

10 JAMESTOWN ROAD

CAMDEN NW1



A FITTED CAMDEN WORKSPACE.

READY FOR OCCUPATION

10 Jamestown Road is a modern mixed-use building arranged over five floors. The office benefits from several meeting rooms and private offices ready for occupation.

The building itself is a 5-minute walk from Camden Town Station with easy connection to King's Cross, The West End and The City.



JAMESTOWN ROAD / STREET ELEVATION

SECOND FLOOR

3,070

SQ FT

ASKING RENT

£45.00

PSF

AVAILABILITY

NOW

LEASE

NEW

OUTSIDE 1954 ACT



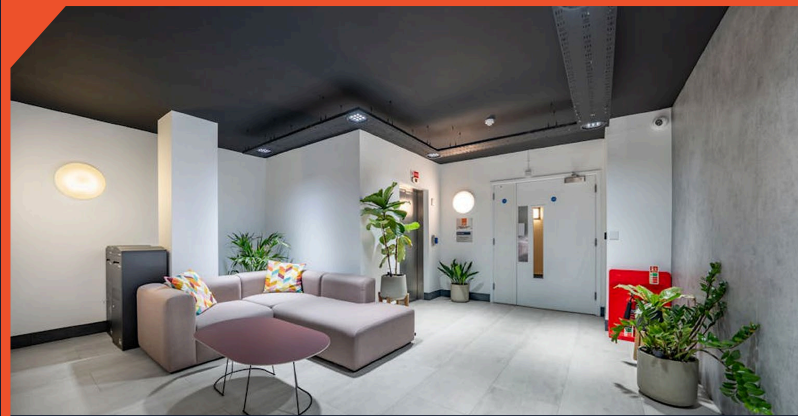
FITTED.
FLEXIBLE.
READY.

10 JAMESTOWN ROAD / CAMDEN NW1

SUMMARY SPECIFICATION

Fitted office accommodation with generous natural light, private office and meeting rooms and everyday amenities, all behind a dedicated, recently refurbished reception.

- | | | | |
|----|-------------------|----|----------------------|
| 01 | FULLY FITTED | 02 | AIR CONDITIONING |
| 03 | NATURAL LIGHT | 04 | KITCHENETTE |
| 05 | MEETING ROOMS | 06 | PRIVATE OFFICES |
| 07 | SEPARATE ENTRANCE | 08 | READY FOR OCCUPATION |



REFURBISHED ENTRANCE



— AVAILABILITY / TERMS

**SECOND
FLOOR**

3,070 SQ FT
285.2 SQ M

FITTED OFFICE / AVAILABLE NOW

10 JAMESTOWN ROAD / CAMDEN NW1

RENT

£45.00 PSF

RATES PAYABLE

£23.77 PSF

SERVICE CHARGE

£7.00 PSF

SOURCE-QUOTED TOTAL

£75.83 PSF

SECOND FLOOR PLAN

3,070 SQ FT 285.2 SQ M



LAYOUT INCLUDES

OPEN PLAN

Central open-plan working area

PRIVATE ROOMS

Meeting rooms and private offices

KITCHENETTE

Fitted kitchenette

ENTRANCE

Separate office entrance

THE AREA

AT THE HEART OF CAMDEN.

Jamestown Road sits in the heart of a well-established Camden business hub.

Jamestown Road benefits from strong footfall and proximity to Camden Town station on the Northern line. The area attracts global names, Dr. Martens among them, alongside a mix of retail, leisure and food and beverage that runs from morning through to late into the evening.

At its heart is Camden Market, home to more than 1,000 shops, stalls, bars and cafés. It is curated by the same investor behind Hawley Wharf, a 550,000 sq ft scheme that has further transformed the Camden Lock area, blending retail, leisure, dining and office space.

1,000+

SHOPS, STALLS AND BARS / CAMDEN MARKET

550,000

SQ FT / HAWLEY WHARF SCHEME

CURZON • LABS • STAY

HAWLEY WHARF ANCHOR TENANTS

10 JAMESTOWN ROAD / CAMDEN NW1



CAMDEN LOCK



CAMDEN MARKET



CAMDEN HIGH STREET

CAMDEN ON YOUR DOORSTEP.

WALK TIMES

CAMDEN TOWN	8 MIN	CAMDEN ROAD OVERGROUND	12 MIN
CHALK FARM	13 MIN	MORNINGTON CRESCENT	15 MIN

LOCAL AMENITIES / MAP KEY

RESTAURANTS / BARS

- 1 The Blues Kitchen
- 2 Camden Head
- 3 Pizza Pilgrims
- 4 Jazz Café
- 5 Earl of Camden
- 6 Dolso
- 7 Daphne
- 8 Sushi Serenade
- 9 Andy's Greek Taverna
- 10 Lumi

CONTINUED

- 11 Jamon Jamon
- 12 Boxpark
- 13 Camden Market
- 14 Whole Foods Market
- 15 Nando's
- 16 Shrimp Shack
- 17 Turtle Bay
- 18 Wagamama
- 19 Mildreds Camden

CAFÉS

- 1 Camden Bakery
- 2 GAIL's
- 3 Barman Coffee
- 4 Coffee Jar
- 5 Caffè Nero

FITNESS

- 1 Basement Gym & Studio
- 2 Rumble



VIEWINGS / ENQUIRIES

FURTHER INFORMATION

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