



AVAILABLE TO LET

## Studio/Office Space

23 Hessel Street, London E1 2LR

**TARN & TARN**

Office for rent, 938 sq ft, £15,000 per annum

To request a viewing call us on 020 7377 8989

For more information visit <https://realla.co/m/42277-studio-office-space-23-hessel-street>

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### Description:

The available accommodation comprises first floor office/light industrial space benefiting from high ceilings and the potential to be converted to open plan. The street facing unit has floor to ceiling windows and a W/C. This unit would ideally suit a photographers studio, a fashion user or any other creative/office use. The premises is exempt from paying rates and there is no service charge.

### Location:

The unit is located on Hessel street, just off Commercial Road in the heart of the East End's fashion district and within easy reach of the City. The local area is well served by London transport bus and underground services, with Aldgate East & Whitechapel Stations being within easy walking distance.

### Highlights

- Ceiling Height - 3.7m
- Great Lighting
- WC
- Potential for Open Plan
- Floor to Ceiling Windows

### Property details

Rent	£15,000 per annum
Rates detail	Not Applicable
Building type	Office
Planning class	B1
Secondary classes	B2, B8
Size	938 Sq ft
VAT charges	TBC
Lease details	A New FRI Lease is available for a term to be agreed
EPC category	E
EPC certificate	Available on request

Floor	Rent psf	Total pa	Status
1st Floor		£15,000.00	Available

### More information

Visit microsite

<https://realla.co/m/42277-studio-office-space-23-hessel-street>

### Contact us

Tarn & Tarn

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Quote reference: RENT-42277

Strictly by appointment only