



# Lonsdale Road N.W

By Akoya

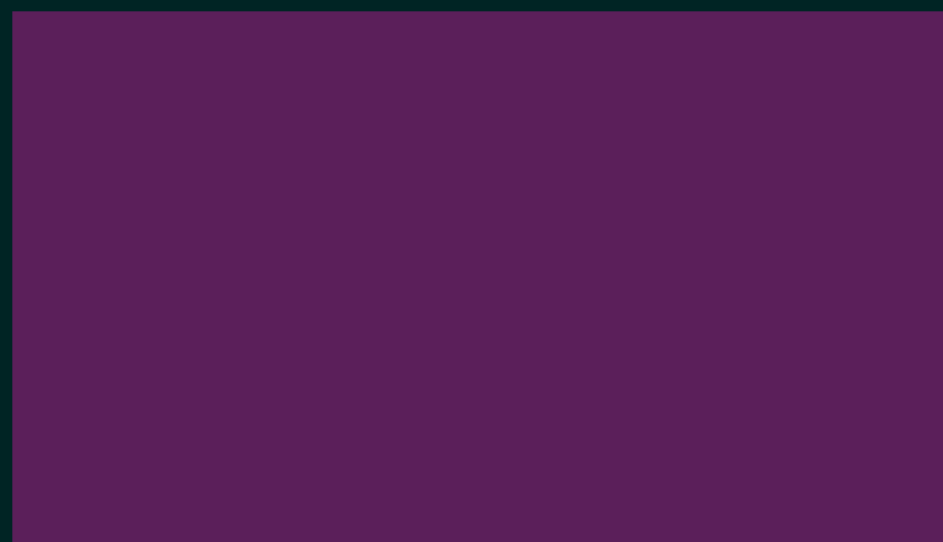
Unit 6  
1,395 sq. ft  
Available now







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 6 1,395 sq. ft

1,395 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.

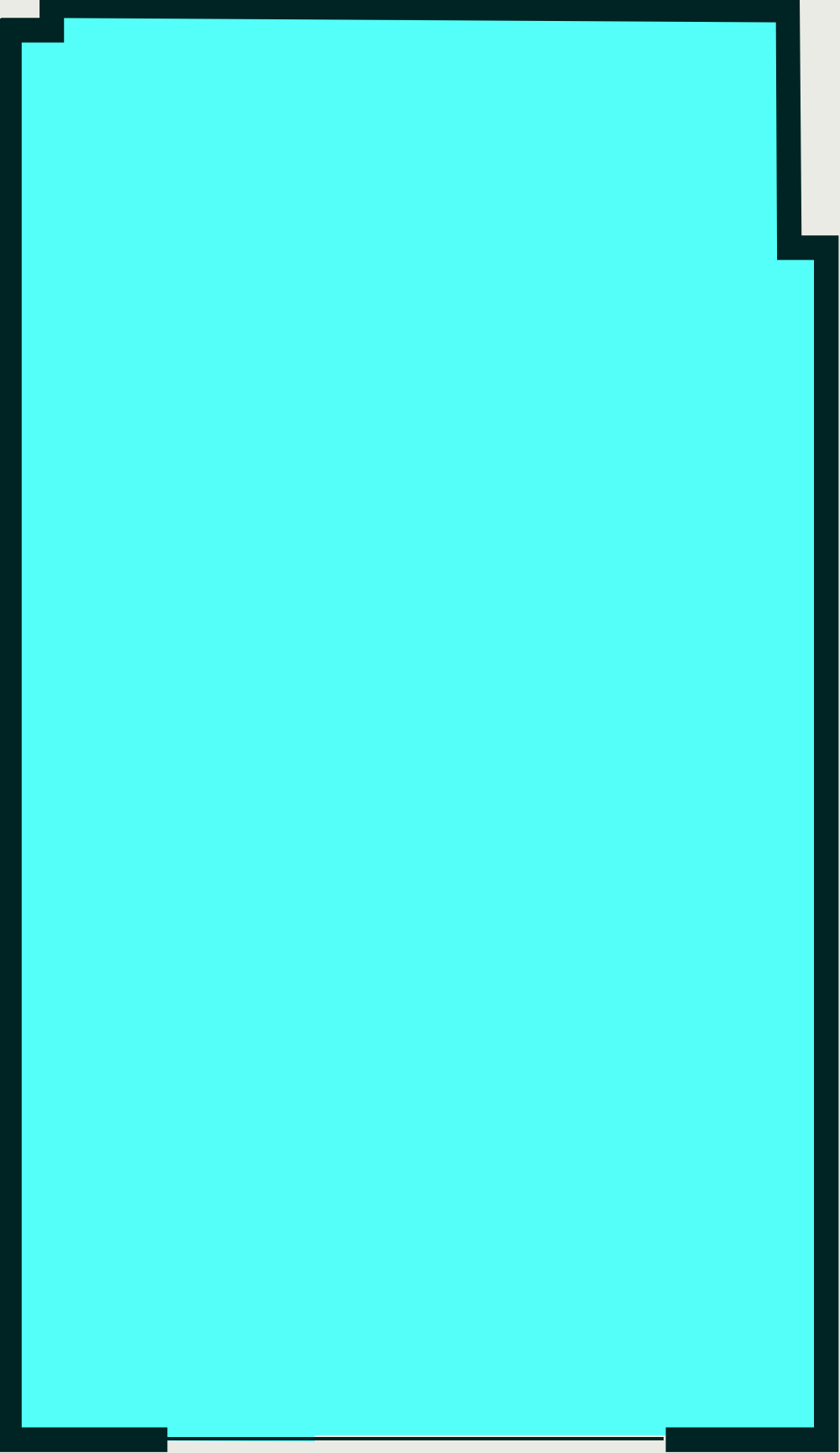
- 13-19 people
- Flexible leasing
- Newly refurbished
- High spec kitchen
- Excellent connectivity
- Fully electric
- Air conditioned
- EPC: B



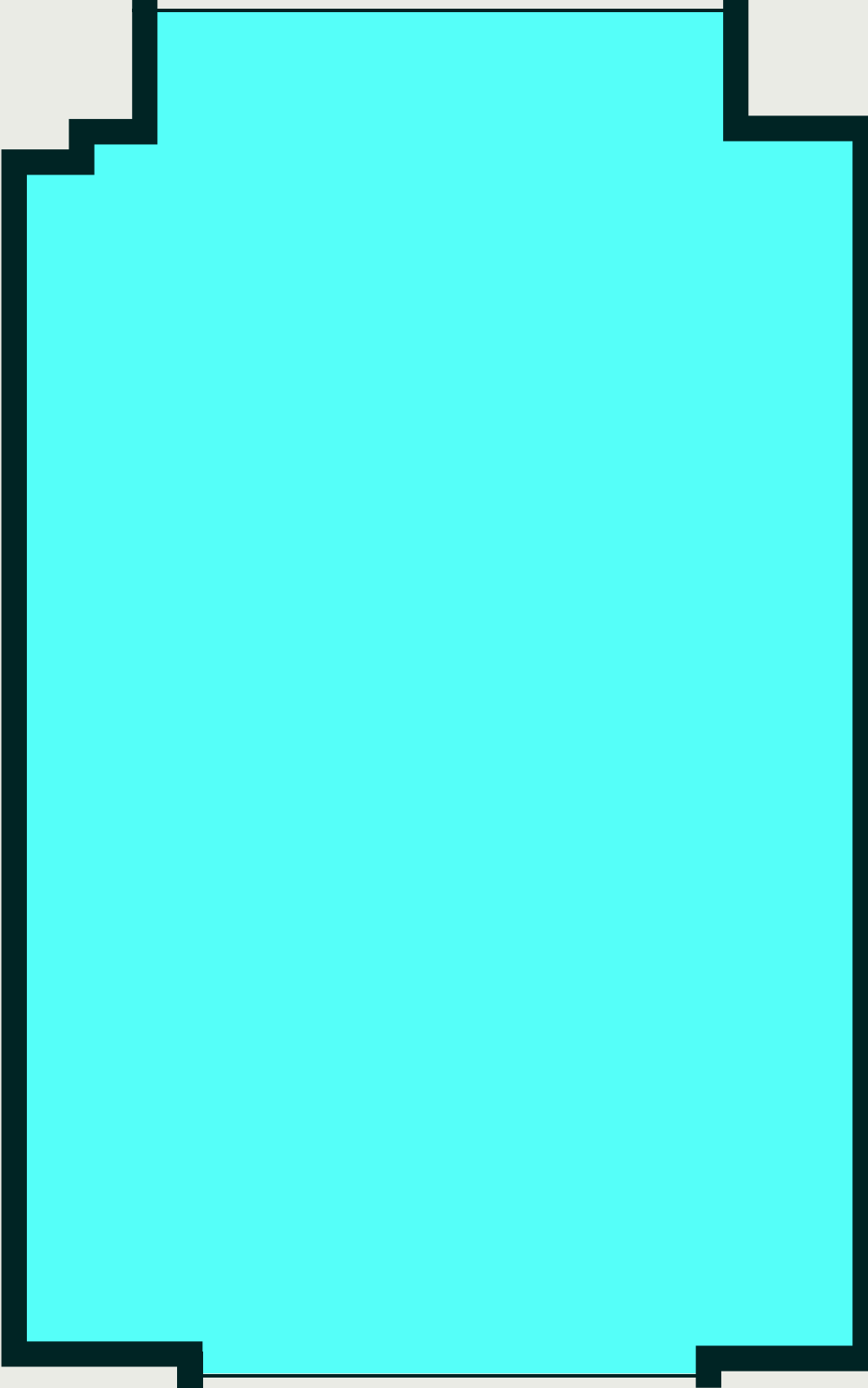


# Space plan / No. 6

Unit	Floor	Sq ft / Sq m
6	First	655 / 60.85
6	Ground	740 / 68.74
<b>Total</b>		<b>1,395 / 190.44</b>



Ground Floor



First Floor



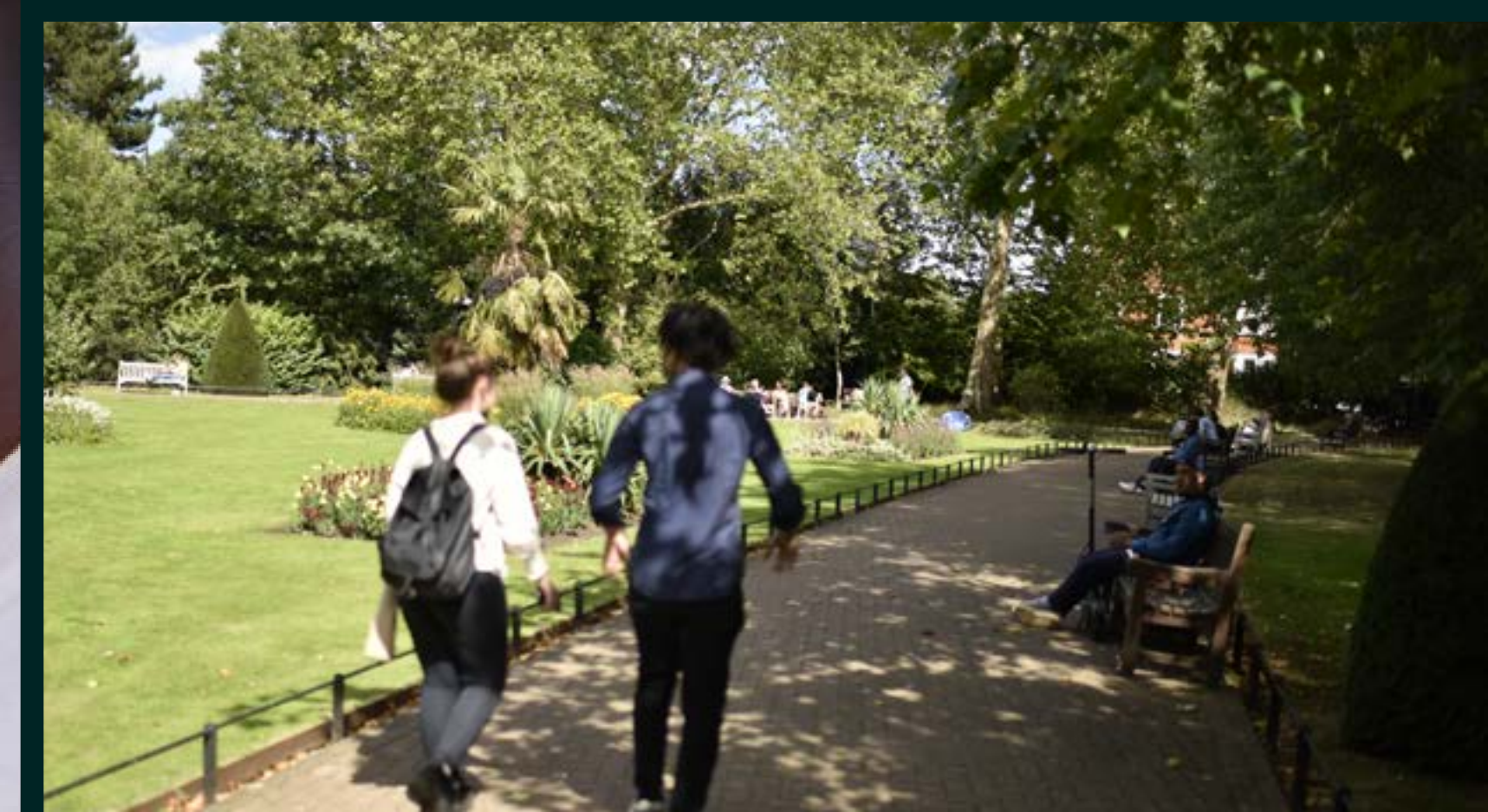
Lonsdale Road has become a hit with Queen's Park's locals who gather to enjoy the area's excellent bars and restaurants, including Milk Beach, Wolfpack Brewery, and Dark Habir Coffee to name just a few.

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:



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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.

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