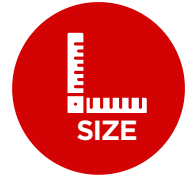




**OVERBURY RD,  
LONDON N15**

**Live & Work**

**UNIT**



**£ 8,000 PCM**

**1,673.18 SQFT**

**RATES** INTERESTED PARTIES ARE ADVISED TO MAKE THEIR OWN ENQUIRIES TO THE LOCAL AUTHORITY.

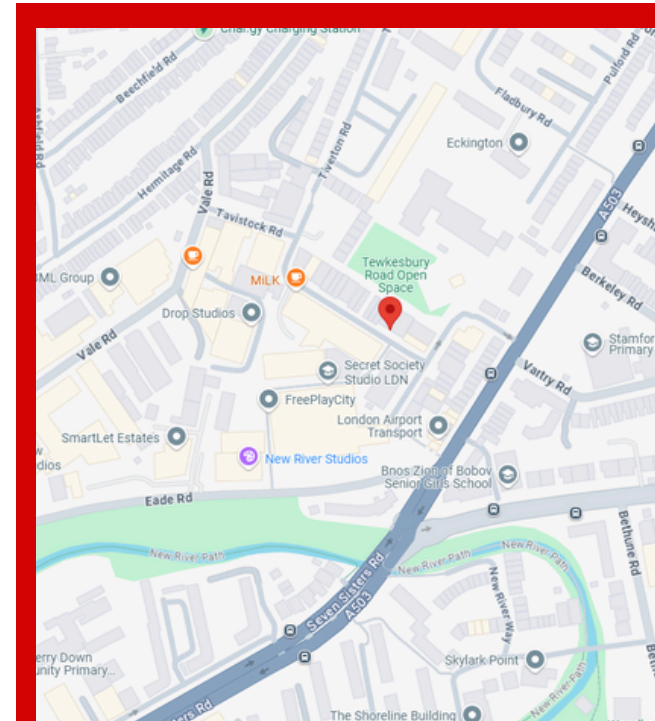
**VAT** NO

**TERMS** TO BE LET A NEW LEASE FOR A TERM TO BE AGREED.

**LEGAL COST** EACH PARTY TO BEAR THEIR OWN LEGAL COSTS.

**EPC RATING** TBC

**VIEWING** PLEASE CONTACT US



[www.vibewarehouses.co.uk](http://www.vibewarehouses.co.uk)

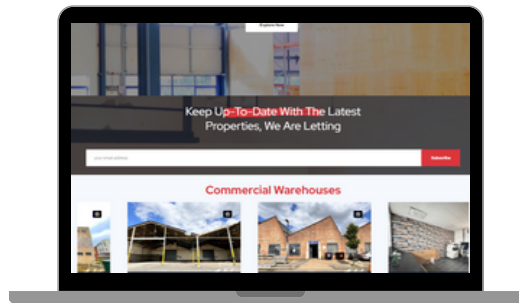


# ABOUT THE PROPERTY

- A versatile live-work space spanning 1,673.18 sqft is now available for rent at Overbury Road, London N15. This unique unit is thoughtfully designed across two floors, featuring eight bedrooms, making it a convenient and functional choice for businesses or individuals seeking a combined living and working environment. The space includes open-plan areas, a kitchenette, a bathroom, dedicated storage, and a hallway, providing flexibility for various business and residential needs.
- Unmatched connectivity and accessibility make Overbury Yard an ideal location. It is just a 4-minute walk to the Vastry Road bus stop, a 3-minute drive to Stamford Hill Overground Station and Manor House Underground Station, and only a 7-minute drive to Harringay Green Lanes Station. The area is well-served by public transport, ensuring effortless commuting across London.
- This is an excellent opportunity to secure a spacious and adaptable property in a prime London location.
- Situated in a vibrant neighborhood, Overbury Yard offers easy access to local markets, shops, restaurants, and essential amenities. Whether you are an entrepreneur, creative professional, or growing business, this space fosters a dynamic and collaborative work environment within a lively community.



**OVERBURY RD,  
LONDON N15**



## Contact Us

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- 📍 **Harvest House, London, E5 9LU**
- ✉️ **[info@vibewarehouses.co.uk](mailto:info@vibewarehouses.co.uk)**



# Live & Work

## UNIT



## FEATURES



**STAMFORD HILL OVERGROUND STATION, MANOR HOUSE UNDERGROUND STATION, AND HARRINGAY GREEN LANES STATION**



**VASTRY ROAD BUS STOP**



Misdescriptions Act 1991

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