



AVAILABLE TO LET

## Springfield House, 5 Tyssen St, E8

5 Tyssen Street, London E8 2LY



Office for rent, 5,362 sq ft, £32.50 psf

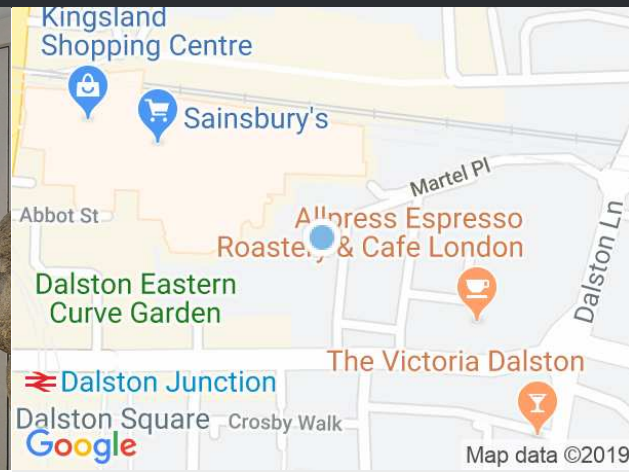
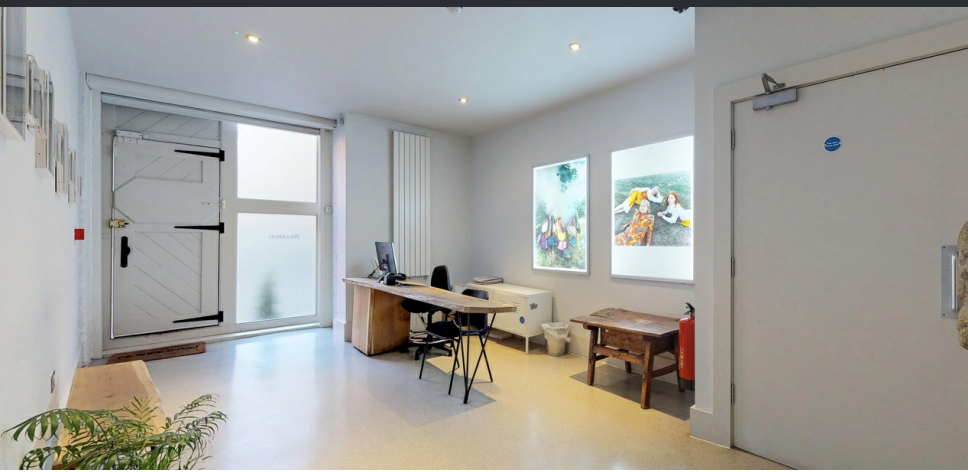
For more information visit <https://www.realla.co.uk/m/38585-springfield-house-5-tyssen-st-e8-5-tyssen-street>

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## 5,362 sq ft recently refurbished unit to let

Springfield House comprises of a prominent and attractive converted Victorian warehouse building arranged over ground and 2 upper floors with an internal courtyard.

The unit has undergone recent refurbishments providing a creative warehouse feel throughout, providing an abundance of character with a pitched steel frame roof all exposed alongside great natural light via crittal windows, exposed brickwork and timber flooring.

The property is located on the west side of Tyssen Street just off Dalston Lane (A104) that gives access to Kingsland High Street (A10). Kingsland Shopping Centre is situated moments to the north, while the Rio Cinema and Arcola Theatre are within walking distance. The area has seen a vast amount of regeneration which is still ongoing.

The area is well served by public transport with both Dalston Kingsland and Dalston Junction just round the corner (Overground line), and Hackney Downs (Overground line, and Greater Anglia National Rail line) within a 10 minute walk, as well as numerous bus routes.

### Highlights

- Recently refurbished
- Central heating
- Timber flooring
- Exposed steel frame roof
- Self-contained kitchen
- Internal courtyard
- Crittal windows
- Exposed brickwork
- Concierge service (24hr Friday & Saturday, rest of the week 7:30am-7:30pm)

### Property details

Rent	£32.50 psf
S/C Details	Inclusive
Rates detail	TBC
Size	5,362 Sq ft
Lease details	Offered on a new lease available from March 2019 direct from the landlord on a term to be agreed

Unit	Size sq ft	Status
Unit 96-102	5,362	Available

### More information

Visit [microsite](#)

<https://www.realla.co.uk/m/38585-springfield-house-5-tyssen-st-e8-5-tyssen-street>

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Quote reference: RENT-38585

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