

# Compton

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## Camden

Matter Camden  
140-146 Camden Street  
NW1 9PF

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Best in class, fully self-contained  
canalside office space in Camden.  
Matter Camden can be provided  
CAT A, Fitted or Fully Managed.

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## For Rent

9,967 to 20,942 ft<sup>2</sup>

020 7101 2020  
[compton.london](http://compton.london)

# Compton

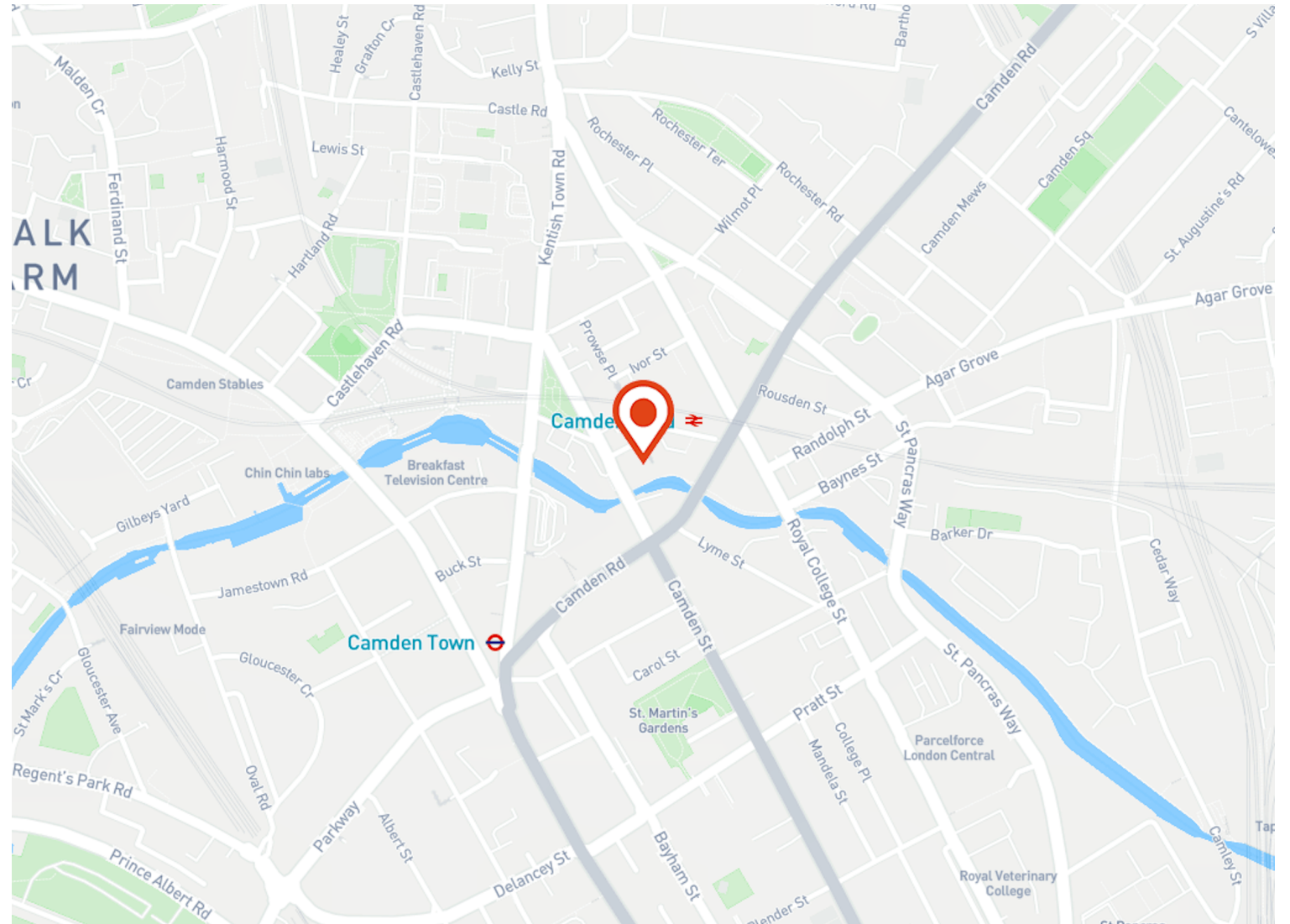
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## Location

An iconic, buzzing part of London with outstanding connections. Nestled between leafy Primrose Hill, Hampstead Heath, Regent's Park and Kings Cross, Camden Town is a unique neighbourhood in the heart of London. Eccentric, creative and cutting edge, Camden Town is a magnet for businesses, artists and pioneers who zig while others zag.



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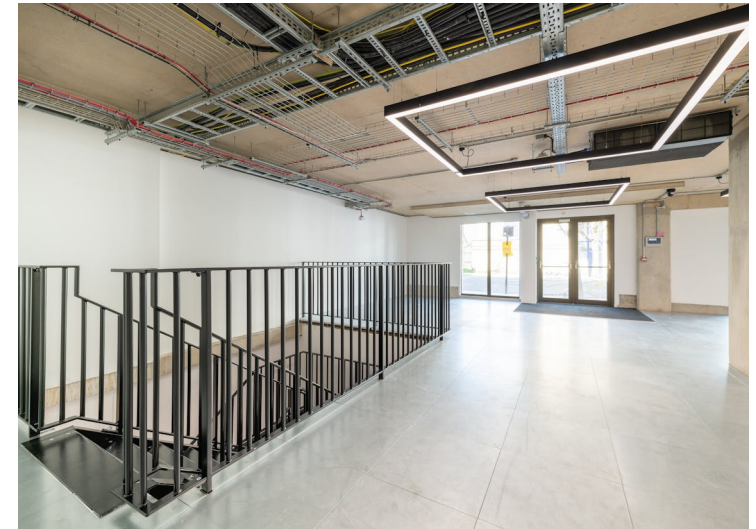
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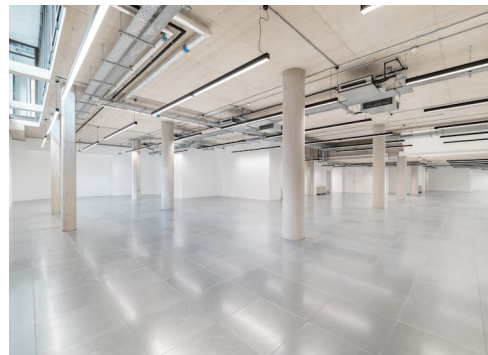
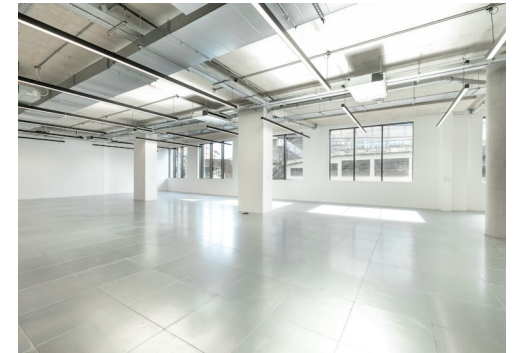
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## Amenities

- New lease terms
- Available as one large or two smaller units
- Raised access flooring throughout
- Heating and Cooling
- BREEAM Excellent
- Storage for 28 bikes and showers
- Excellent natural light plus LED Lighting
- Superb ceiling height up to 3.6m

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## Description

Matter Camden offers 21,000 sqft which can be split into two separate units. Designed and finished to the highest standard, Matter Camden celebrates the urban aesthetic the area is renowned for such as high ceilings, polished concrete floors, exposed fittings and a statement steel staircase. An inspiring place to make great things happen.

Set on the site of a former ice cream factory, on the banks of the Regent's Canal, this building has been thoughtfully reimaged to suit the modern workforce, in an iconic location.

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## Content

View on Website



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## Viewings

Via sole agents only

## Lease Term

New full repairing & insuring lease(s) available for a term by  
arrangement direct from the Landlord

## VAT

VAT is applicable

## Local Authority

The London borough of Camden



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## Floor Areas & Outgoings

The accommodation comprises of the following

Name	sq ft	Rent (sq ft)	Availability
Mezzanine - Entire	2,960	£57.50	Available
Ground - Entire	9,037	£57.50	Available
Lower Ground - Entire	8,945	£57.50	Available
Unit - 1	10,975	£57.50	Available
Unit - 2	9,967	£57.50	Available

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## Contact Us

All appointments to view must be arranged via sole agents, Compton, through —

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