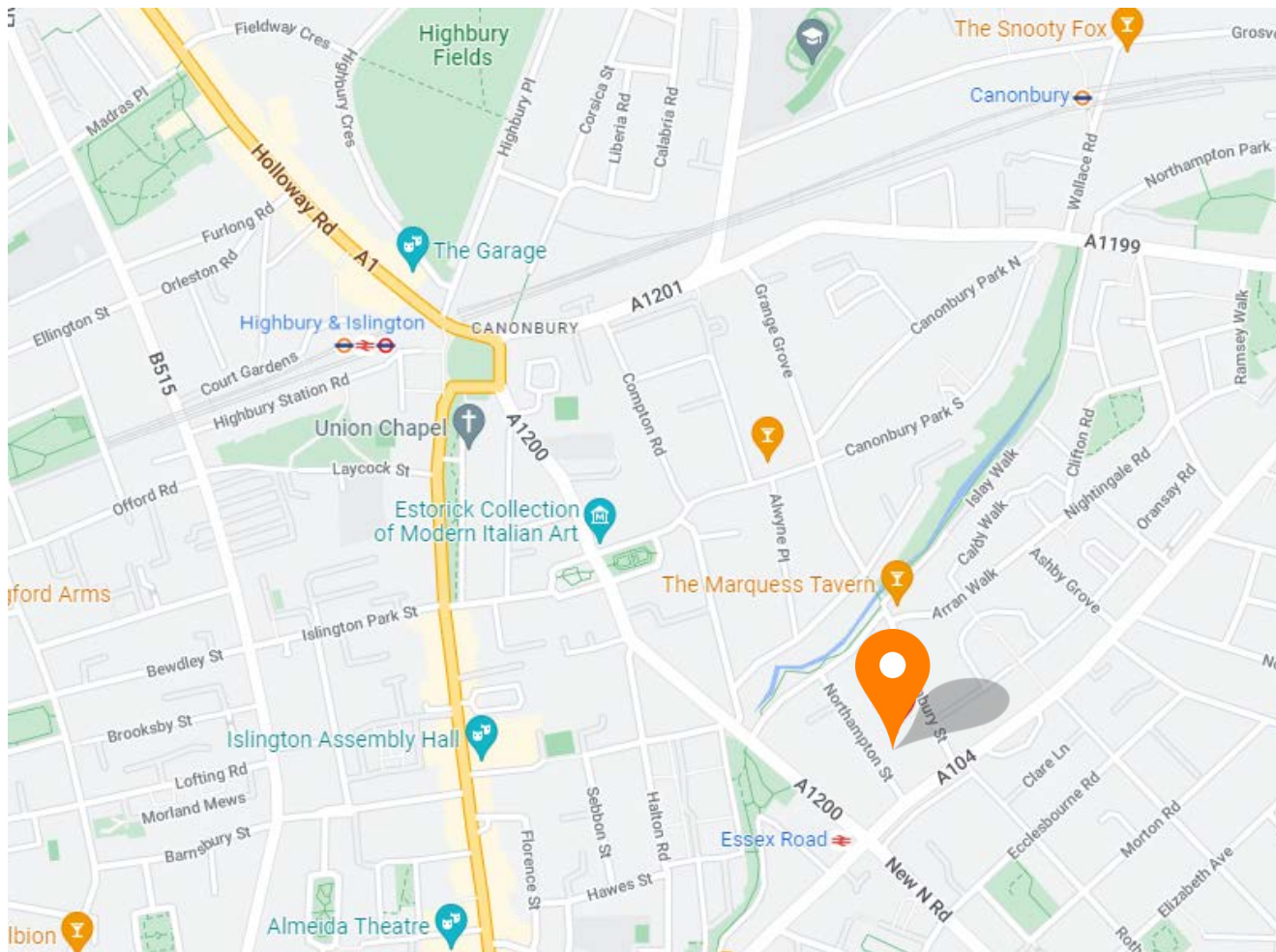
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Floors	SQ M	SQ FT	Rent (Per SQ FT)	Rates (Per SQ FT)	Service Charge (Per SQ FT)	Total Cost (Per Annum)
Unit 10a	74.97	807	£48.50	£10	£5	£51,244
Unit 12a	72.3	779	£48.50	£10	£5	£49,466
Unit 14	127.6	1,374	£48.50	£10	£5	£87,249

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## Contact

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