



Susskind.

10-11 Charterhouse Square EC1

Charterhouse Square is unquestionably one of Farringdon's most charming micro-locations. No.10-11 provides well refurbished floorplates with an abundance of natural light.

The building underwent a new refurbishment in 2021 to create a fully DDA Compliant offering via installation of 2 x new passenger lifts plus refurbishment of communal WC's and shower facilities. Furthermore, the building offers cycle storage and car parking with EV charging stations which are available subject to a separate license agreement.



The building provides two available floors located across ground which offers 4,286 sq ft whilst the newly available penthouse suite on the 5th floor totals 1,835 sq ft.

The ground floor offers CAT A space, offering a blank canvas for a tenant to implement their own identity on the office accommodation. The 5th floor has been refurbished to provide a 'Plug & Play' opportunity for tenants that might be seeking a high-quality, ready-to-go option.



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Summary

Fully fitted office accommodation positioned within a 5 minute walk of Farringdon Station.

Features

- Brand new fully fitted 5th floor
- Air conditioning
- 2x Passenger lift
- Demised kitchen (5th floor)
- Communal roof terrace
- Male & Female WC's
- Equality Act compliant
- Uniformed commissionaire
- Communal shower facilities
- Newly decorated
- Cycle storage
- Car parking with EV Charging (separate licence agreement)

Transport

- Farringdon
- Farringdon East
- Barbican

Lease

New Full Repairing & Insuring Lease for a term by arrangement direct from the Landlord.

EPC

An EPC has been commissioned and will be available on request.

Availability

Floor	Size Sq Ft	Rent/Sq Ft	Service Charge/ Sq Ft	Business Rates / Sq Ft	£/PCM	Status
5 th	1,835	£67.50	£11.50	£14.37	£14,277.83	Available
Ground	4,286	£55.00	£11.50	£18.15	£30,234.16	Available
Total	6,121	-	-	-	£44,511.99	Available

Map



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Viewing via sole agents

For further information and inspections please contact agents:

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Subject to contract

Misrepresentation Act - These details and all the description and measurements herein do not form part of any contract and whilst every effort has been made to ensure accuracy, this cannot be guaranteed.

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