RICHARD SUSSKIND

SELF-CONTAINED, ECONOMICAL OFFICE SPACE OVER GROUND & LOWER GROUND FLOORS READY FOR IMMEDIATE OCCUPATION





70 Acton Street, London WC1X

RONI ROSENBERG

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ASHLEY GOODMAN

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020 7831 8311

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RICHARD SUSSKIND

PROPERTY

Nearest Tube Stations: Kings Cross, St Pancras International & Farringdon

- Self-contained office suite arranged over two floors
- Meeting room
- Good floor to ceiling height
- Good natural daylight
- Kitchenette

- Storage
- Airconditioning
- WC facilities
- Prominent corner position close by to Kings Cross, St Pancras international

FLOOR	SQ FT APPROX	RENT PER SQ FT	SERVICE CHARGE PER ANNUM APPROX	RATES PER ANNUM APPROX	ALL INCLUSIVE COST PER CALENDAR MONTH (APPROX.)
GROUND	250	£35.00	Nominal	£12.00	
LOWER GROUND	350				£2,500
TOTAL	600	£35.00	Nominal	£12.00	£2,500

LEASE

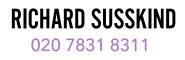
New Full Repairing & Insuring Lease for a term by arrangement direct from the Landlord.

EPC

An EPC has been commissioned and will be available on request.



For further information and Inspections please contact sole agents:



Colonial Buildings, 59-61 Hatton Garden, London, EC1N 8LS

These particulars do not form part of any offer of contract. They are issued as a general guide, but do not constitute representation of fact. Parties should satisfy themselves to their accuracy. Unless otherwise stated, all prices/rents are quoted exclusive of VAT.