

1 Bath Street, Shoreditch, London, EC1V 9LB

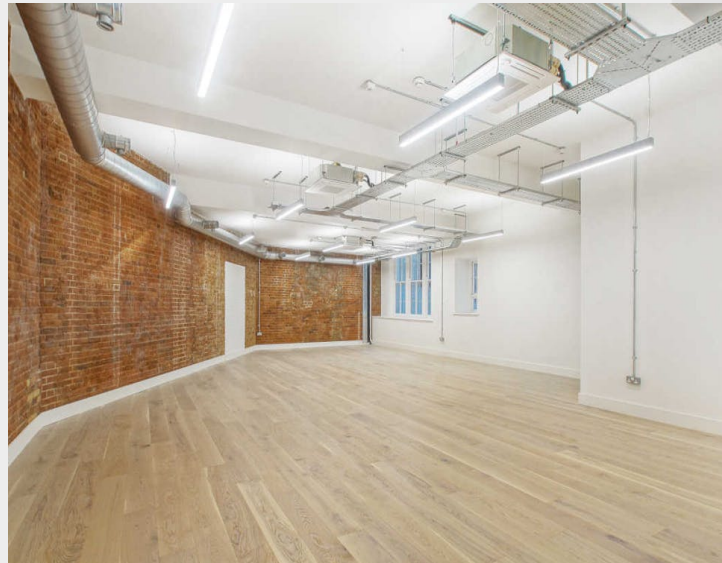
TO LET

Office

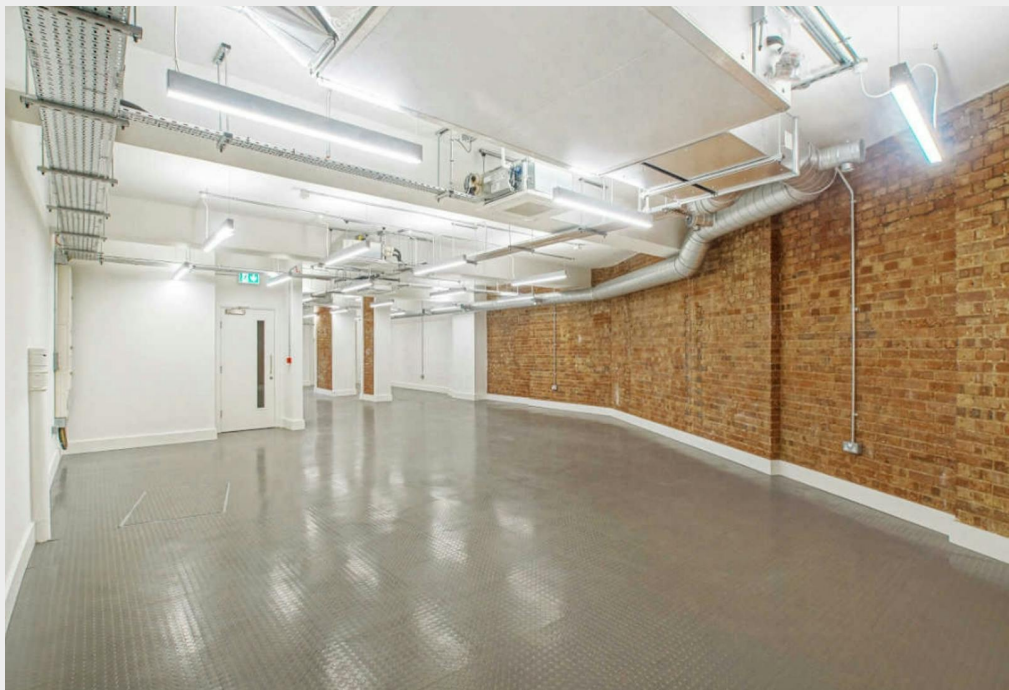
2,859 sq ft / 265.6 sq m

£31 per sq ft

Self-Contained Ground and Lower Ground Commercial Unit



- Self-contained
- Excellent floor to ceiling height
- Air-conditioning system
- Exposed brickwork
- Wooden flooring
- Demised WC
- Entry phone system
- Security shutters

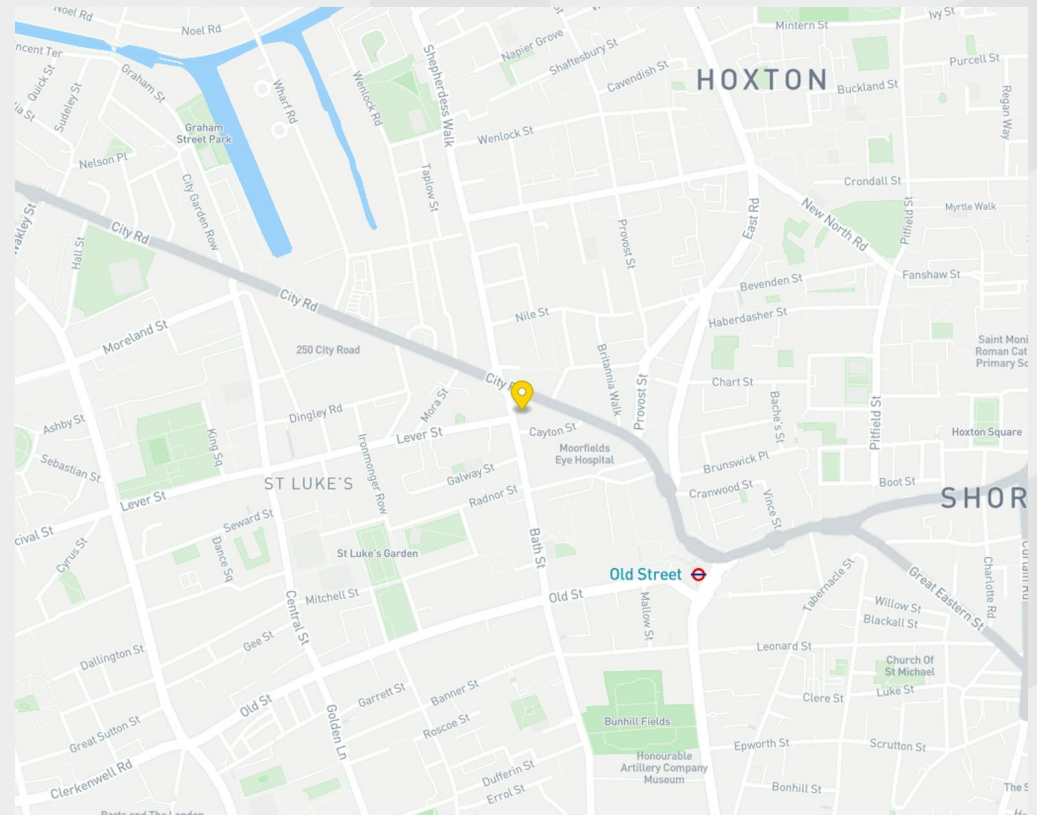


Description

A self-contained unit benefitting from a high-quality refurbishment throughout. The unit provides excellent ceiling heights over both ground and lower ground, exposed brickwork, timber flooring as well as heating and cooling system.

Location

The building is located at the northern end of Bath Street close to the junction with City Road. Old Street underground station (Northern Line and First Capital Connect) is a five-minute walk to the south with Barbican underground station (Metropolitan, Hammersmith & City and Circle Line) and Shoreditch High Street Station (Overground Line) both accessible within a 15-minute walk.



Accommodation / Availability

Unit	Building Type	Sq ft	Sq m	Rent	Rates Payable (sq ft)	Service charge	EPC	Availability
Ground	Office	1,262	117.24	-	On Application	n/a	C	Available
Lower Ground	Office	1,597	148.37	-	On Application	n/a	C	Available
Unit - Total	Office	2,859	265.61	£31 /sq ft	£9.85	n/a	C	Available

Tenure

New Lease

EPC

C

VAT

Applicable

Configuration

Not Fitted

Contacts

Tom Schwier
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Further Information

[View on Website](#)

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