

PILCHER●LONDON

bespoke commercial property consultants

gloucester studios
122a gloucester
avenue
london, nw1

for rent & for sale

1,969 sq ft

superb stylish ground floor unit
with car parking. of interest to all
types of creative businesses and
wellbeing operators



www.pilcher.london | 0207399 8600

● gloucester studios, 122a gloucester avenue, london, nw1



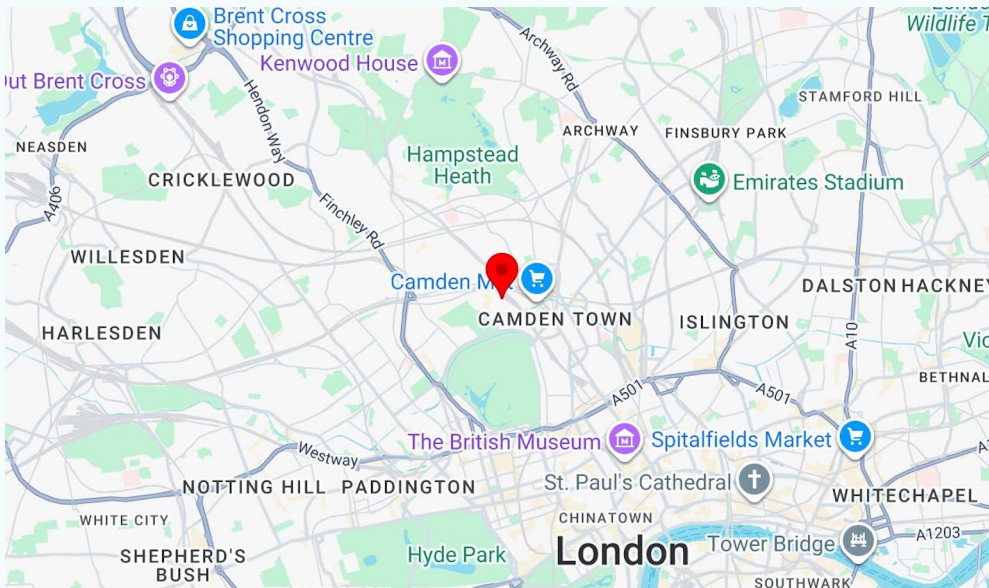
about

this campus was developed c 15 years ago and designed by dmfk architects

location

located in the heart of primrose hill, which is a vibrant area close to primrose hill park with impressive view across the whole of london. there is an abundance of food and beverage offerings such as lemonia, greenberry cafe, cowshed, the lansdowne + the engineer gastro pubs with the acclaimed sardo canale italian restaurant also in the street

the building is situated a short walk from chalk farm (northern line) and camden town (northern line)



PILCHER ● LONDON

www.pilcher.london | 0207399 8600

● gloucester studios, 122a gloucester avenue, london, nw1



 gloucester studios, 122a gloucester avenue, london, nw1

accommodation

the accommodation comprises the following areas:

name	sq ft	sq m	availability
ground	1,969	182.93	available
total	1,969	182.93	

● gloucester studios, 122a gloucester avenue, london, nw1

amenities

- style + character
- oak wood flooring throughout
- comfort cooling
- 3 meeting rooms
- kitchen
- car parking space
- w/c's + shower

financials

rent	£50,000 per annum
price	offers in the region of £1,100,000
rates payable	£12.26 per sq ft
service charge	£4,000 per annum

lease

new lease

 gloucester studios, 122a gloucester avenue, london, nw1

PILCHER●LONDON

bespoke commercial property consultants



viewings & more information

taylor rosen

020 7399 8610 | 07834 789 346

taylorrosen@pilcher.london

simon rinder

020 7399 8611 | 07734 488 286

simonrinder@pilcher.london

julian wogman

020 7399 8605 | 07904 337 664

julianwogman@pilcher.london