



Studios

Islington

PER ANNUM

£15,780 Per Annum

Marlborough Road

London, N19 4NF

Prices range from £15,780 - contact us for full price list

LOCATION

Ideally located in North Islington, close to the bustling areas of Finsbury Park and Archway, which have seen significant regeneration and gentrification in the past decade. Locally, you'll find plenty of cafés, gyms, and several restaurants around Upper Holloway, Finsbury Park, and Crouch Hill. The nearby Wray Crescent Open Space and Elthorne Park are perfect outdoor spaces for lunchtime walks, both a stone's throw away from the studios.

DESCRIPTION

We have various-sized offices for rent in North London, from 200 square feet, suitable for a small team of four or five people, up to 1,500 square feet, ideal for a much larger team of around 35 people. Our office spaces are self-contained over three floors, and some have their own front door. Our offices come on a managed basis, meaning we will manage the building, allowing you more freedom to arrange your own utilities and make the workspace your own. Our rental agreements are flexible – we have a short licence starting from 12 months or a longer-term multi-year lease.

Our studio offices are ideal for businesses looking for a more creative workspace. This could be used as a traditional office or as a creative studio space, or both. Our studio offices come in all shapes and sizes and are ideal for businesses across many sectors. For example, you could be a creative business wanting to use our spaces as a creative studio, an art studio, or a design studio. Or you could be a professional and technical business wanting to use our spaces as an architect's studio, research studio, or laboratory. There's no end to the possible uses of our office studios, with ample space for stock, equipment, props, and other necessary tools. We have several different-sized units to rent on a short-term licence agreement – starting from 12 months – or a longer-term multi-year lease.

ACCOMMODATION

Gross Internal Area: from 200 - 5000 square feet

TERMS

12 month licence agreement

Business Rates

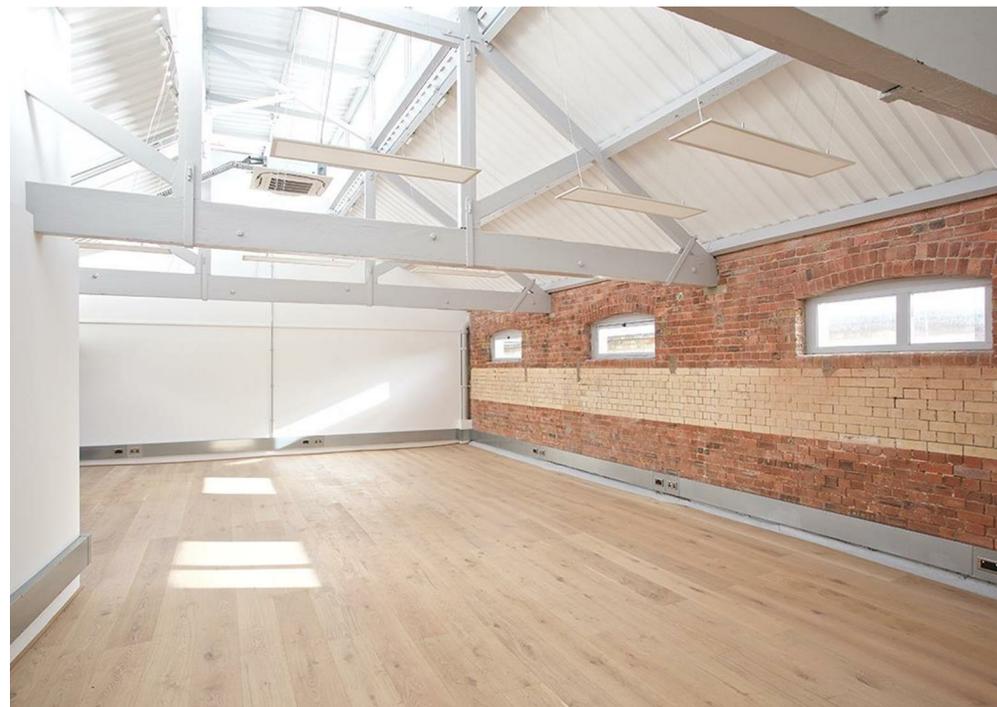
Parties are advised to make their own enquires with the local authority.

LEGAL COSTS

Each party bear own legal costs.

VIEWING

Strictly by appointment through Peach Properties





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

OFFICE ADDRESS

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OFFICE DETAILS

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