

# Compton

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## King's Cross

100 Brewery Road  
N7 9PG

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42,000 Sq Ft Mixed-Use Office &  
Industrial Development Available  
For Rent

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## For Rent

9,031 to 31,921 ft<sup>2</sup>

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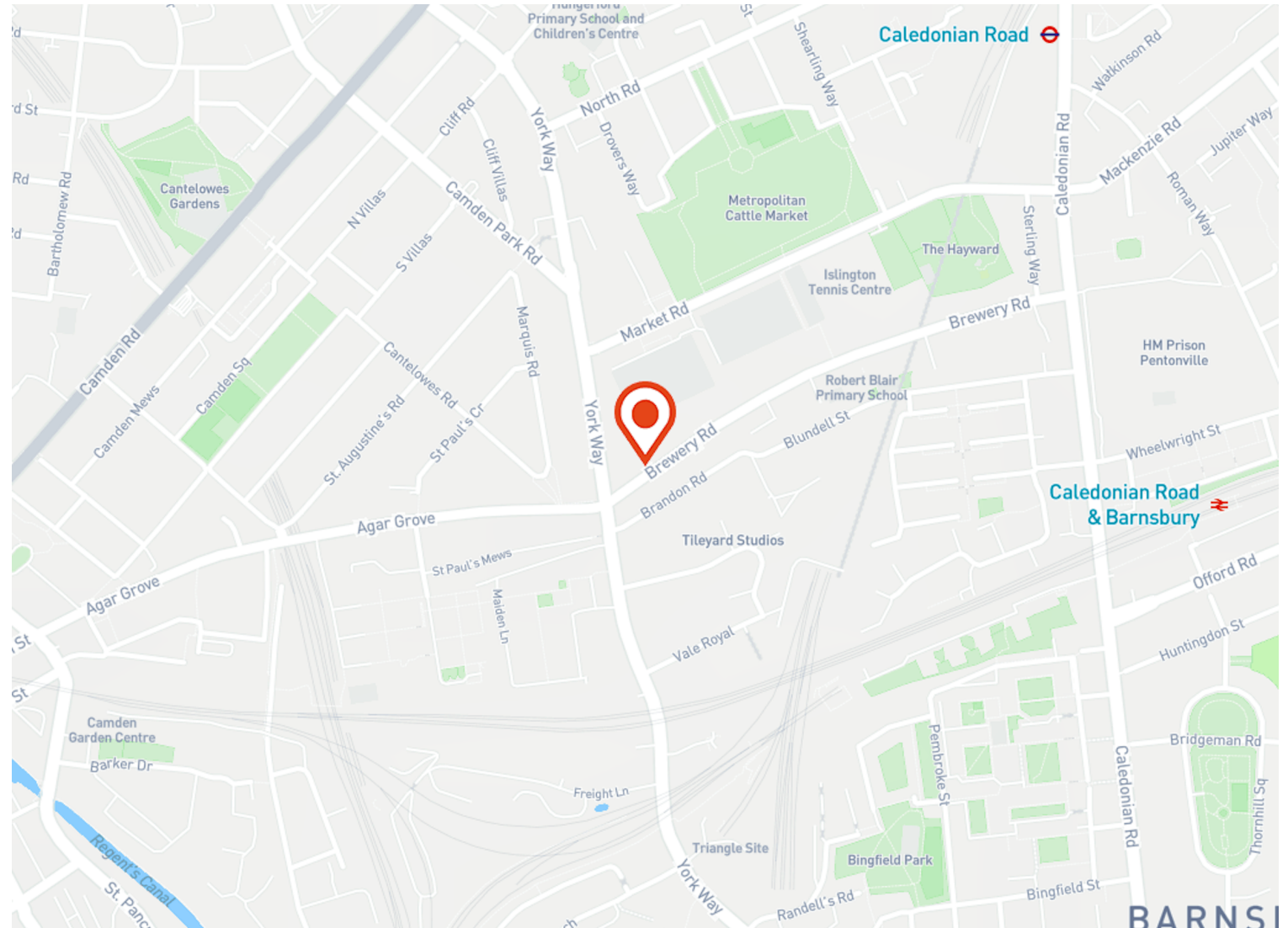
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## Location

Brewery Road is ideally positioned a short distance from King's Cross, Camden and Highbury, all offering exciting bars, restaurants and food markets.

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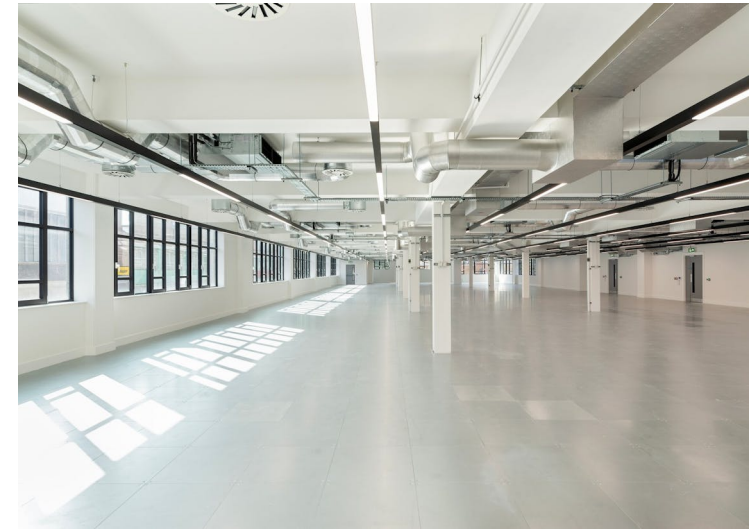
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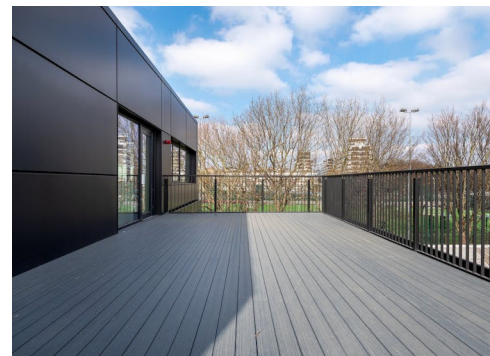
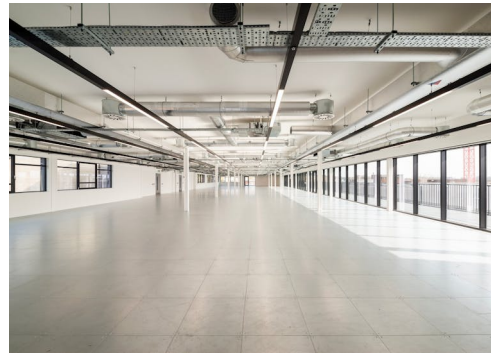
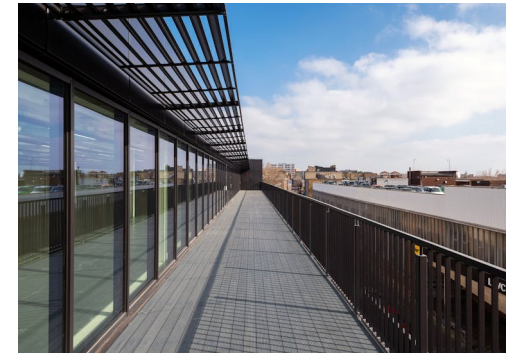
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## Amenities

- Suitable for a range of occupiers
- High specification
- Roof terraces
- VRF airconditioning
- Stylish reception & atrium
- 2 x Goods / Passenger Lifts
- Wirescore 'Gold'
- Raised floor
- Cycle storage
- 4 showers
- Car Parking + EV Charging
- Photovoltaic (PV) solar panels

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## Description

100 Brewery Road has undergone a transformation to provide a mixture of office, light industrial and distribution space in a dynamic location.

A historic building formerly used for clothing manufacture, it delivers circa 42,000 sq ft of high quality modern accommodation that will suit a range of sectors and occupiers.

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## Content

View on Website





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## Floor Areas & Outgoings

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The accommodation comprises the following areas:

| Name                       | Building Type | sq ft  | sq m     | Rent (sq ft) | Availability |
|----------------------------|---------------|--------|----------|--------------|--------------|
| 3rd - 3 x Private Terraces | Office        | 9,031  | 839.01   | £37.50       | Available    |
| 2nd                        | Industrial    | 11,413 | 1,060.30 | £29.50       | Available    |
| 1st                        | Industrial    | 11,477 | 1,066.25 | £32.50       | Available    |
| Total                      |               | 31,921 | 2,965.56 | £33.17       |              |

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## Contact Us

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

Joshua Miller  
[jm@compton.london](mailto:jm@compton.london)  
07917 725 365

Elliott Stern  
[es@compton.london](mailto:es@compton.london)  
07834 918700

Josh Perlmutter  
[jp@compton.london](mailto:jp@compton.london)  
07814 699 096



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