



10 White Lion Street

10 White Lion Street is a new build development offering 54,352 sq ft of grade A workspace focused on wellness and sustainability – positioned in the heart of Angel, just a minute away from Angel underground station.





LOCATION

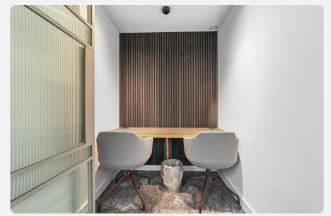
10 White Lion Street's location in Angel, Islington provides occupiers and employees with a range of amenities to aid well-being outside of the building as well as excellent public transport options to get you around town. In the immediate surrounding area there are a number of open spaces in which to relax and workout – as well as public sports grounds and leisure centres. Angel and Upper Street are home to premium gyms and fitness studios offering the most up-to-date fitness classes, or for a more gentle and tranquil pace the Regent's Canal offers some of London's best waterside cycle paths.





Inside 10 White Lion Street















Key features

Facilities



24 hour access





Fully furnished



Showers



Bike storage



Cleaning



Manned reception



Internet



Communal areas



Waste collection

Nearest Stations

















Pancreas

Old Street NORTHEN



The Business Centre is close to London Underground tube stations Angel station, Kings Cross St Pancras, Old Street and Highbury & Islington. Nearest tube stations: Angel (Northern Line), Kings Cross St Pancras (Circle, Piccadilly, Hammersmith & City, Northern, Metropolitan and Victoria) Old Street (Northern Line) and Highbury & Islington (Victoria, Overground & National Rail).



2 months rent deposit + 1 months rent upfront DEPOSIT:

MINIMUM 24 months TERM:

200mb Dedicated bandwidth INTERNET: to cabinet

Fully furnished standard desks & chairs FURNISHED:

FACILITIES: Kitchenette

Manned reception with call answering service RECEPTION:

Cleaning twice a day SERVICES:





Floor, Location, Size, Price

Second Floor

2,653 sq.ft (self-contained) Reduced Market Rate: £31,969 PCM + VAT

Financials

START DATE:	Available immediately
TERM:	24 months
DEPOSIT:	2 months rent deposit + 1 months rent upfront
SET UP:	Office layout as it is, additional rooms or amendments will be charged on a non-profit basis, material & labour

Example Floorplan:





Get in touch and we can discuss your requirements or arrange a viewing to show you around your dream office space

Call us: 020 7788 4747 | Email us: <u>hello@businesscube.co.uk</u> | **www.businesscube.co.uk**

Book a tour