

6-10 HORNSEY STREET LONDON, N7 8GR

# UNIT 4

1,200 SQ.FT. (112 SQ M)

ELECTRIC  
WORKS N7

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## FLEXIBLE WORKSPACE IMMEDIATELY AVAILABLE



### SELF CONTAINED SPACE FRONTING THE COURTYARD

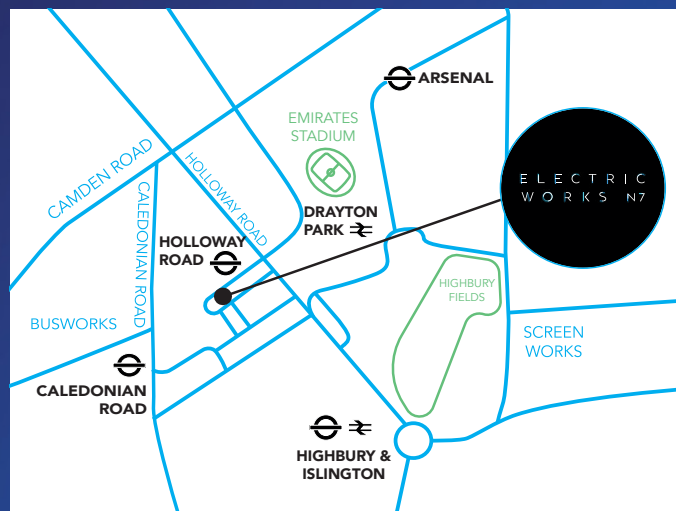
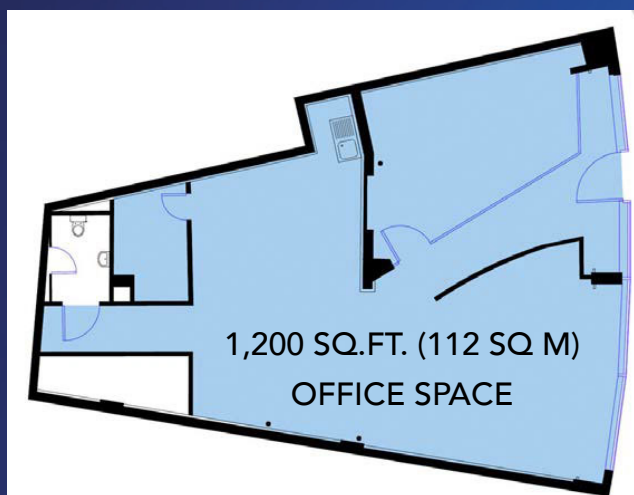
- Excellent natural light
- Fitted for open plan B1 use
- Security and Concierge
- Kitchen and loo facilities



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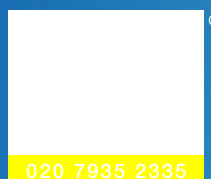
A newly refurbished ground floor unit is arranged as a mostly open plan with a large separate meeting room. The unit benefits from a wide glazed frontage allowing excellent natural light with electric roller shutters, as well as WC, good decoration and a separate kitchen area to the rear.



- Flexible uses within class E
- Own kitchen
- Own WC and wetroom
- Self contained with own front door
- Air conditioned
- Fully accessible raised floor
- High speed internet provided
- Designated courtyard for commercial tenants
- Onsite meeting facilities by arrangement
- High ceilings
- Excellent natural light throughout
- Cycle facilities
- Access to meeting/chill out room



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