



PER ANNUM

£15,000 Per Annum

Amhurst Terrace

London, E8 2BT

Prices range from £12,000 - £57,000 per annum – contact us for a full price list

LOCATION

Hackney Downs is a vibrant, eclectic area in East London known for its mix of green spaces, trendy cafes, and lively community atmosphere. The focal point is Hackney Downs Park, offering plenty of outdoor space for recreation. The area is well-connected with excellent transport links, including Hackney Downs station, providing easy access to central London. With a blend of independent shops, art spaces, and diverse dining options, Hackney Downs has become a popular spot for young professionals and families alike.

DESCRIPTION

Nestled in a historic former print works between Dalston, Clapton, and Stoke Newington, Hackney Downs Studios is a vibrant community for independent businesses in East London. With over 200 versatile workspaces—including coworking areas, private studios, large-scale workshops, and commercial units—it caters to creatives across industries such as film, design, wellness, arts, and fashion.

Hackney Downs Studios is more than just a workspace—it's a thriving community where creativity meets retail, wellness, and hospitality. Residents enjoy a seamless blend of work and lifestyle, with access to a lively public courtyard featuring an onsite café, bars, restaurants, and shops—ideal for socialising, networking, and hosting events. The site also boasts a yoga studio, gym, and wellness and beauty services, making it a dynamic destination for hundreds of visitors each day.

ACCOMMODATION

Gross Internal Area: units range from 435 – 1200 sqf

TERMS

from monthly rolling to 12-month term. Fully serviced offering here with an all-inclusive rate.

Business Rates

Parties are advised to make their own enquires with the local authority.

VIEWING

Strictly by appointment through Peach Properties

CONTACT US FOR A FULL AVAILABILITY LIST





Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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OFFICE DETAILS

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