

PRELIMINARY DETAILS

SELF-CONTAINED COMFORT COOLED
GROUND & 1ST FLOOR OFFICES
WITH ITS OWN FRONT DOOR TO LET
3,835 SQ FT APPROX

6 GREENLAND PLACE, CAMDEN TOWN, NW1

LOCATION

The property is located just off Camden High Street in a secluded mews setting just south of Camden Town Underground Station (Northern Line) and Camden Road Overground Station which is only a short walking distance away.

DESCRIPTION

Comprises a self-contained ground and first floor office unit which has great ceiling height and which is linked by an internal feature staircase and benefits from excellent natural light both back and front and has an outside courtyard and large part glazed roof to the rear. The floors measure as follows:

Ground floor	2,100 sq ft
First floor	1,735 sq ft
Total approx. area	3,835 sq ft

The unit is currently undergoing light refurbishment and has a kitchenette/break out area, Comms room, underfloor trunking, private WCs / shower and large open plan areas.

FEATURES

Self-contained with private entrance	Comfort cooling
8 person passenger lift	Rear enclosed courtyard
Underfloor trunking	New carpet/wood flooring
Great ceiling height and natural light	Kitchenette/break out area
Plaster ceilings and drop lighting	Private WCs and shower
Disabled access	

LEASE

A new direct lease for a term by arrangement

EPC

Being applied for.

RENTS

Guiding £29.50 per sq ft exclusive.

Business rates & service charges on application.

FOREST
REAL ESTATE



VIEWING

For further information, please contact Joint Sole agents.

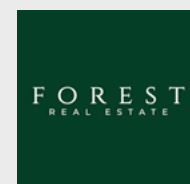


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IMPORTANT NOTICE

These particulars are provided as a general guide only and do not form part of any offer or contract. No representation or warranty is given and interested parties should satisfy themselves as to the accuracy of all information provided. (September 2022)