

TO LET

“iINDUSTRY, WHISTON ROAD”

CREATIVE OFFICES WITHIN A VIBRANT HUB

FOUR SPACES AVAILABLE

21 WHISTON ROAD, LONDON, E2 8EX
183 sq ft - 481 sq ft (17 sq m - 44.6 sq m)



LOCATION

INDUSTRY is a new and exciting creative workspace development on Whiston Road, overlooking the beautiful green space of Haggerston Park. The building is a short walk from fabulous Broadway market with its wide variety of bars, cafes, restaurants and boutique shops.

Hoxton and Haggerston Overground Stations are a short walk from the subject building and numerous bus routes service the local area and to Hackney and the City.

DESCRIPTION

Comprises a modern development providing a variety of office/studio spaces with access to shared kitchen, WC facilities, disabled WC, showers, meeting rooms, presentation facilities and informal meeting areas. There is a disabled lift serving all floors and 24 hour access.

The two available units are on the first floor and benefit from:

- Good natural light
- High ceilings
- Air-conditioning
- Wood flooring
- Perimeter galvanised trunking
- Internet included
- Attractive lighting

ACCOMMODATION

All measurements are approximate net internal areas and rentals are fully inclusive of service charge, utilities, business rates. The rents are exclusive of VAT:

UNITS	SIZE	RENTAL (£)
UNIT 3	237 sq. ft. (22.0 Sq M)	12,000
UNIT 6	481 sq. ft. (44.6 Sq.M)	24,000
UNIT 10	191 sq. ft. (17.7 Sq.M)	9,650
UNIT 11	183 sq. ft. (17 Sq.M)	9,250

TERMS

The units are available on flexible lease terms.

EPC

Available on request.

LEGAL COSTS

Each party to bear their own legal costs in this transaction.

VIEWING

Strictly by appointment with agents:

Currell Commercial Ltd
Part of the Savills Group

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