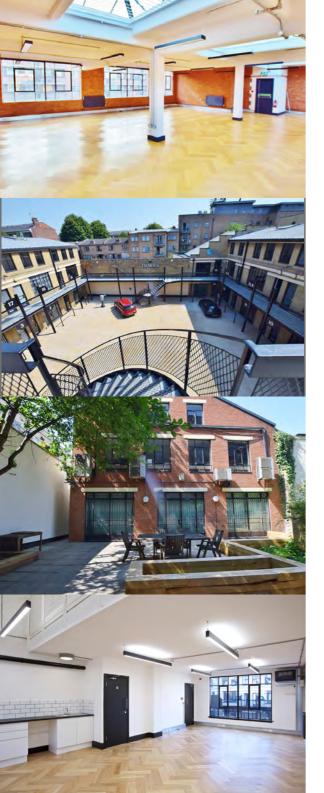


THE IVORIES

6-18 Northampton Street, Islington, N1 2HY





LEASE TERM

Available by way of new leases direct from the landlord.

DESCRIPTION

The lvories is an attractive art deco building arranged over ground and two upper floors, with an internal courtyard and a communal outdoor garden. The property offers individual creative spaces and provides a range of open plan studios, offices and open plan offices. Each of the spaces are self-contained and have their own entrances onto the central courtyard.

· Galvanised metal perimeter trunking

Communal outdoor garden

• Fitted options available

Car parking

• EPC - TBC

AMENITIES

- Newly refurbished
- Air conditioning
- Central heating
- Cycle racks
- Drop down strip LED lighting
- Parquet flooring
- Fitted kitchenette

AVAILABILITY

FLOOR:	AREA (SQ FT)	RENT (PER SQ FT)	BUSINESS RATES (PER SQ FT)	5 SERVICE CHARGE (PER SQ FT)	TOTAL COST (PER ANNUM)	STATUS
Unit 3	556	РОА	£0.00	£5.00	РОА	Available
Unit 5	1,417	POA	£10.31	£5.00	РОА	Available
Unit 9a	634	POA	£6.42	£5.00	POA	Available
Unit 10	1,230	POA	£10.55	£5.00	РОА	Available
Unit 11a	808	РОА	£9.87	£5.00	POA	Available

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CONTACT

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Misrepresentation Act 1967: These particulars are believed to be correct but their accuracy is not guaranteed and they do not form part of any contract. Unless otherwise stated, all prices and rents. are quoted exclusive of VAT.

AVAILABILITY

FLOOR:	AREA (SQ FT)	RENT (PER SQ FT)	BUSINESS RATES (PER SQ FT)	SERVICE CHARGE (PER SQ FT)	TOTAL COST (PER ANNUM)	STATUS
Unit 12a	779	POA	£10.87	£5.00	POA	Available
Unit 13	977	POA	£9.07	£5.00	POA	Available
Unit 14	1,374	POA	£9.81	£5.00	POA	Available
Unit 16	878	POA	£10.09	£5.00	POA	Available
Unit 20	1,618	POA	£9.86	£5.00	POA	Available
Unit 21	1,253	POA	£9.74	£5.00	POA	Available
Unit 23	1,843	POA	£9.68	£5.00	ΡΟΑ	Available
Unit 24	1,287	POA	£9.73	£5.00	POA	Available