

22
COWPER
STREET

SHOREDITCH EC2

Store
Property.



22 Cowper Street has undergone a comprehensive refurbishment to provide premium Grade A office space in the heart of Shoreditch.

The building offers CAT A and fully fitted office space on traditional or fully managed lease terms.



TRADITIONAL
LEASE

OR



FULLY
MANAGED

2ND FLOOR
OFFICE

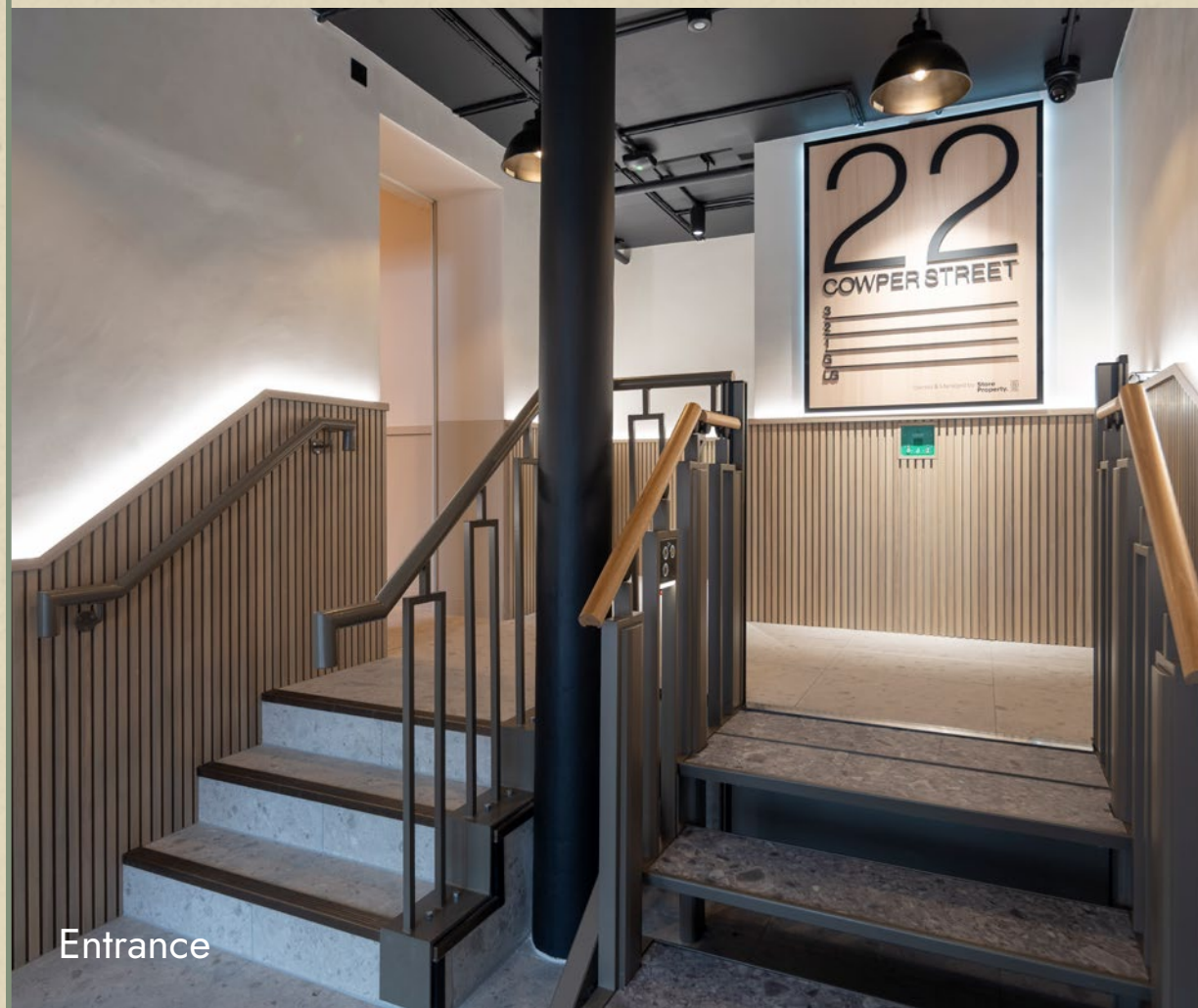


EXCEPTIONAL
SHOREDITCH
WORKSPACE



A blend of contemporary style and high-quality finishes creating an inspiring new workplace.

The comprehensive refurbishment features a new reception and best-in-class end-of-trip facilities.



Entrance



End of Trip Facilities

PREMIUM AMENITIES & SPECIFICATION

REIMAGINED ENTRANCE		PASSENGER LIFT	
DEMISED WCS		FIBRE ENABLED	
CAT A & FULLY FITTED OPTIONS		MANAGED OPTIONS	

TOWEL SERVICE		PET FRIENDLY	
BICYCLE STORAGE		EPC A RATING	
SHOWERS		EXCELLENT NATURAL LIGHT	



4 Person Meeting Room





SPACE YOUR WAY

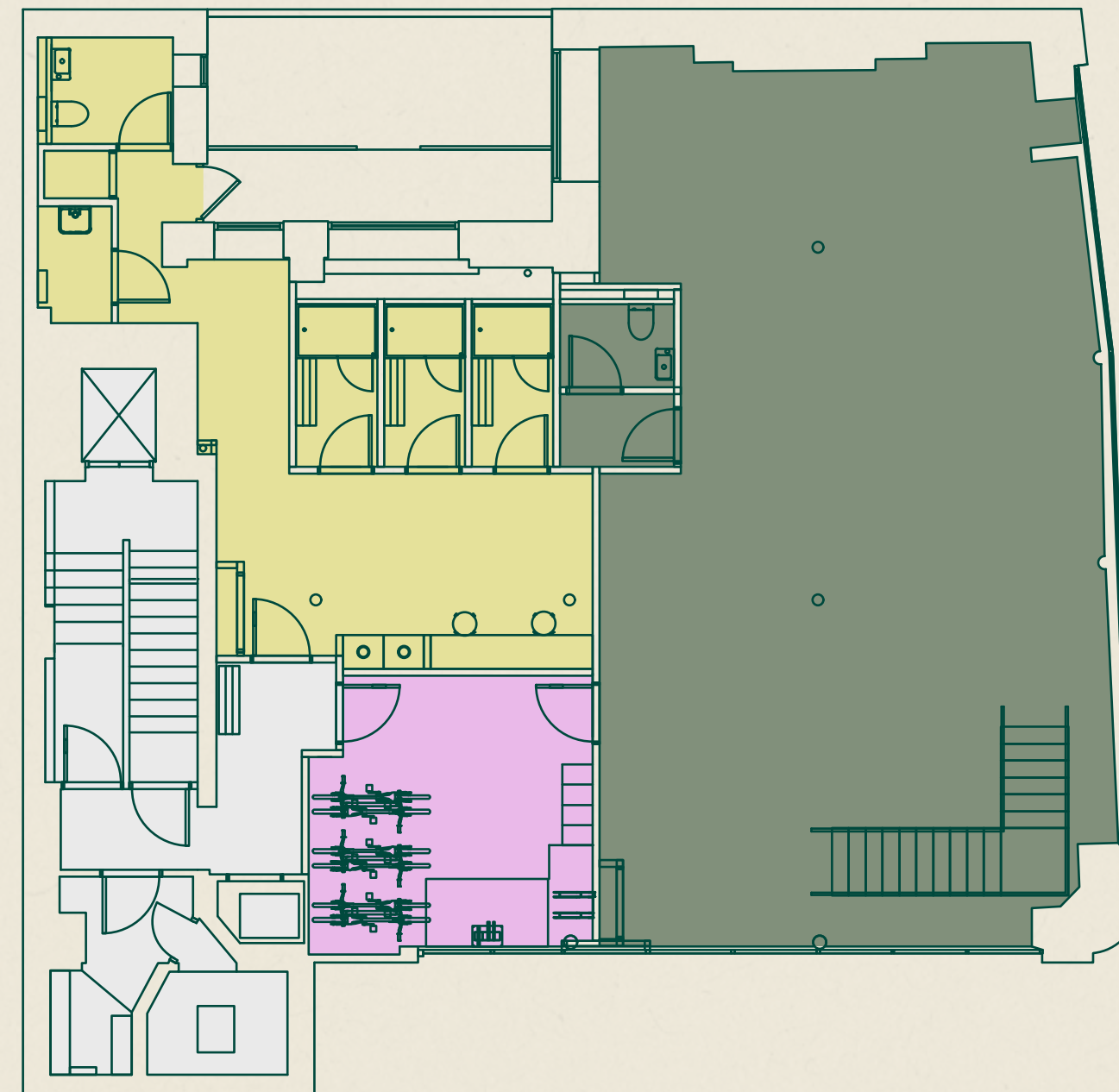
A flexible range of options are available on a traditional or fully managed basis.

The Ground and Lower Ground floors offer self-contained space, suitable to an office occupier or an alternative use.

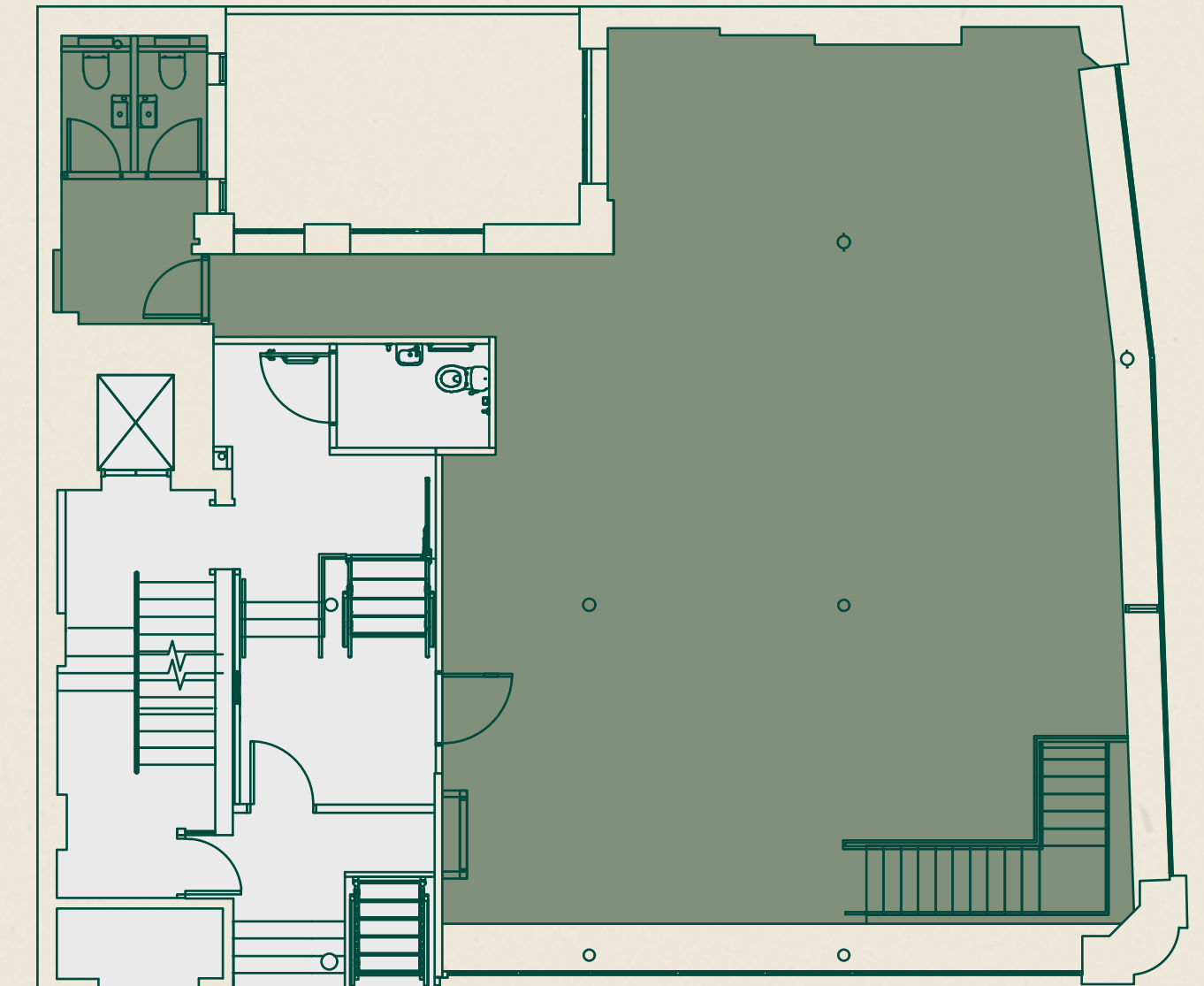
Floor	Condition	Sq ft	Sq m
3rd	Fully fitted	1,583	147
2nd	Partially fitted	1,548	144
1st	Fully fitted	1,559	145
G	CAT A	1,206	112
LG	CAT A	1,004	93
Total		6,900	641

For indicative purposes only. Not to scale. ⌚

LOWER GROUND FLOOR 1,004 SQ FT (93 SQ M)




GROUND FLOOR 1,206 SQ FT (112 SQ M)



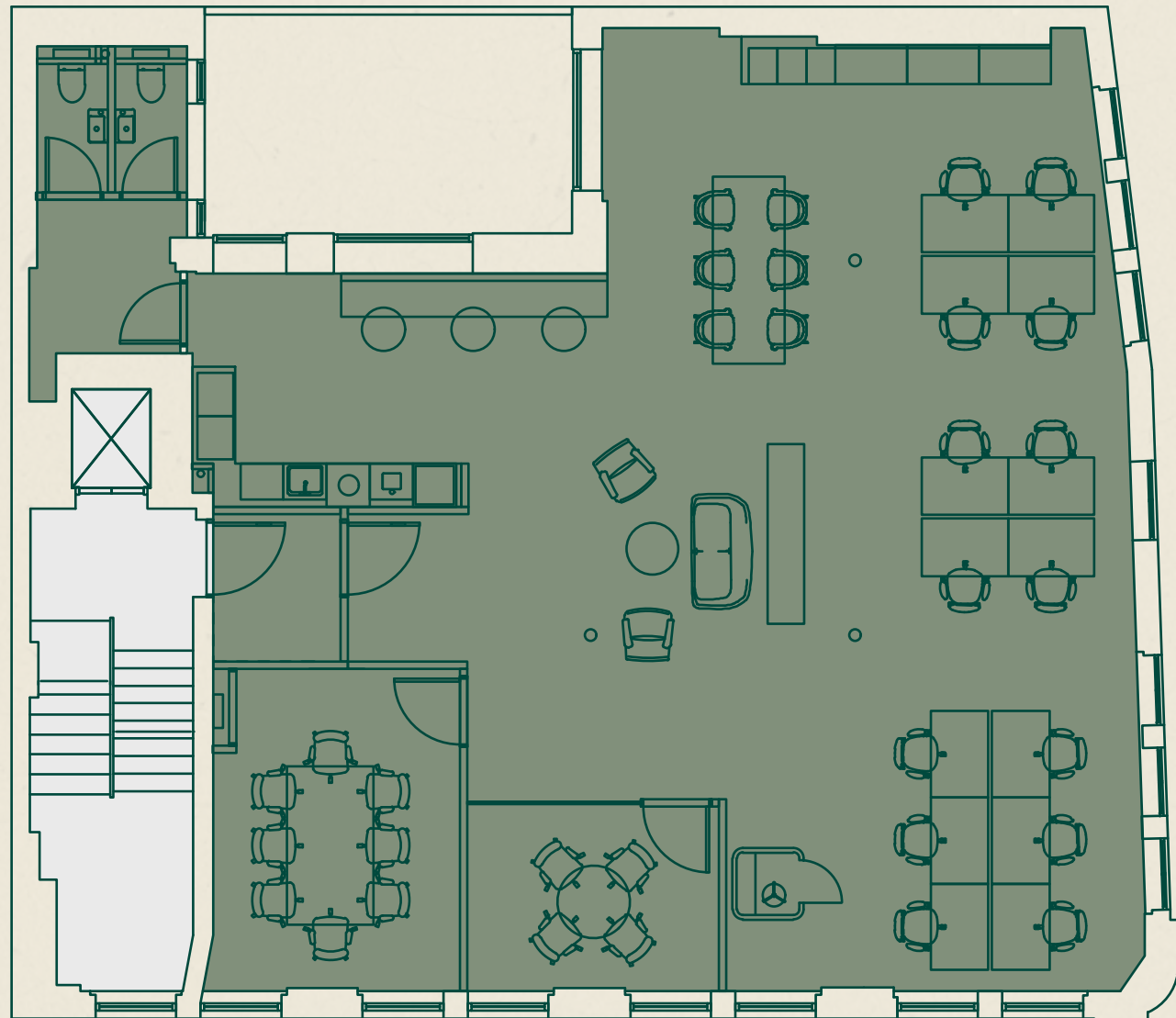
- Self contained Cat A office
- Showers and changing
- Bicycle storage
- Core

SPACE PLANS

For indicative purposes only. Not to scale. 

1ST FLOOR (FULLY FITTED)

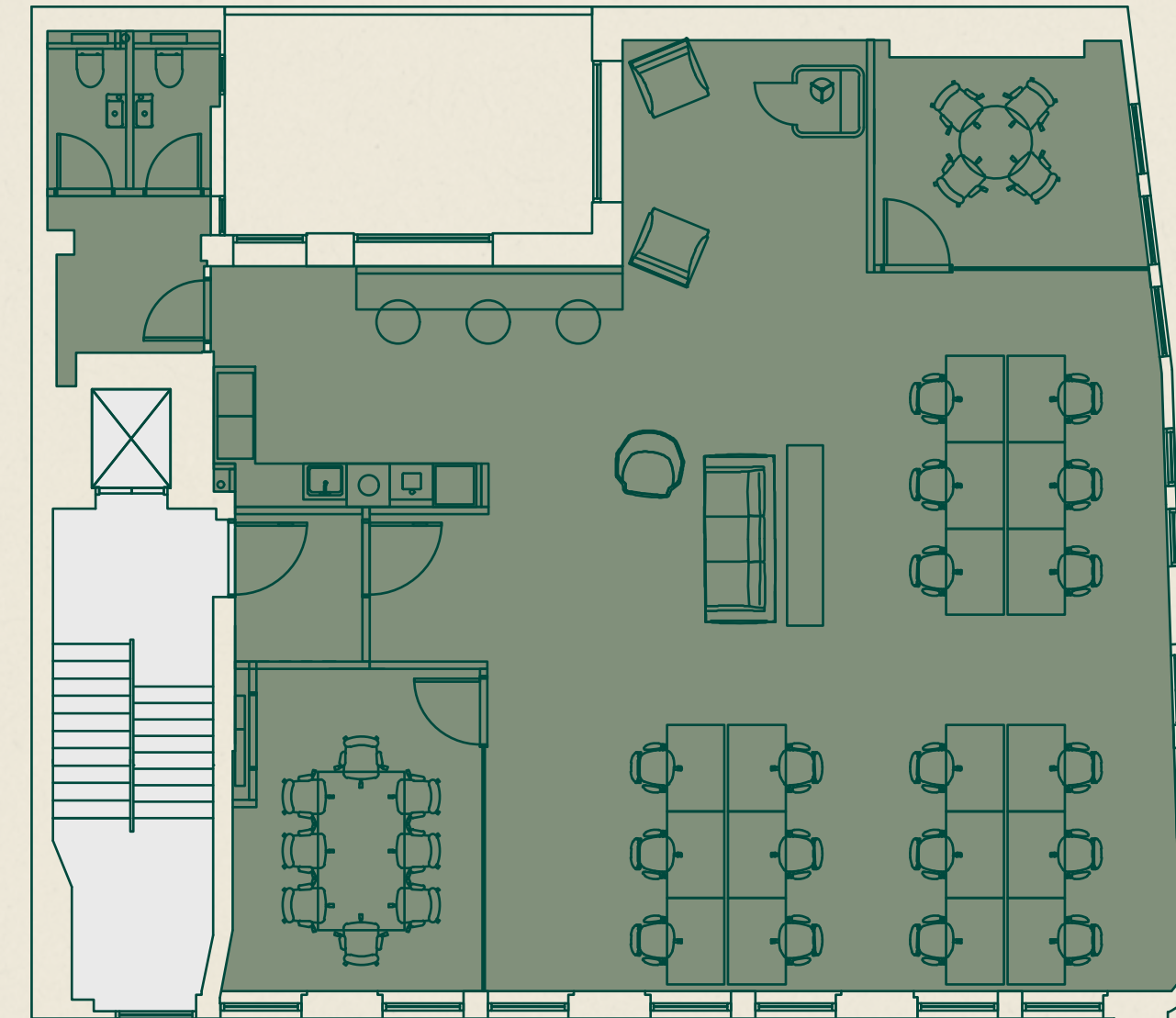
1,559 SQ FT (145 SQ M)





Total workstations	26
Dedicated workstations	14
8 person meeting room	01
4 person meeting room	01
Collaboration area	01
Kitchen / breakout space	01

3RD FLOOR (FULLY FITTED)

1,583 SQ FT (147 SQ M)



Total workstations	24
Dedicated workstations	18
8 person meeting room	01
4 person meeting room	01
Phone booth	01
Kitchen / breakout space	01

 Fully fitted office  Core



Simple, flexible office solutions to meet your business needs.

At Store Property, we believe that every business is unique! That's why we spend time getting to know you and your needs so you can feel at home in your new space right from the start.



9 Marshalsea Road

WHAT'S INCLUDED?

- £ Rent
- % Business rates
- ⚙️ Building Service charge
- 🪑 Fully furnished workspace
- 🧹 Housekeeping
- ⚡ Utilities
- 📶 Fibre ready
- 🔒 Security
- 👤 Help desk
- 🐾 Pet friendly



9 Marshalsea Road

WHY CHOOSE SP MANAGED?

EASY

One bill, one point of contact. An all-inclusive monthly cost with no surprises.

YOU'RE IN SAFE HANDS

With over 70 years of hands on experience, our friendly in-house asset management team are on hand to take care of everything for you, however big or small.

CARE THAT GOES FURTHER: EVERYONE BELONGS

As a well-established family run business, we look after you & your team like our own. Our friendly in-house team are here to help when you need it. To us you're not a client, you're part of the family!

FULLY MANAGED AND FULLY YOURS

Your fully furnished sustainable workspace that's all yours – complete with your own front door, meeting rooms, and kitchen facilities.

SPACES WITH PURPOSE

As a B Corp certified company, we have designed workspace with sustainability and functionally in mind in order to help your business thrive while supporting a better future.

“ The Store Property team are friendly and responsive. We felt right at home from the start. ”



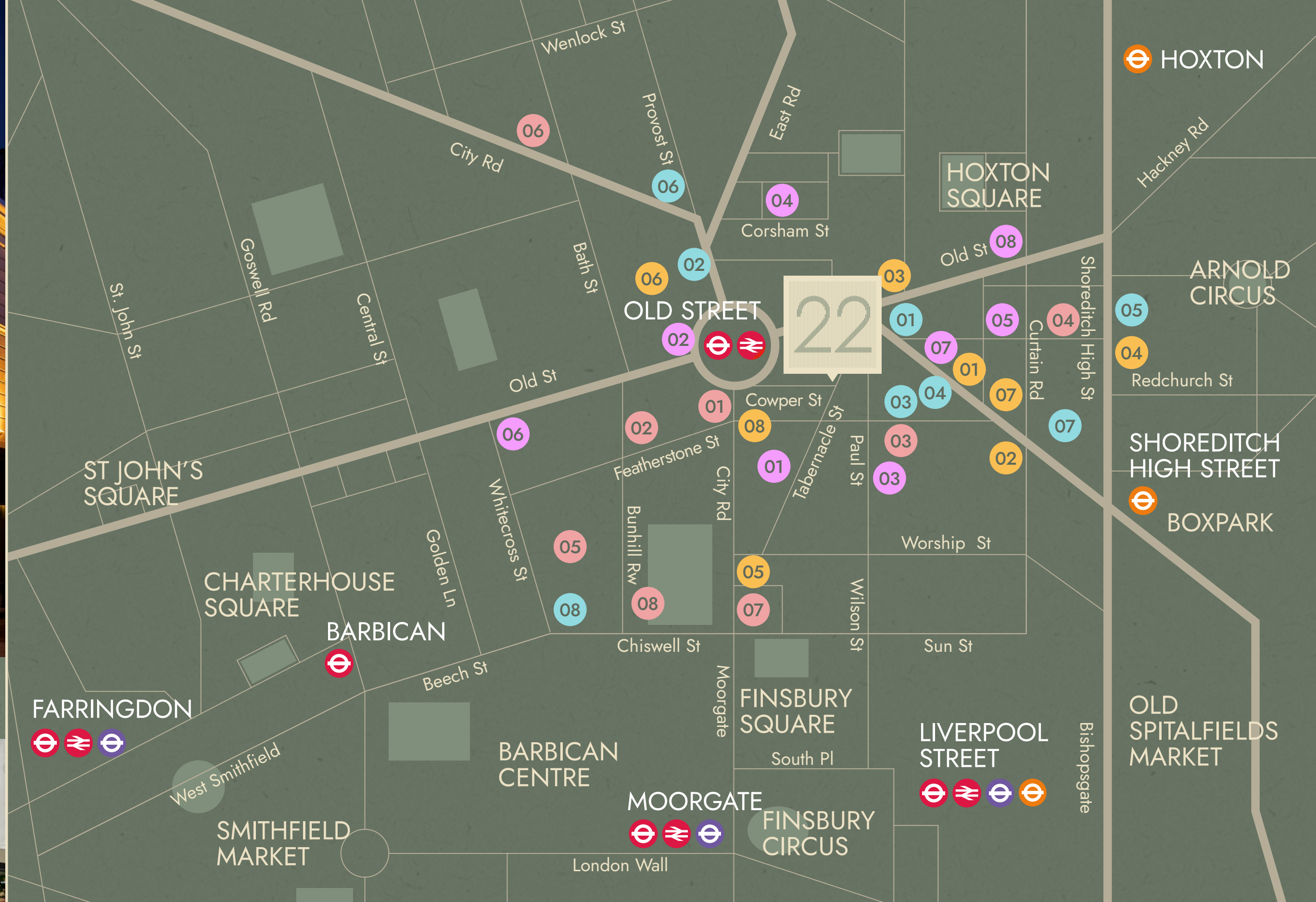
Gloria



The Princess



Gym Box



WHERE WORK MEETS PLAY

A destination that speaks for itself.

Old Street and Shoreditch boast the perfect blend of amenities - morning, noon and night. Whether it's vibrant dining, unique drinking spots, eclectic shopping, or exciting cultural events.

BARS & RESTAURANTS

- 01 Gloria
- 02 Manteca
- 03 Bounce
- 04 Dishoom
- 05 Flight Club
- 06 Bone Daddies
- 07 Flat Iron
- 08 Angel London

CAFÉS

- 01 Ozone Coffee
- 02 Grind
- 03 Alchemy Café
- 04 NEPA
- 05 FWD Coffee
- 06 The Coffee Tree
- 07 Attendant Coffee
- 08 Artist Cafe

HOTELS

- 01 Art'otel
- 02 Z Hotel
- 03 Nobu Hotel
- 04 The Hoxton
- 05 One Hundred
- 06 Montcalm East
- 07 Citizen M
- 08 Montcalm Brewery

GYMS & LEISURE

- 01 House of Fitness
- 02 Énergie Fitness
- 03 SET LDN
- 04 Nuffield Health
- 05 Moorgate Fitness Club
- 06 Foundry Gym
- 07 Third Space
- 08 Virgin Active

ON THE GO

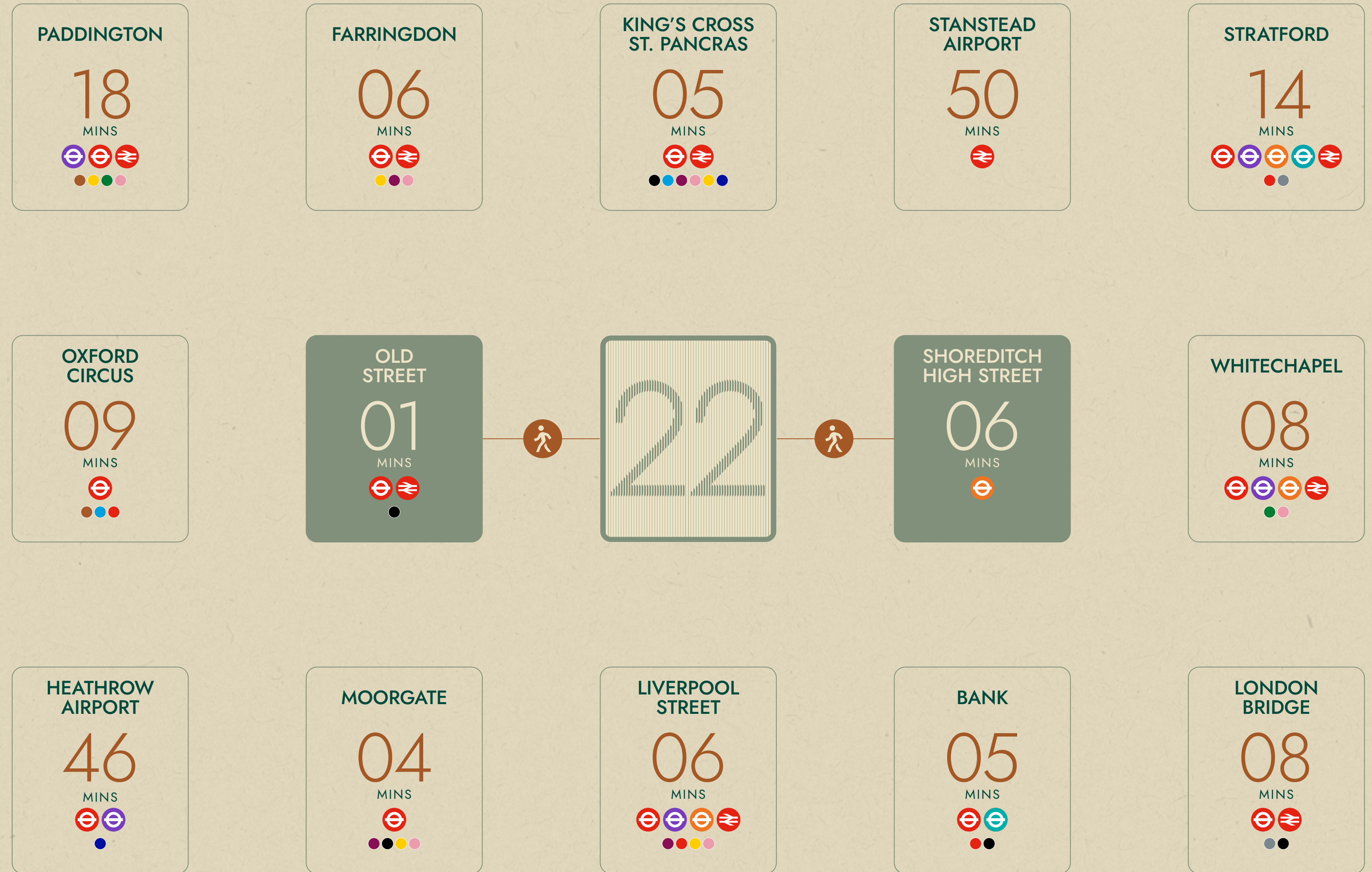
Perfectly located for easy access to the City's transport network, just a one-minute walk from Old Street Station.

The convenient location attracts global companies including tech giants, advertising and creative agencies, and more – making for a bustling business destination.

LOCAL OCCUPIERS



TRAVEL TIMES



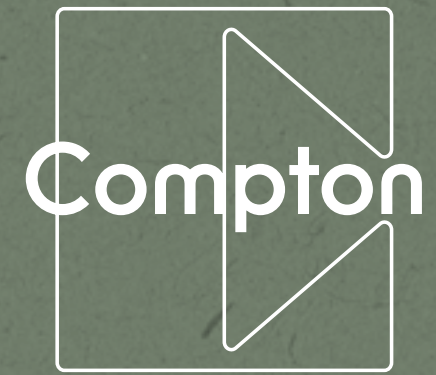
GET IN TOUCH

TERMS

Upon application.

VIEWINGS

Strictly through the joint sole letting agents.



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Owned & Managed by



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