

6-10 HORNSEY STREET LONDON, N7 8GR

UNIT 37

800 SQ. FT. (74 SQ. M.)

ELECTRIC
WORKS N7

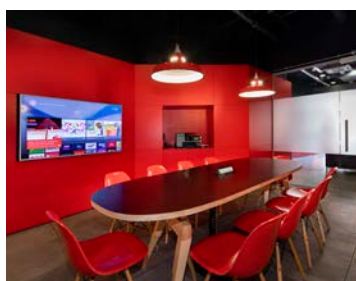
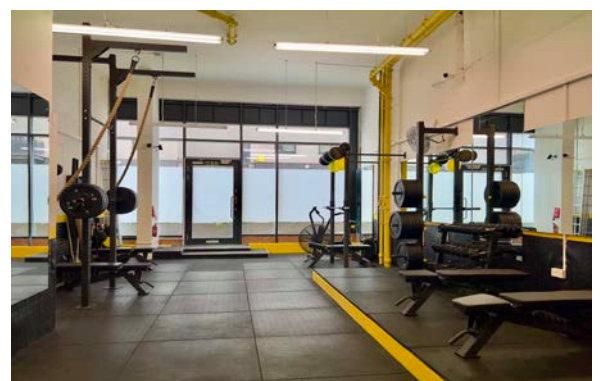
ELECTRICWORKSN7.CO.UK

RETAIL/GYM/OFFICE UNIT WITH EXCELLENT NATURAL LIGHT IMMEDIATELY AVAILABLE



IMMEDIATELY AVAILABLE

- Double Frontage
- Excellent Natural Light
- Keypad Access
- Fitted with power and light



6-10 HORNSEY STREET LONDON, N7 8GR

UNIT 37

Electric Works is situated moments from Holloway Road at the junction with Hornsey Street and Eden Grove. Unit 37 is currently fitted as a gym with kitchen, WC and shower facilities. Holloway Road (Piccadilly Line) is within a close walking distance.



- Flexible Class E uses Leisure/Retail/Office
- Kitchen facilities
- Fitted WC's and Showers
- Air conditioned
- Fully accessible raised floor
- High speed fibre internet available
- Excellent natural light throughout
- Cycle, EV Charging and parking facilities available by negotiation
- Access to meeting/chill out room



Not to Scale



Jon Morell
M : 07957 454 987
jon.morell@strettons.co.uk



Freddie Walker
M : 07436 181 218
fw@ags.uk.com

Misrepresentation Act: The vendors/lessors give notice that: i. These particulars are prepared only for the guidance of prospective purchasers/lessees. They do not constitute the whole or any part of an offer or contract. ii. Certain aspects may be subject to change and it should not be assumed that they remain precisely as displayed in the images. iii. Any reference to particular uses is not intended to be a statement that any necessary planning, building regulations or other consents have been obtained and these matters must be verified by any intending purchaser/lessee iv. We do not have any authority to make or give any representation or warranty whatsoever. These particulars were prepared in May 2025.