



## AVAILABLE - TO LET

CREATIVE OFFICES/ WORKSPACE

UNIT 20, SPECTRUM HOUSE, 32-34 GORDON HOUSE ROAD, GOSPEL  
OAK, LONDON, NW5 1LP

Office

For Rent, 1,650 Sq Ft On Application

All enquiries to

**020 7375 1801**

[strettons.co.uk](http://strettons.co.uk)



**STRETTONS**

EST 1931

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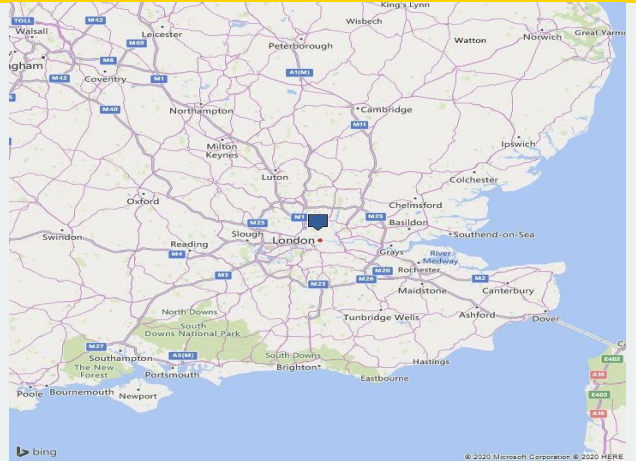
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## CREATIVE OFFICES/ WORKSPACE

Spectrum House offers a range of newly refurbished units in a variety of different sizes. Tenants have a unique opportunity to benefit from a traditional lease within a vibrant community. The workspace allows tenants to retain their brand identity and independence but can still benefit from all of the positives of a well managed building. The units have been recently re-furbished offering a creative warehouse feel throughout.

Spectrum house is located on Gordon House Road, close to the junctions with Lisenden Gardens to the East and Highgate Road to the West. The property benefits from being a 2 minute walk from the famous Hampstead Heath which lends itself to being a fantastic natural amenity for tenants and employees.

It is located in close proximity to Kentish Town Underground Station - Victoria Line and Overground (13 min walk), Gospel Oak - Overground (3 min walk) and Kentish Town Underground Station - Northern Line (19 min walk).

### Highlights

- Galvanised perimeter trunking
- Central heating
- Suspended Lighting
- Parquet wooden Flooring
- 24 Hour Access
- CCTV

<b>Rent</b>	On Application
<b>Business Rates (Est)</b>	Approximately - £9 per square foot.
<b>Building type</b>	Office
<b>Service Charge (Est)</b>	Upon application
<b>EPC Rating</b>	TBC

Floor	Size Sq Ft	Status
First Floor	1,650	AVAILABLE - To Let
<b>Total Internal Area</b>	<b>1,650</b>	

## Contact us

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