



Paul Street, EC2A Shoreditch

£961.00 pw

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- A3 Retail Unit
- 833 Sq ft
- Recently Refurbished
- Great Location
- Ground & Lower Ground Floors
- Good Transport Links

An A3 retail unit set over the ground and lower ground floor of this Victorian mansion building. The shop faces on to Paul Street which benefits from a high footfall due to its close proximity to Great Eastern Street and Old Street Station. Accommodation

833 sq ft (77.38 sq m) Rent

£50,000 pa Service Charge

Approx. £10,000 Rates Interested parties must verify these figures with The London Borough of Hackney. Legal costs Each party are responsible for their own legal costs. Lease

A new full repairing and insuring lease for a term by arrangement. Communications

A few minutes walk from Old Street, Liverpool Street and Shoreditch High Street stations

Property images:



To arrange a viewing for this property please call us on: **020 7261 1103**

A: 54 Southwark Bridge Road, London, SE1 0AR **T:** 020 7261 1103 **F:** 020 7401 2007 **W:**
www.nelsonssales.com

Floor Plans



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Location



Important Notice

These details have been prepared and issued in good faith and do not constitute representations of fact or form of any offer or contract. Please note that we have not carried out a structural survey of the property, nor have we tested any of the services or appliances. All measurements are intended to be approximate only. All photographs show parts of the property as they were at the time when taken.

Any reference to alterations or particular use of the property wherever stated, is not a statement that planning, building regulations or otherwise relevant consent has been obtained.

Floor plan - All measurements, walls, doors, windows, fittings and appliances, their sizes and locations are shown conventionally and approximate only and cannot be regarded as being a representation either by the seller or his Agent.



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