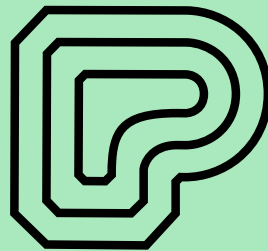




THE
PIANO
FACTORY



Perren Street, Kentish Town NW5
1,408 sq ft - 11,337 sq ft



Up to 11,337 sq ft of offices to let, set within an industrial-chic style warehouse conversion, located within close proximity of the newly refurbished Kentish Town West and Kentish Town stations.



STRIKING WAREHOUSE CONVERSION WITH ORIGINAL INDUSTRIAL FEATURES



Floor	Sq Ft	Sq M	Condition
4th - Total	1,820	169	Cat A
3rd - Total	3,262	303	Cat A
3rd (North)	1,544	143	Cat A
3rd (South)	1,718	160	Cat A
2nd - Total	3,283	305	Cat A+
2nd (North)	1,558	145	Cat A+
2nd (South)	1,725	160	Cat A+
1st - Total	3,242	301	Let
G - Total	3,242	301	-
G (South)	1,408	131	Cat A+
G (North)	1,507	140	Let
LGF - Total	1,564	145	Cat A

SPECIFICATION



Air Conditioning



Terrace



Lift



Raised Floors



Showers



Newly fitted Cat A+ floors



Cycle Facilities



Excellent natural light throughout



Exposed Beams & Brickwork



Architecturally Designed Staircase



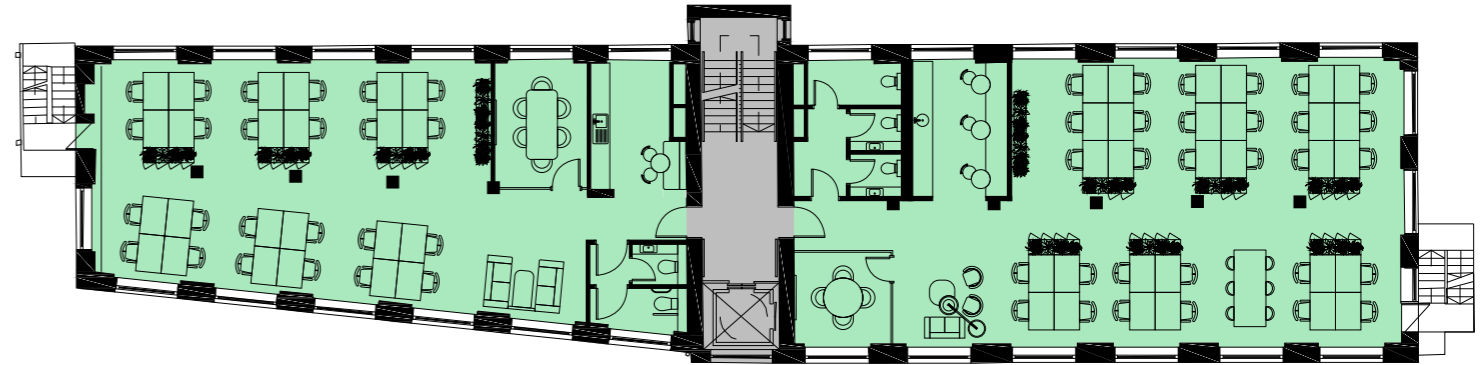
NEWLY FITTED CAT A+ FLOORS



THE BUILDING

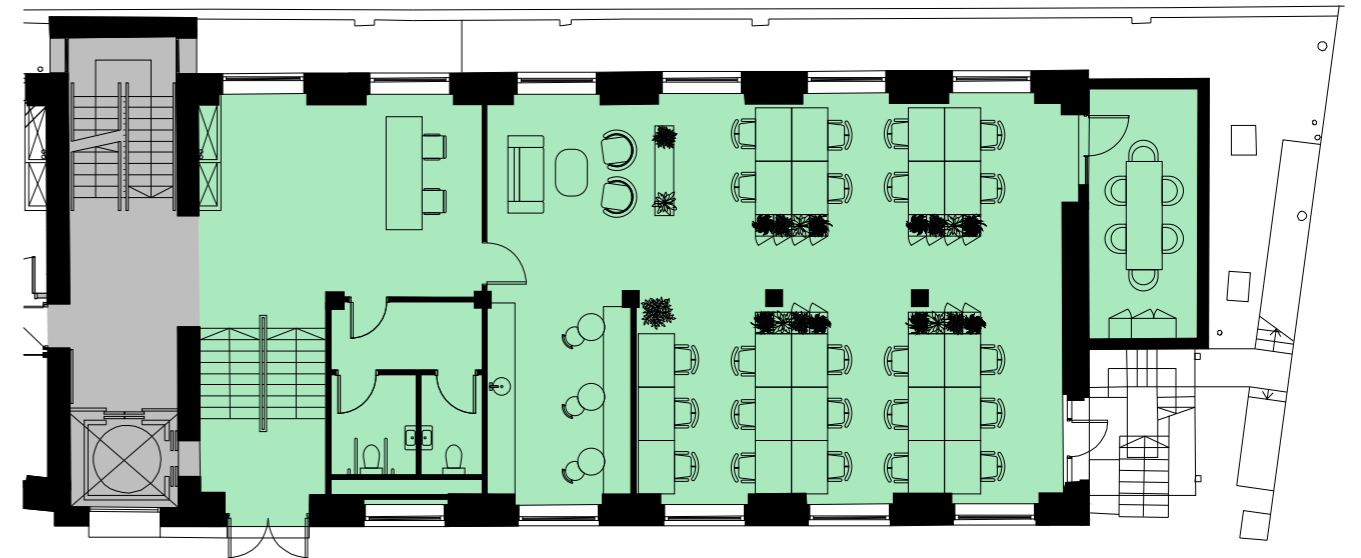
2ND FLOOR

3,283 sq ft | 305 sq m



GROUND FLOOR SOUTH

1,408 sq ft | 131 sq m

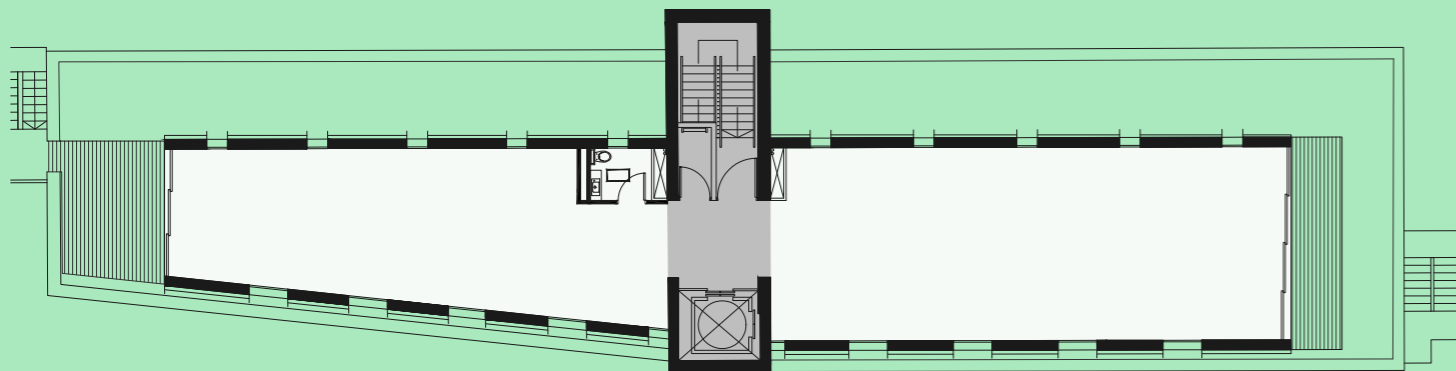


THE PIANO FACTORY

FORMER PIANO FACTORY BENEFITTING FROM VOLUME, LIGHT & CHARACTER

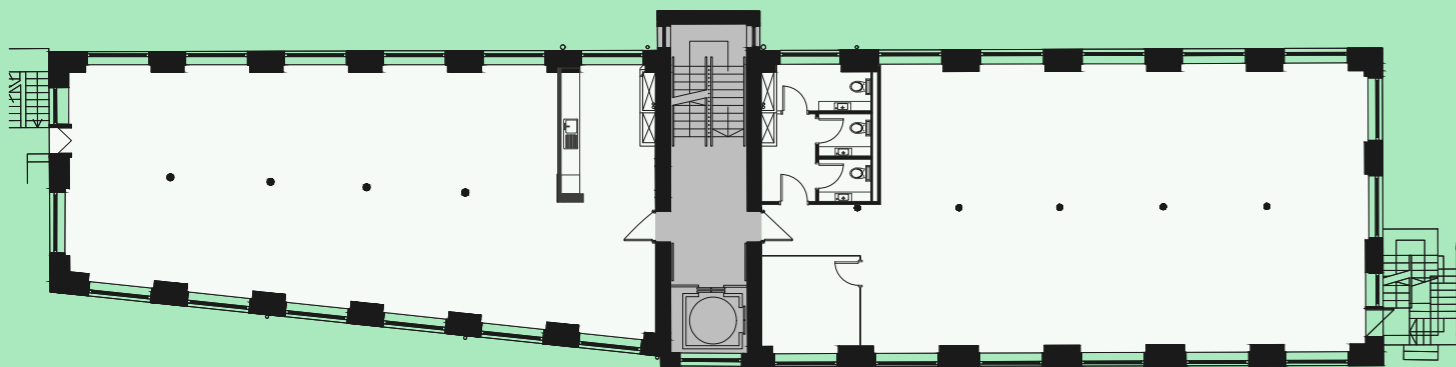
4TH FLOOR

1,820 sq ft | 169 sq m



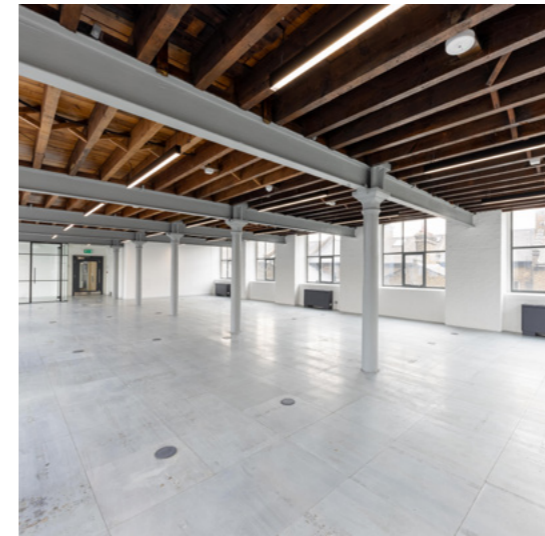
TYPICAL UPPER

3,283 sq ft | 305 sq m



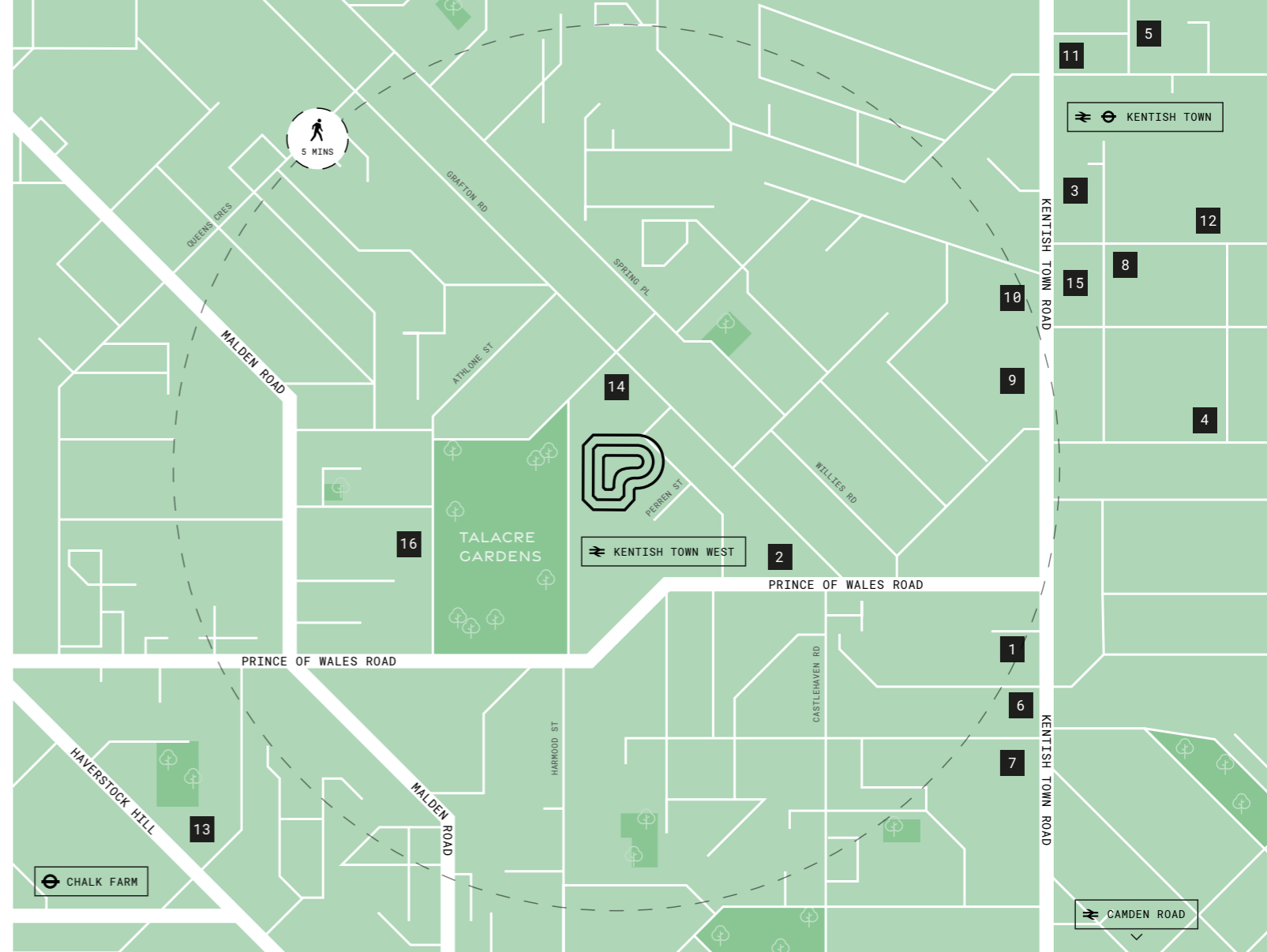
The Piano Factory offers refurbished warehouse accommodation on the lower ground, part ground and 2nd to 4th floors.

The building provides characterful open plan office space and a lower ground break out area.





IN THE HEART OF KENTISH TOWN, ONE OF LONDON'S MOST VIBRANT AREAS.



1. Albion's Restaurant
2. Kentish Town Street Art
3. Boma Garden Centre
4. Camden Town Brewery
5. Kentish Town West Station



DRINK

1. Doppio Coffee
2. The Fields Beneath
3. Knowhere Special
4. The Lion and Unicorn
5. The Pineapple

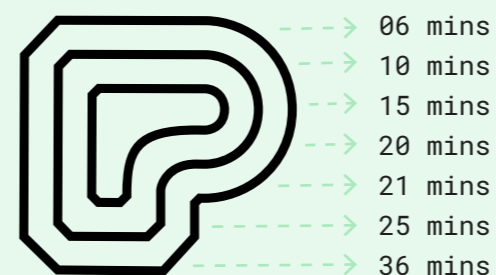
DINE

6. Anima e Cuore
7. Albion's
8. The Parakeet
9. Bengal Lancer
10. E. Mono
11. Patron

UNWIND

12. Boma Garden Centre
13. In Motion
14. Lunar Cycles
15. The Form Room
16. St Pancras Boxing Club

TRAVEL TIMES



- King's Cross
- Farringdon
- Tottenham Court Road
- Waterloo
- Old Street
- Dalston Junction
- Shepherd's Bush



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