



**STIRLING
ACKROYD**

TO LET

**Anton Studios, 2-8
Anton Street, London,
E8 2AD**

767 to 967 sq ft

Offices available in
Hackney Downs at just
£25 psf



VIDEO TOUR

stirlingackroyd.com



Description

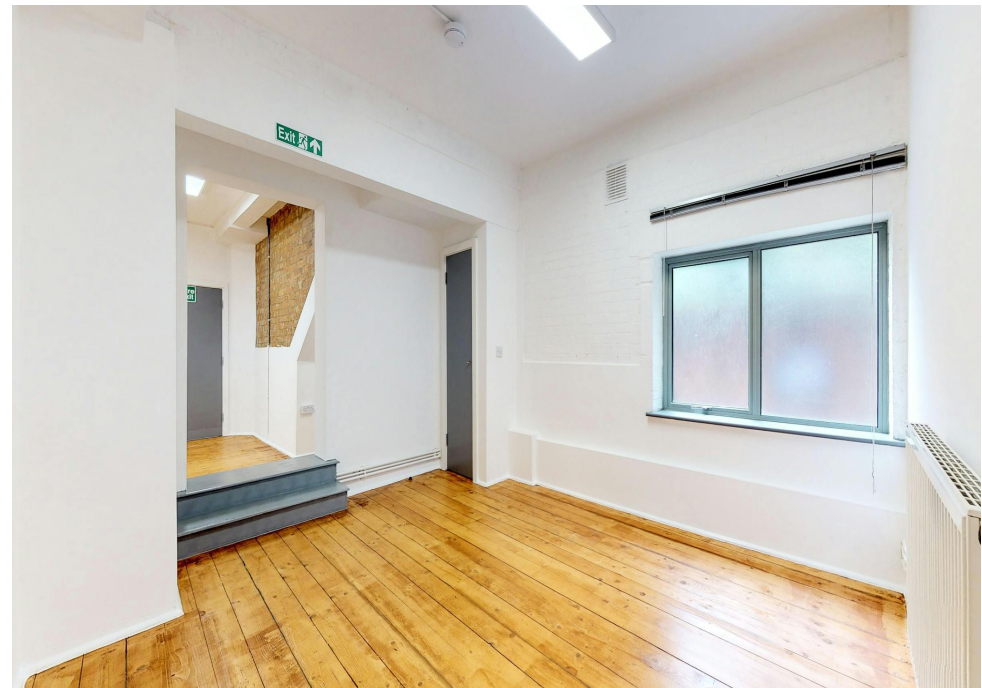
Self-contained offices, within a mixed-use building on Anton Street, Hackney.

Location

Located on the North side of Anton Street adjacent to Amhurst Road and Andre Street. The area is well connected by transport links, with Hackney Downs Station being a 2 minute walk away as well as many other local bus routes.

Key points

- Unit - E 967sq.ft
- Unit - F 767sq.ft
- Excellent natural light
- Exposed brickwork
- Timber floor
- Self-contained
- Hackney Downs Station a 2 minute walk away
- Kitchenette





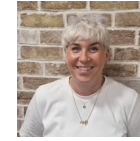
Accommodation

Name	sq ft	sq m	Tenure	Availability
Unit - F	767	71.26	To Let	Available
Unit - E	967	89.84	To Let	Available

Rents, Rates & Charges

Lease	New Lease
Rent	£24,175 per annum
Rates	£8 per sq ft
Service Charge	£3 per sq ft
VAT	To be confirmed
EPC	D (96)

Viewing & Further Information



Lucy Stephens
020 3967 0103
lucys@stirlingackroyd.com



Harry Mann
020 3967 0103
hmann@stirlingackroyd.com

Rachel Kiddie (Deleted)
020 3967 7628
rkiddie@stirlingackroyd.com

Theo Beckford
0203 911 3666
07584253887
Tbeckford@stirlingackroyd.com

Important Notice: Stirling Ackroyd (and their Joint Agents where applicable) for themselves and for the vendors or lessors of this property for whom they may or may not act, give notice that:(i) these particulars are a general outline only, for the guidance of prospective purchasers or tenants, and do not constitute the whole or any part of any offer or contract; (ii) Stirling Ackroyd cannot guarantee the accuracy of any description, dimensions, references to condition, necessary permissions for use and occupation and other details contained herein and prospective purchasers or tenants must rely on them as statements of fact or representations and must satisfy themselves as to their accuracy; (iii) no employee of Stirling Ackroyd (and their Joint Agency where applicable) has any authority to make or give any representation or warranty or enter into any contract whatever in relation to the property; (iv) rents, prices and premiums quoted in these particulars may be subject to VAT in addition; and (v) Stirling Ackroyd will not be liable, in negligence or otherwise, for any loss arising from the use of these particulars. Generated on 04/07/2024