

Farebrother

Dutch House, 307-308 High  
Holborn, London, WC1V 7LL

**OFFICES TO RENT**  
**950 - 2,850 SQ FT**

farebrother.com  
020 7405 4545



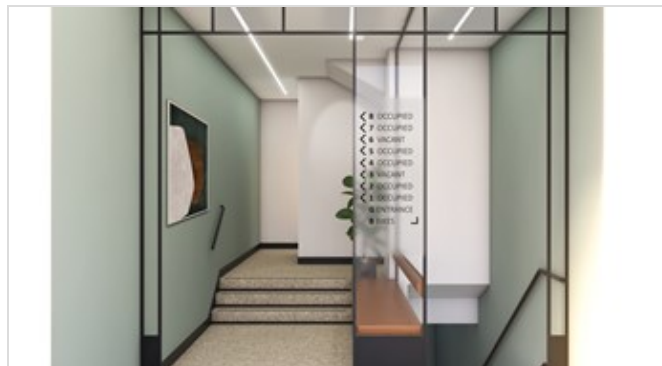
## DESCRIPTION

### Newly refurbished, fully fitted space available on High Holborn

On behalf of GMS, Farebrother are delighted to offer 950-2,850 sq ft of newly refurbished office space within The Dutch House.

The 1st, 3rd and 4th floors are undergoing a comprehensive refurbishment by Studio11 and will be delivered in a CAT A+ specification.

As part of these works, the end-of-journey facilities and reception are also undergoing comprehensive refurbishment.





This visual is a rendering of a proposed environment. Materials and furniture are not visually accurate to the budgets provided. All content owned by Studio 11 Inc.

## ACCOMMODATION

FLOOR	AREA (SQ FT)	AVAILABILITY	DESK SUITABILITY NO
4th Floor	950	Available	8 - 14
3rd Floor	950	Available	8 - 14
1st Floor	950	Available	8 - 14
Total	2,850		

## AMENITIES

Newly refurbished floors

Refurbished entrance

Perimeter Comfort Cooling Units

Brand new Shower Facilities & Cycle

Storage available

24 Hour Access

Fully fitted and furnished

Wooden Floor

Strip LED Lighting

Demised WCs

Perimeter Trunking



## FURTHER INFORMATION

### Rent

£59.50 psf

### Service Charge

£9.68 psf

### Rates

£17.59 psf

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## LOCATION

The property benefits from a prominent location on High Holborn. As a result, there are a wealth of local amenities right on the doorstep, such as Joe and the Juice, Amazon Fresh and Boots. Additionally, it benefits from great transport links, with Holborn, Chancery Lane, Temple and Farringdon Stations all within a short walk.



**Farebrother**