

A wide-angle photograph of a modern, open-plan office space. The room features long white desks with light-colored wooden herringbone-patterned flooring. Black ergonomic office chairs are positioned at the desks. The office is well-lit by recessed ceiling lights and large windows on the right side, which have black frames and dark blinds. In the background, there are glass-walled meeting rooms and a central area with a potted plant. The overall aesthetic is clean, professional, and bright.

**Susskind.**

**16-18 Hatton Garden EC1**

Set across the 3<sup>rd</sup> Floor, 5<sup>th</sup> & 6<sup>th</sup> Floor duplex, the floors have been recently refurbished and fully fitted to provide plug & play accommodation.

All of the available accommodation has plenty of natural light making the workspaces very desirable. The 5<sup>th</sup> & 6<sup>th</sup> duplex suite offers its own outdoor terrace paving the way for tenants who are seeking their own outdoor amenity space.



# 16-18 Hatton Garden EC1

## Summary

Comprehensively refurbished office building with media style finishes

## Features

- Exceptional finishes throughout
- Spectacular scheme designed by GPAD
- New reception area
- Good ceiling height throughout
- New exposed VRV air conditioning system
- First floor fully fitted & furnished
- Excellent natural daylight
- New WC's
- Shower facilities
- Dedicated bicycle storage
- 2x Passenger lifts

## Transport

- Farringdon
- Barbican

## Lease

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

## EPC

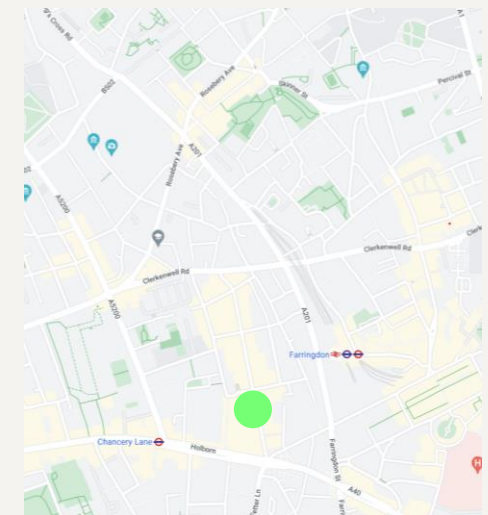
An EPC has been commissioned and will be available on request.

## Availability

Floor	Size Sq Ft	Rent Sq Ft	Service Charge	Business Rates*	£/PCM	Status
Fifth & Sixth	3,215	Let	Let	Let	Let	Let
Fourth	1,732	TBC	£9.00	£22.46	TBC	Available Q3 24
Third	1,640	£62.50	£9.00	£20.45	£12,566.50	Under Offer
<b>Total</b>	<b>6,587</b>	-	£9.00	-	-	-

\*Interested parties should make enquiries with the local authority.

## Map





## 16-18 Hatton Garden EC1

### Viewing via sole agents

For further information and inspections please contact sole 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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