



Lonsdale Road N.W

By Akoya

Unit 1-3
1st floor
1,295 sq. ft
Available now







Lonsdale Road is a unique London street.

Historically a stable block for the Hackney carriages, the street has morphed over time into a creative community for diverse businesses, from office studios to yoga, restoration bathrooms, a micro-brewery, vet and dentist – a village within a street.



Connectivity

-  5 mins to Queens Park Station
10 mins to Brondesbury Park Station
-  6 mins to Paddington Station
14 mins to Oxford Circus



Unit 1-3 1st floor 1,295 sq. ft

1,295 sq. ft of newly refurbished office space to let.

Situated on a privately maintained mews road; home to an eclectic mix of creative and entrepreneurial businesses.

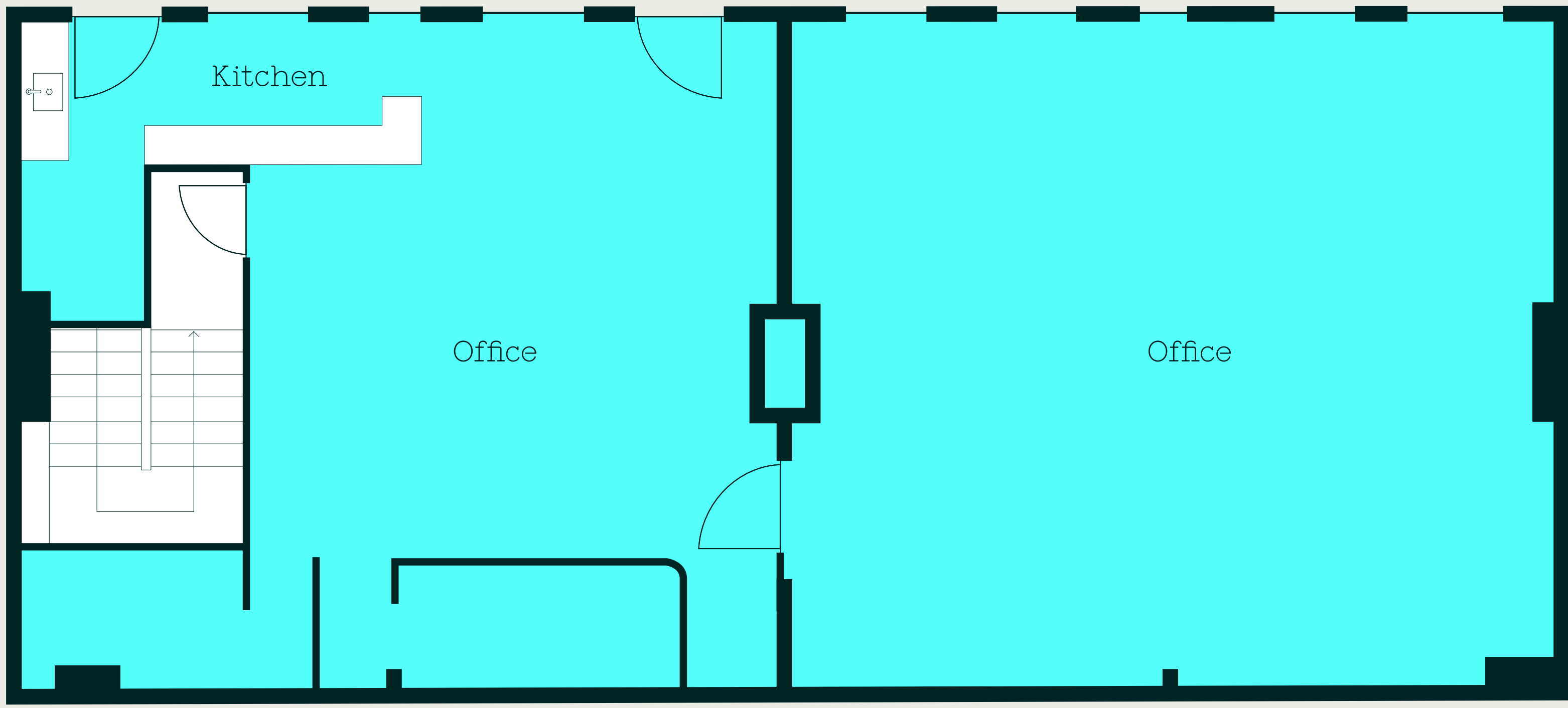
- 12-18 people
- Flexible leasing
- Newly refurbished
- High spec kitchen
- Excellent connectivity
- Fully electric
- Air conditioned
- EPC: TBC





Space plan / No. 1-3

Unit	Floor	Sq ft / Sq m
1-3	First	1,295 / 120
Total		1,295 / 120



First Floor



Life Spaces

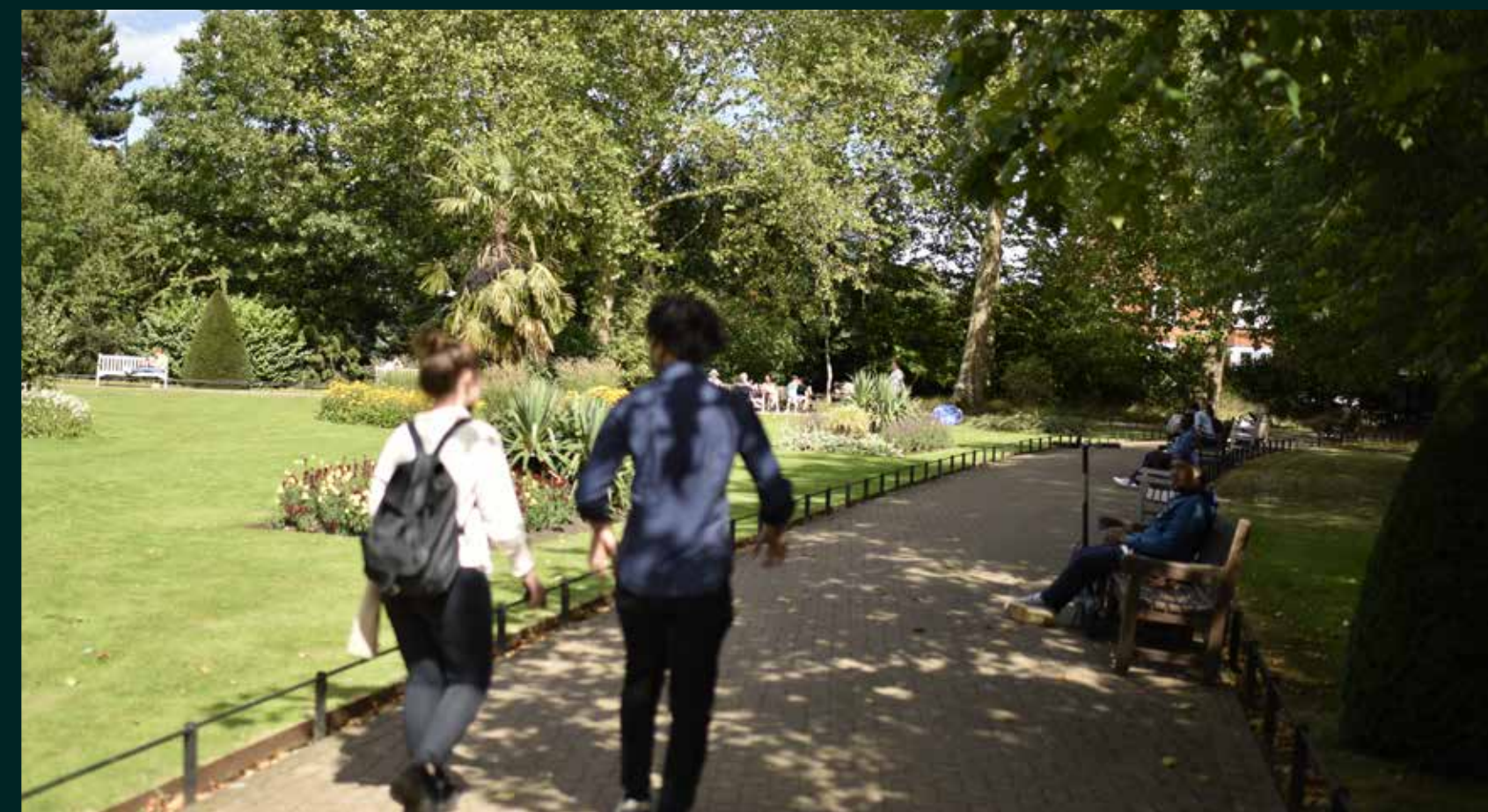
Lonsdale Road has become a hit with Queen's Park's locals who gather to enjoy the area's excellent bars and restaurants, including Milk Beach, Wolfpack Brewery, and Dark Habir Coffee to name just a few.

When the sun shines, the action moves out onto the pavements and the atmosphere is friendly and welcoming.



Queen's Park is a stone's throw away with open green spaces, all-weather tennis courts, ornamental gardens, and even a City Farm.

Yoga Loft is conveniently located on Lonsdale Road itself, with Fitness First just around the corner.



Location

Walk, run or ride to work—what's better than that?

Queen's Park is a 5 minute walk from Lonsdale Road, providing a quick service into Central London via the Bakerloo line and overground services. With Brondesbury Park only 10 minutes walk away providing overground services around the capital.



For any further information
please contact one of our agents:



Peter Wilson
peter@dutchanddutch.com
07896 678 182

Tony Matthews
tony@dutchanddutch.com
07973 362 924

www.dutchanddutch.com

We scour the London landscape to find assets in emerging neighbourhood locations that we believe are hidden gems.

Then we invest to create sustainable workplaces and creative, entrepreneurial communities.

Textured places with heart and soul where people can work, create, collaborate and have fun.

Our name comes from a Japanese cultured pearl. It fits us perfectly because we create places that become pearls.

www.akoyalondon.com

Misrepresentation act 1967: Dutch & Dutch, for themselves and for the lessor(s) of this property whose agents they are, give notice that: 1. These particulars do not constitute any part of, an offer or contract. 2. None of the statements contained in these particulars are to be relied on as statements or representations of fact. 3. Any intending lessee must satisfy himself by inspection or otherwise as the correctness of each of the statements contained in these particulars. 4. The lessor(s) do not make or give and neither Dutch & Dutch, nor any person in their employment has any authority make or give, any representation or warranty whatever in relation to this property. Finance Act 1989: Unless otherwise stated all prices and rents are quoted exclusive of VAT Property Misdescription Act 1991: These details are believed to be correct at the time of compilation but may be subject to subsequent amendment. Brochure and photographs. September 2023. Designed by Smart Soho

Lonsdale Road NW

By Akoya