

# Compton

---

## Clerkenwell

10a Northburgh Street  
EC1V 0AT

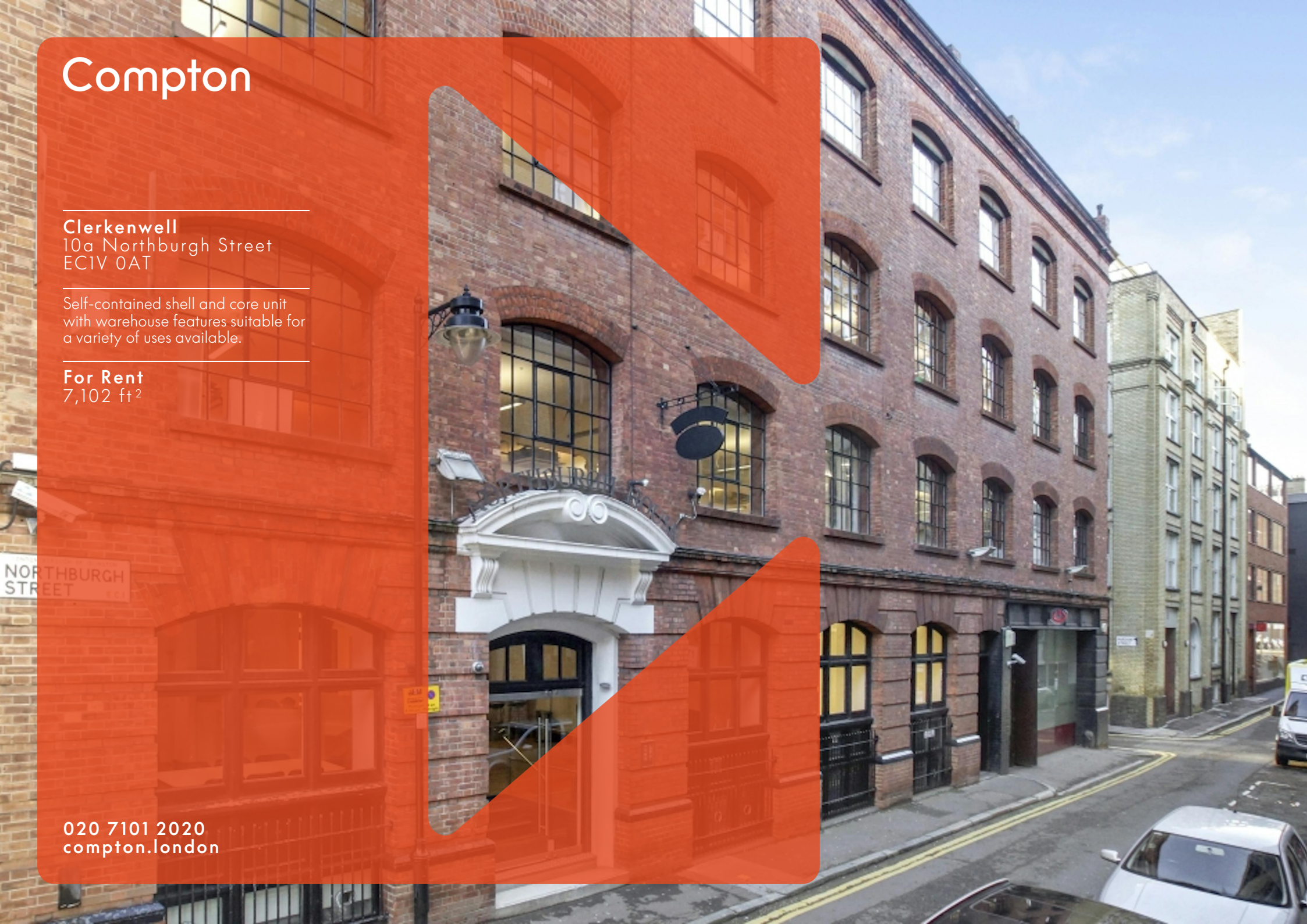
---

Self-contained shell and core unit  
with warehouse features suitable for  
a variety of uses available.

---

**For Rent**  
7,102 ft<sup>2</sup>

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





# Compton

**Clerkenwell**  
10a Northburgh Street  
EC1V 0AT

Self-contained shell and core unit  
with warehouse features suitable for  
a variety of uses available.

**For Rent**  
7,102 ft<sup>2</sup>



## Location

Nestled in the vibrant heart of Clerkenwell & Farringdon, Northburgh House on Northburgh Street offers a hidden gem of an office location that is both secluded and well-connected.

Surrounded by a thriving community of independent coffee shops, timeless British pubs, and renowned dining establishments, this area is a sought-after destination for tech start-ups, headquarters, and creative enterprises.

The property enjoys excellent transport links to Farringdon, Barbican, and Old Street stations, making it easy for occupiers and their staff to travel in and out of the city. The arrival of the highly anticipated Elizabeth Line (Crossrail) has only enhanced the already exceptional connectivity of this prime location.

# Compton

---

**Clerkenwell**  
10a Northburgh Street  
EC1V 0AT

---

Self-contained shell and core unit  
with warehouse features suitable for  
a variety of uses available.

---

**For Rent**  
7,102 ft<sup>2</sup>



---

## Clerkenwell

10a Northburgh Street  
EC1V 0AT

---

Self-contained shell and core unit with warehouse features suitable for a variety of uses available.

---

## For Rent

7,102 ft<sup>2</sup>

---

## Amenities

- Fully self-contained
- Ground & Lower Ground Duplex
- Shell and Core finish
- DDA compliant lift
- Glass window frontage
- Branding opportunities
- Warehouse style building
- Suitable for a variety of uses
- Excellent floor to ceiling height

---

## Description

The Ground and Lower Ground floors at 10a Northburgh Street provide a self contained warehouse style unit. The glass frontage provides excellent branding opportunities for any potential occupier. The space is connected via an internal staircase and benefits from original cast iron columns throughout.

The space could work for a variety of users such as Office, Showroom, Gym or Leisure users.

---

## Clerkenwell

10a Northburgh Street  
EC1V 0AT

---

Self-contained shell and core unit  
with warehouse features suitable for  
a variety of uses available.

---

## For Rent

7,102 ft<sup>2</sup>

---

## Content

[View on Website](#)



---

## Terms

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

## VAT

The property is elected for VAT.

## Local Authority

The London Borough of Islington.

# Compton

---

## Clerkenwell

10a Northburgh Street  
EC1V 0AT

---

Self-contained shell and core unit with warehouse features suitable for a variety of uses available.

---

## For Rent

7,102 ft<sup>2</sup>

---

## Floor Areas & Outgoings

---

The accommodation comprises the following areas:

Name	sq ft	Rent (sq ft)	Rates Payable (sq ft)	Service Charge (sq ft)	Total /sq ft	Total month	Total year	Availability
Unit - Ground & Lower Ground	7,102	£35	£9.88	£12.30	£57.18	£33,841.03	£406,092.36	Available

# Compton

---

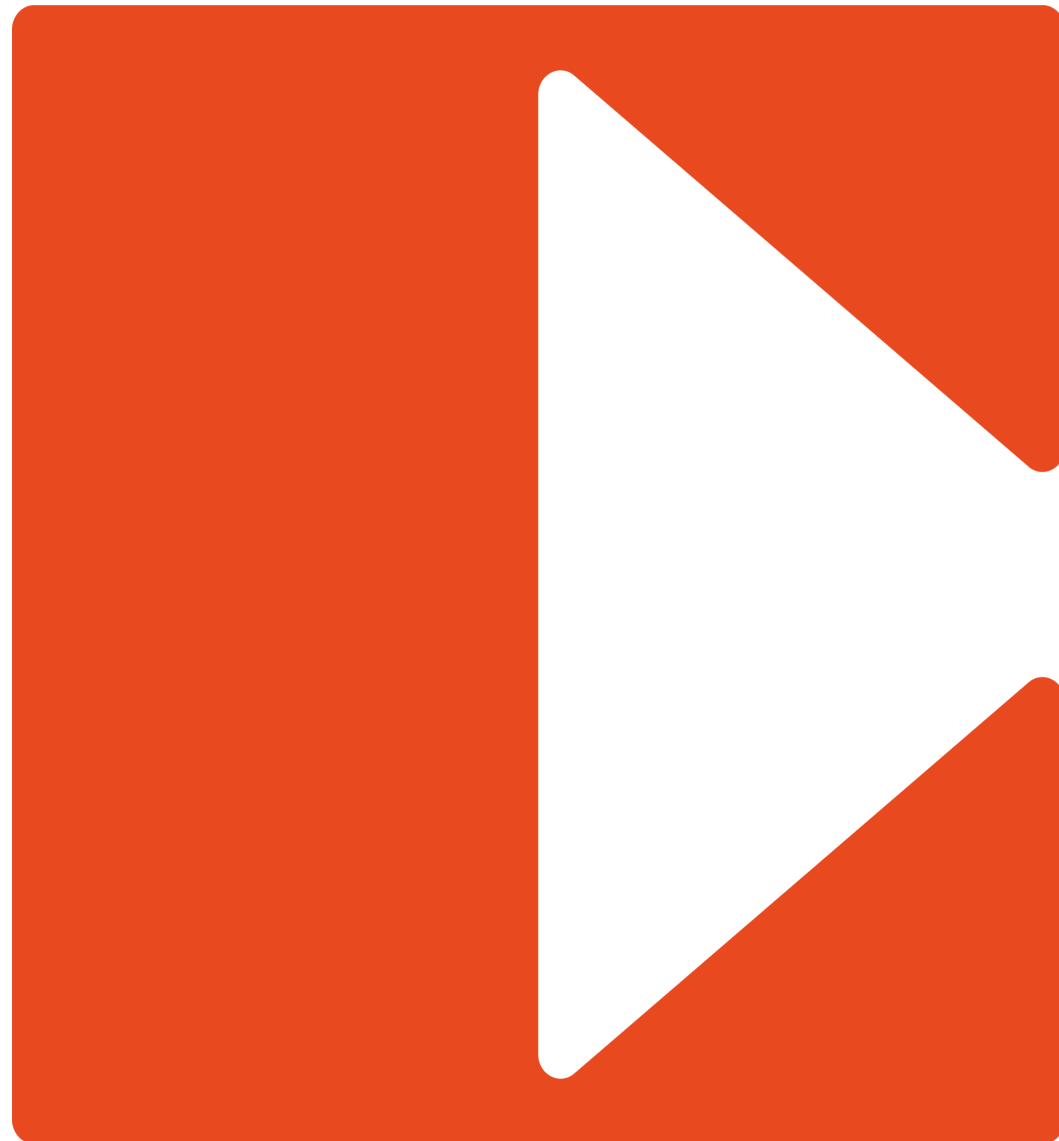
## Contact Us

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

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

Michael Raibin  
[mr@compton.london](mailto:mr@compton.london)  
07880 795 679

Emma Higgins  
[eh@compton.london](mailto:eh@compton.london)  
07769 605 295



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

Compton gives notice that these particulars are set out as a general outline only for the guidance of intending Purchasers or Lessees and do not constitute any part of an offer or contract. Details are given without any responsibility and any intending Purchasers, Lessees or Third Party should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them. No person employed or engaged by Compton has any authority to make any representation or warranty whatsoever in relation to this property. Compton is the licensed trading name of Compton RE Disposals Limited. Company registered in England & Wales no. Registered office: 47 St John's Square, Clerkenwell, London, EC1V 4JJ  
Generated on 18/11/2024