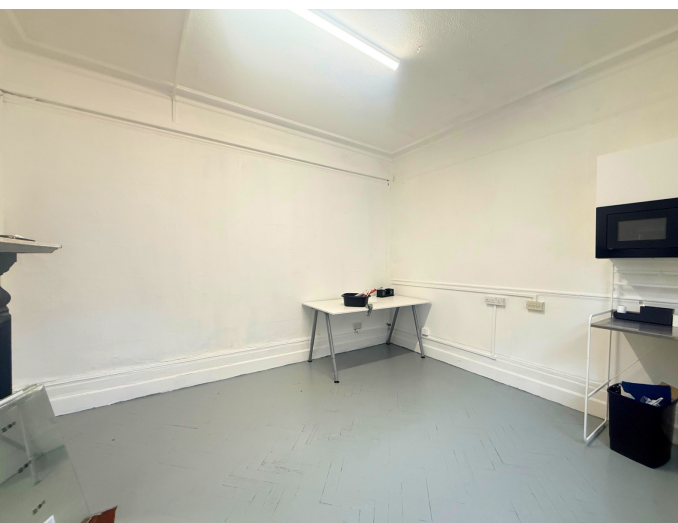




56, DACE ROAD E3

Creative
WORKSPACE



£ 900 PCM



168.67 SQFT

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

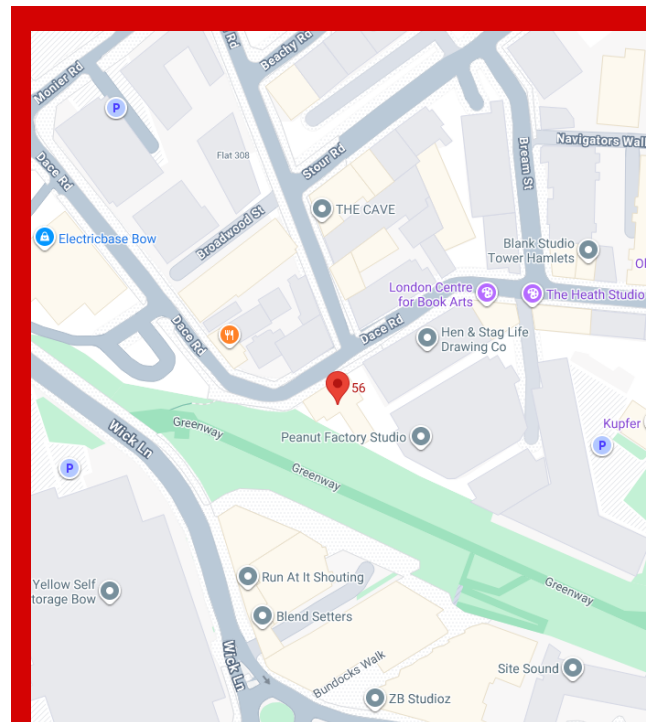
VAT NO

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




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WAREHOUSES



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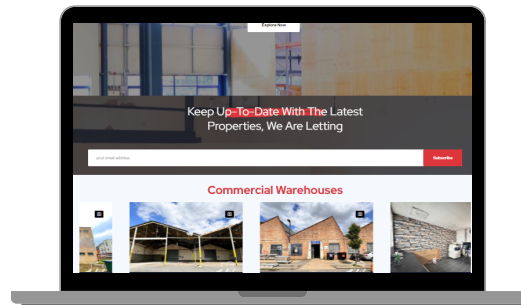


ABOUT THE PROPERTY

- Step into your next creative with this ground-floor studio on Dace Road, London E3. Spanning 168.67 sq ft and boasting an E-class licence, the space is ideal for makers, designers, creative professionals or small start-ups looking to establish their base in a thriving East London neighbourhood.
- There's no VAT or service charge keeping your monthly outgoings clear and simple. A three-month deposit structure reinforces security and peace of mind for both parties.
- This open-plan unit includes electricity and access to gas, and benefits from on-street parking. Its E-class licence makes it suitable for many creative and commercial uses, giving you flexibility in how you occupy and evolve the space.
- Situated only a 3-minute walk from Wansbeck Road bus stop and a short drive from Hackney Wick station (approx. 6 minutes), your team and clients will find travel effortless. Placed just steps from the London Stadium, you're at the heart of East London's most dynamic creative cluster perfect for networking, collaboration, and growth.
- More than just a workspace, this is your opportunity to become part of a flourishing creative community. Whether you're a startup founder, a designer, or a local entrepreneur, this space offers the infrastructure, licence, and location to bring your vision to life.



56, DACE ROAD E3



Contact Us



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FEATURES



**WANSBECK ROAD AND
HACKNEY WICK**



Misdescriptions Act 1991

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