



# 253-254 UPPER STREET

Club Union House, 253- 254 Upper Street, N1 1RU

THE WORKPLACE CO. 





## LEASE TERM

A new lease is available for a term by arrangement.

## DESCRIPTION

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.

## AMENITIES

- 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:	AREA (SQ FT)	RENT (PER SQ FT)	BUSINESS RATES (PER SQ FT)	SERVICE CHARGE (PER SQ FT)	TOTAL COST (PER ANNUM)	STATUS
3rd	3,000	£27.50	£13.46	£8.97	£149,790	Available



## CONTACT

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