

# Dalston

27 Downham Road, 2nd Floor, London, N1 5AA



## TO LET

4,075 SQ FT  
(378.58 SQ M)

£30 PER SQ FT

Second floor media style  
offices to let with great  
ceiling height & exposed  
concrete features

- Private meeting room and collaboration areas
- High speed fibre
- Great ceiling height & exposed concrete
- Good natural light & air conditioning
- Fully accessible raised floor
- Shower & Passenger lift

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## Description

The second-floor space benefits from great ceiling height and good natural light, as well as full air conditioning throughout. There are two private meeting rooms as well as phone booths and collaboration space for tenants to utilise. The property offers bike storage, shower facilities as well as lift access to each floor.

## Location

Located on Downham Road, close to the junction with Kingsland Road and within easy walking distance of the amenities of Dalston Town Centre and the Regents Canal. Bounded by Hoxton and Shoreditch to the south, Dalston to the north, close to the Regents Canal with London Fields and the vibrant Broadway Market to the east and Islington to the West, Haggerston has undergone extensive redevelopment in recent years to become a vibrant mixed, use area popular with tech and creative occupiers.

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## Accommodation

The accommodation comprises of the following

Name	Building Type	sq ft	Rent (sq ft)	Rates Payable (sq ft)	Service Charge (sq ft)	Availability
2nd	Office	4,075	£30	£10.86	£4	Available

## Configuration

Not Fitted

## Tenure

New Lease

## EPC

B

## VAT

Applicable

## Contacts

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## Further Information

[View on our website](#)  
[Floor Plans](#)

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