

EAST

ONE

SPITALFIELDS



EAST ONE

# CONVERTED WAREHOUSE. QUALITY DESIGN.

East One is a prime example of a converted **Victorian Warehouse** that has been delivered to an excellent office specification.

It is perfectly positioned, a short walk to the bustling submarkets of **Spitalfields** and **Brick Lane** as well as the excellent transport links of **Liverpool Street** and **Aldgate**.

This former warehouse building offers a **fully fitted** first floor, complete with including glass **meeting rooms**, a spacious **private kitchen** and extensive **breakout areas** including a private **roof terrace**. The ground floor, with **private access** from Commercial Street, offers a versatile CAT A finish suitable for a variety of uses.

The building is complete with an **impressive reception** area, two new passenger **lifts** as well as **showers** and **secure bicycle** racks.





EAST ONE

IT'S ALL  
IN THE  
DETAIL



CRITTALL STYLE  
DOUBLE GLAZED  
WINDOWS

PRIVATE  
MEETING  
ROOMS

FULLY  
FITTED  
FIRST  
FLOOR

PRIVATE  
KITCHEN &  
BREAK OUT  
SPACE

FEATURE  
RECEPTION  
AREA

NEW  
WC'S AND  
SHOWERS

PRIVATE ROOF TERRACES

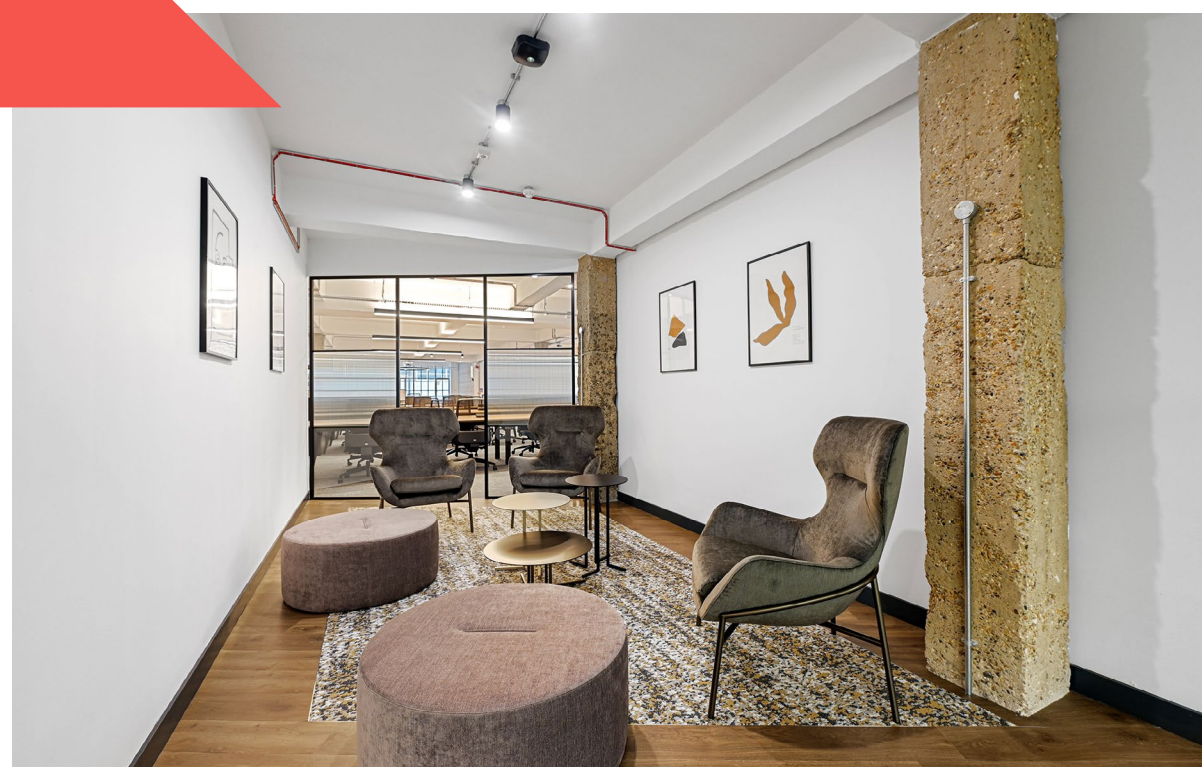
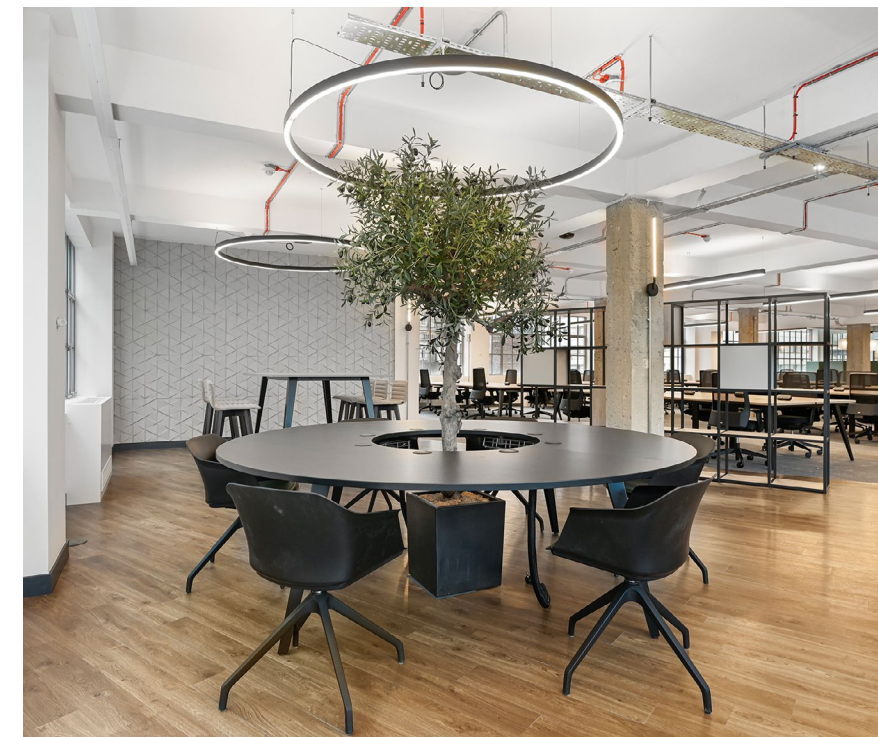


2 NEWLY  
INSTALLED  
8-PERSON  
PASSENGER  
LIFTS











# SPACE THAT WORKS

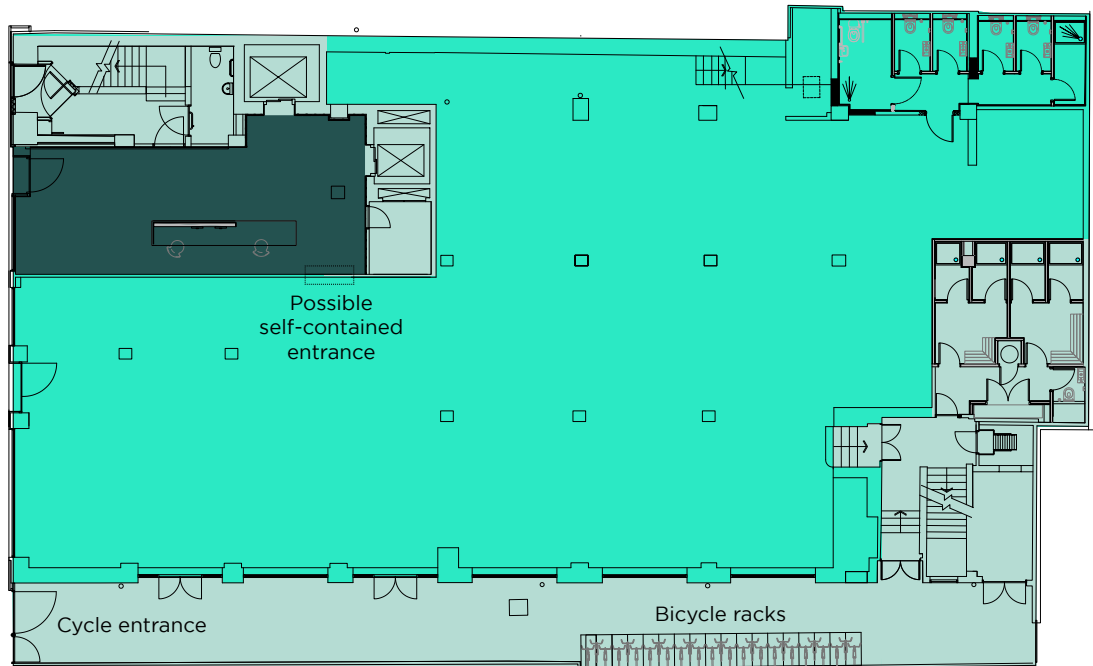
FLOOR	SQ FT	SQ M
5	2,809	261
4 (private terrace)	4,036	375
3 (fully fitted)	4,585	426
2	4,757	442
1 (private terrace)	4,768	443
G*	5,769	536
TOTAL AVAILABLE	15,122	1,405

\*including mezzanine

LET  
LET

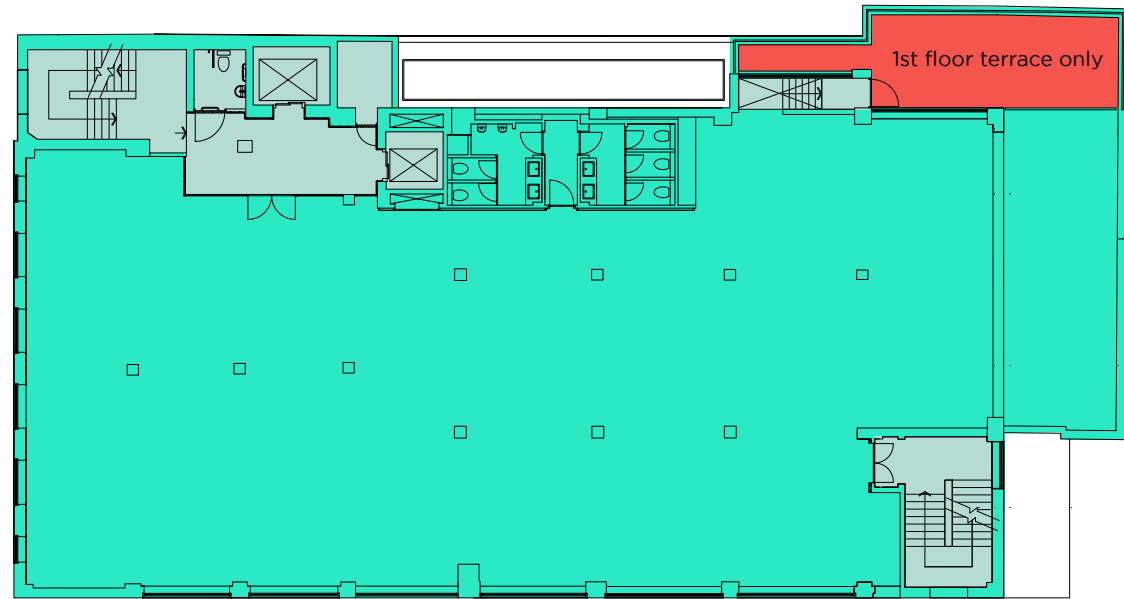
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AVAILABLE



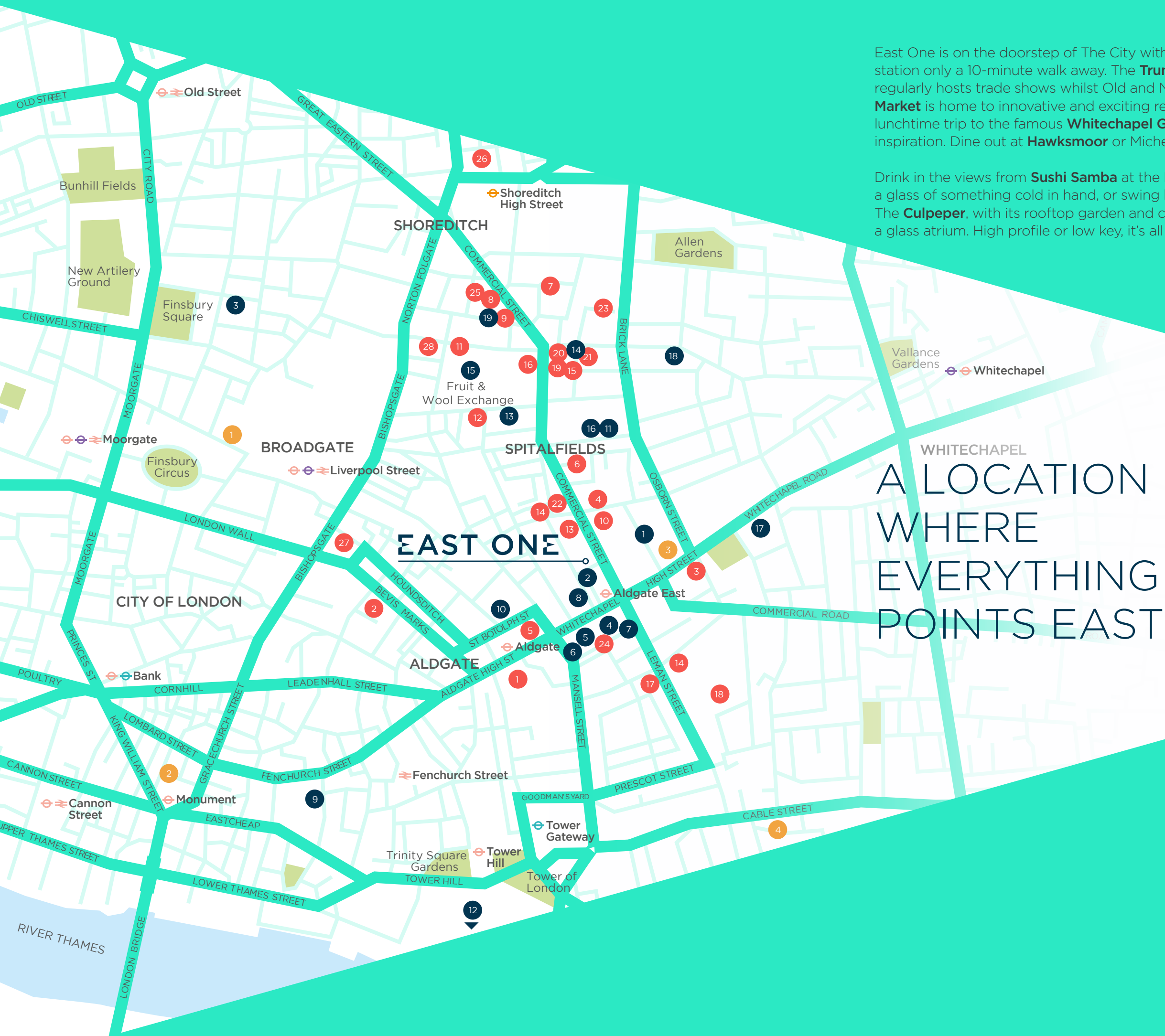
1&3

AVAILABLE



KEY

- Office
- Common parts
- Reception
- Terrace



East One is on the doorstep of The City with Liverpool Street station only a 10-minute walk away. The **Truman Brewery** regularly hosts trade shows whilst Old and New **Spitalfields Market** is home to innovative and exciting retail. Make a lunchtime trip to the famous **Whitechapel Gallery** and find inspiration. Dine out at **Hawksmoor** or Michelin-Star **Brat**.

Drink in the views from **Sushi Samba** at the Heron Tower with a glass of something cold in hand, or swing by local favourite, The **Culpeper**, with its rooftop garden and cocktail bar under a glass atrium. High profile or low key, it's all here.

### Occupiers

- 1 Jump Studios
- 2 Mindspace
- 3 Oh Polly
- 4 Huddle
- 5 Perkins & Will
- 6 Unruly Media
- 7 Ince Gordon Dodds
- 8 Ytko Group
- 9 Accenture
- 10 Clyde & Co
- 11 Istituto Italy Marangoni
- 12 Investis Digital
- 13 Ashurst
- 14 Wieden & Kennedy
- 15 Allen & Overy
- 16 Rafael Vinoly
- 17 X&Y
- 18 Second Home
- 19 Fora

### Leisure

- 1 iRebel
- 2 Cyclebeat
- 3 Whitechapel Gallery
- 4 Wilton's Music Hall

### Eat & Drink

- 1 37 Jewry
- 2 The Alchemist
- 3 Aldgate Coffee House
- 4 Arts Bar and Café (Toynbee Studios)
- 5 Black Sheep Coffee
- 6 Milroy's of Spitalfields
- 7 Caboose
- 8 Delamina East
- 9 Watchouse Coffee
- 10 The Culpeper
- 11 The English Restaurant
- 12 Gunpowder
- 13 Hungry Donkey Greek Kitchen
- 14 Leman Street Tavern
- 15 Flat Iron
- 16 Genesis Vegan
- 17 The Oliver Conquest
- 18 The Pastry Parlour
- 19 St Johns Bread & Wine
- 20 Poppies Fish & Chips
- 21 Rosa's Thai
- 22 Trade
- 23 The Truman Brewery
- 24 Whitechapel Grind
- 25 Hawksmoor
- 26 Brat
- 27 Sushi Samba
- 28 Galvin Lachapelle



# EVERYTHING CONNECTED



COMING TO LIVERPOOL ST AND WHITECHAPEL

HAMMERSMITH  
32 mins



PADDINGTON  
32 mins



WHITE CITY  
18 mins



BAKER STREET  
18 mins



BOND STREET  
18 mins



VICTORIA  
17 mins



OXFORD CIRCUS  
12 mins



KING'S CROSS  
ST. PANCRAS  
12 mins



FARRINGTON  
12 mins



LIVERPOOL  
STREET  
4 mins



FENCHURCH STREET  
10 mins



LIVERPOOL STREET STATION  
10 mins



ALDGATE EAST  
2 mins



WHITECHAPEL STATION  
11 mins



SHOREDITCH HIGH ST  
10 mins



ALDGATE  
4 mins

EAST ONE





# THE DETAILS

**Terms Upon Application.**

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## EASTONE.LONDON

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# Aitch

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