



Studio 18 Arthaus

203 Richmond Road, London Fields, Hackney, E8 3NJ

2nd floor office To Let, London Fields, Hackney.

375 sq ft

(34.84 sq m)

- Concierge, CCTV and 24hr security
- Meeting Room and Conference Facilities
- Kitchen facilities, breakout areas and on site cafe restaurant
- Bike Racks
- WC and shower rooms
- Lift

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Summary

| | |
|-----------------------|--|
| Available Size | 375 sq ft |
| Rent | £11,000 per annum |
| Rates Payable | £4,840.30 per annum Small Business Relief Scheme Applicable |
| Rateable Value | £9,700 |
| Service Charge | £2,136.48 per annum No VAT on service charge |
| VAT | Applicable |
| EPC Rating | E (111) |

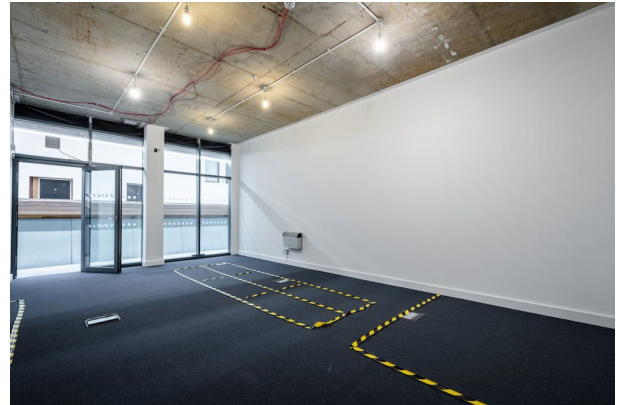
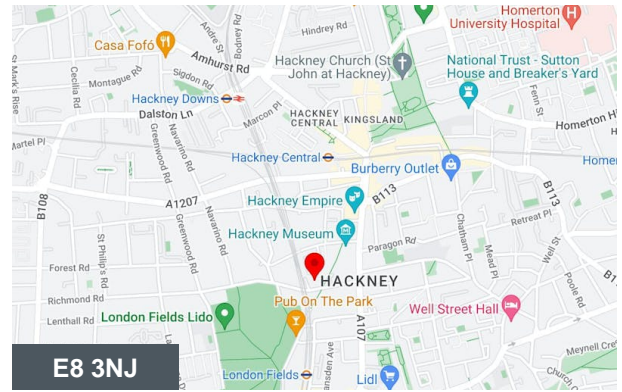
Description

Arthaus is a stylish redevelopment of a period warehouse building with a superb location on Richmond Road in the popular and fashionable London Fields neighbourhood of Hackney. Now home to a mix of tenants in the creative media and tech industries, the building itself houses three restaurants on the doorstep and a wide variety of cafes, bars, restaurants, shops and other amenities can be found close by.

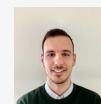
Arranged around a stunning atrium with 24-hour concierge there are a range of private office studios available. Units feature full-height double glazing with exposed concrete ceilings and benefit from raised access flooring, cat 6 cabling and pendant lighting. Additionally, all tenants have access to the kitchen, break-out areas, WCs and shower facilities plus meeting rooms, locker rooms, cycle storage. Secure underground parking spaces may be available by separate negotiation.

Accommodation

| Name | sq ft | Rent | Service charge | Availability |
|-----------------|------------|----------------|------------------|--------------|
| 2nd - Studio 18 | 375 | £11,000 /annum | £2,136.48 /annum | Available |
| Total | 375 | | | |

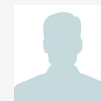


Viewing & Further Information



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