

Hatton Street Studios 7 Hatton Street, NW8

LONG LEASEHOLD AVAILABLE FOR SALE

Comprising approximately 4189 sq ft.



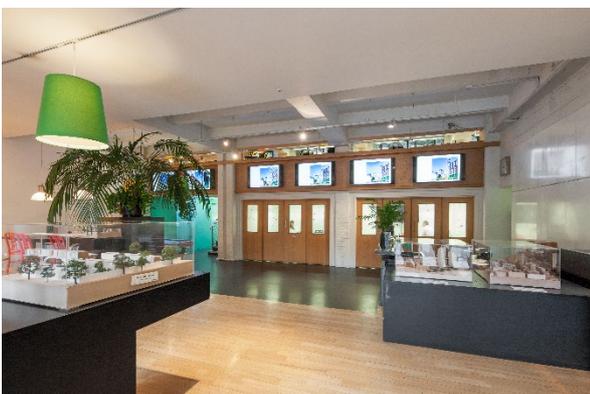
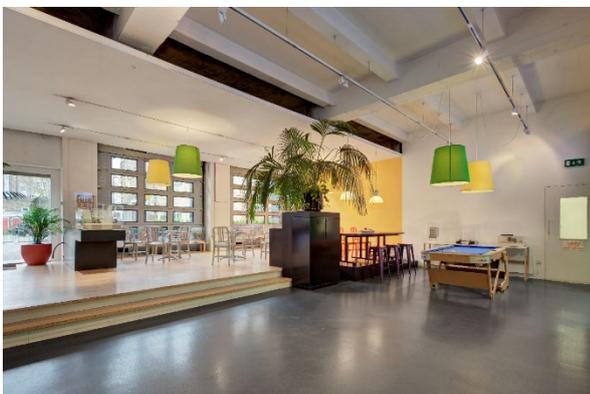
Description

This Art-Deco style building, a former factory producing Spitfire aeroplane parts, the property has been architecturally designed and benefits from volume, light and character.

Location

The building is located on Hatton Street, between Frampton Street and Boscobel Street. With Church Street Market being close by, as well Edgware Road Underground Station being less than 5 minutes' walk away (Bakerloo, Hammersmith & City, Circle & District lines).

Maida Vale & Little Venice are close by, including the famous Clifton Nurseries.



Demise

Ground floor & mezzanine comprising 4,189 sq ft approx.

N.B - there is the potential for further space that is connected comprising 1,100 sq ft or 5,300 sq ft respectively, therefore can accommodate up to c 10,489 sq ft

Amenities

- High ceiling of over 3.5m in parts
- Exposed ceilings
- Self-contained entrance
- Air conditioning
- Kitchen's, shower + W/C's
- Ample bike storage
- Excellent natural light
- 24/7 access
- Original industrial features

Lease

Our client holds the Long Leasehold interest for a term expiring 1st June 2111.

Price / Rent

Upon Application.

Legal Costs

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

Possession

Upon completion of legal formalities.

Viewings

Via Joint Sole Agents



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