

172 Arlington Road, Camden, London, NW1 7HL

OFFICE TO LET | 1,243 sq ft



Location

This corner building is located on the north east side of Arlington Road at its junction with Parkway. The building is a very short walk from Camden Town underground station and in close proximity to Camden Road overground station. Camden Lock and its famous market is also nearby, with a large variety of street food stalls, bars and restaurants.

Floor Areas

Floor	sq ft	sq m
2nd Floor	1,243	115
TOTAL (approx.)	1,243	115

*Measurement in terms of NIA


Description

The available space provides bright, airy 2nd floor office accommodation, which would be perfect for a media or fashion business. The office is mainly open plan with a separate room, kitchenette and WC.

Jason Hanley, Partner

 020 7025 1391

Suzy Link, Agency Surveyor

 020 7025 8940

Applicants are advised to make their own enquires in respect of all rates payable to local authorities and taxes. We recommend you see www.voa.gov.uk for further information. None of the systems or services in the property have been tested by us to check they are in working order. Interested parties may wish to make their own investigations. All other information provided is for guide purposes and cannot be relied upon.

Subject to Contract April 2017

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Terms

Tenure:	Leasehold
Lease:	An assignment of the existing lease until August 2019.
Rent:	£36,700 pax
Premium	Offers invited over £10,000
Rates:	Estimated £12.91 pas pa 2017/18
Service Charge:	£3,630 pax

Amenities

- Air cooling
- Wooden floor
- Perimeter trunking
- Generous floor to ceiling height
- Exposed steel beams
- Demised kitchenette & WC

Jason Hanley, Partner

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