



UNDER OFFER - TO LET

SELF-CONTAINED OFFICE TO LET

UNIT 7, 290 @ MARE STREET, LONDON, E8 1HE

Office

For Rent, 664 Sq Ft £25.00 Per Sq Ft

All enquiries to

020 7375 1801

strettons.co.uk



STRETTONS

EST 1931

UNIT 7, 290 @ MARE STREET, LONDON, E8 1HE

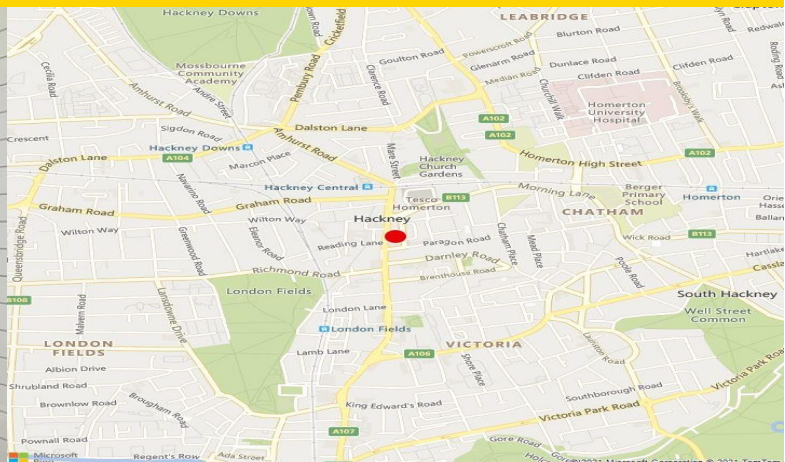
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Self-contained office to let

The entrance lobby with passenger lift is accessed from Mare Street, with secondary access from Valette Street. The floors offer partitioned studio/offices which have been interior designed with each having good natural light either to the main high street frontage or Valette Street frontage. The units are self contained with kitchen facilities, WC, and shower.

The building is prominently positioned close to the junction with Morning Lane and the Narrow Way a short walk from Hackney Central station. The area is well served by transport links with London Fields station also in walking distance, trains to Liverpool Street (every 15 minutes). Hackney Central provides connections to the Overground network (links to Stratford International and Euston station). There are also several bus routes, 38, 48 & 55 into The City and West End opposite the property and good road links to the A1, A10, A11, A12 & A13.

*Images are indicative only

Highlights

- Self-contained & Demised shower
- Air-conditioning/heating to each office
- Passenger lift & Kitchenette in each office
- Good natural light

Rent	£25.00 Per Sq Ft
Business Rates (Est)	TBC
Building type	Office
Service Charge (Est)	£4.00 per ft2.
VAT	TBC
EPC Rating	TBC

Floor	Size Sq Ft	Status
Unit 5	373	Let
Unit 7	664	AVAILABLE - To Let
Unit 9	497	Let
Total Internal Area	664	

Contact us

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These particulars do not constitute an offer or contract. Applicants should satisfy themselves as to the correctness of the details. Value added tax may be payable on rents, prices or premiums. Photographs are for illustration only and may depict items which are not included in the sale of the property.

Any party unrepresented by an RICS member or other property professional is advised of the existence of the RICS Code of Leasing and to obtain professional advice prior to submitting/agreeing any offer for the property
<https://www.rics.org/uk/upholding-professional-standards/sector-standards/real-estate/code-for-leasing-business-premises-1st-edition/>