

THE OFFICE

Overlooking Highbury Island and with excellent natural light, this third floor office provides a regular floor plate which can accommodate a diverse range of businesses. The building benefits from a commissionaire and a reception area, as well as a secured basement with car parking and bike racks.



AVAILABILITY & FLOOR PLANS

A new lease is available for a term by arrangement.

SPECIFICATION

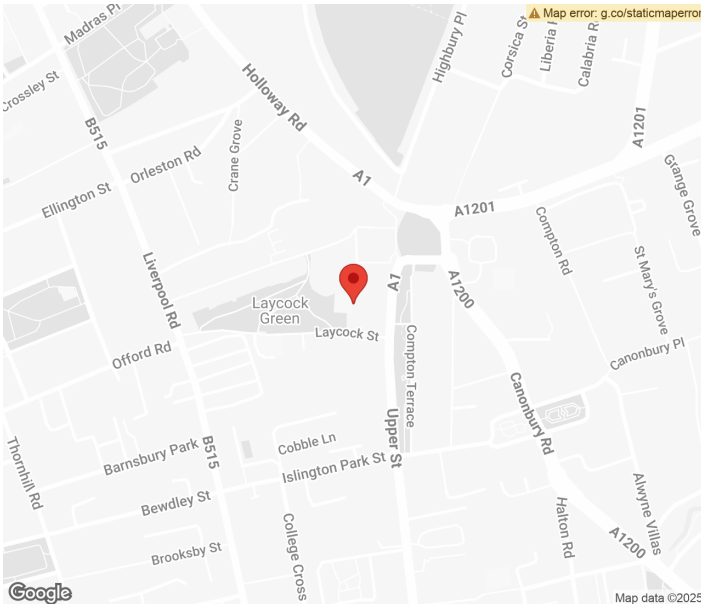
- Air conditioning
- Suspended ceiling
- Perimeter trunking
- Demised WC's
- Kitchenette
- Excellent natural light
- Passenger lift
- Commissionaire
- Reception area
- Secure car parking
- Bike racks

AVAILABILITY

FLOOR	SQ M	SQ FT	RENT (PER SQ FT)	RATES (PER SQ FT)	SERVICE CHARGE (PER SQ FT)	TOTAL COST (PER ANNUM)	STATUS
3rd	278.75	3,000	£27.50	£13.46	£8.97	£149,790.00	Available

LOCATION

The building is prominently located at the northern end of trendy Upper Street. The area is famous for its many restaurants and bars. Furthermore, Highbury Corner is currently undergoing a series of transformations, which will improve facilities for cyclists and pedestrians as well as creating new public space.




COMMUNICATION

The building benefits from excellent transport links, being located a stone's throw away from Highbury and Islington mainline station.

WALKING TIMES

From the building

 Highbury and Islington

**Less than 1
minute**

CONTACT

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