

Reimagined High Quality Offices 88 Leadenhall Street, EC3



Transport Links

- 0.30 miles from Bank
- 0.29 miles from Liverpool Street
- 0.30 miles from Tower Hill
- 0.36 miles from Monument

Lease

New lease(s) are available from the landlord for a term by arrangement on a floor by floor basis.

Rates Payable (2024/25)

Estimated at £18.14– £28.91 per sq. ft.

However, all interested parties should make their own enquiries.

Accommodation

7 th Floor	7,700 sq. ft.	£57.50
3 rd Floor (Leadenhall St)	6,666 sq. ft.	£55.00
1 st Floor	12,400 sq. ft.	£55.00
*Ground (South)	2,504 sq. ft.	£48.50 (Private Entrance)
Lower Ground	10,947 sq. ft.	£30.00
TOTAL:	40,217 sq. ft.	

* Can be combined with the 1st or LG floors to create a self-contained unit

Service Charge

Estimated at £15.45 per sq. ft.

VAT

The building has been elected for VAT.

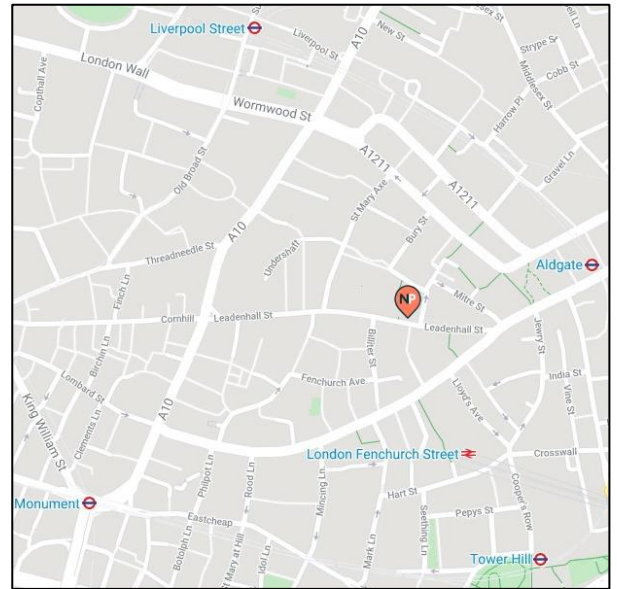
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Amenities

- Prime EC3 location
- Comprehensive Refurbishment
- 4 passenger lifts (including 2 x wall climbers)
- Fan coil air conditioning
- Fully accessible raised floors
- New main reception area
- Showers & bike racks
- Manned reception



Indicative Floor Plan



Newton Perkins

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