

MEDIA-STYLE PLUG & PLAY OFFICES

30 City Road
London, EC1Y 2AB

**Plug & Play offices with
direct views over the HAC -
5 mins from Moorgate &
Old St Stations -
£48.50 psf CAT A & £57.50
psf CAT A+**

1,833 to 12,012 sq ft
(170.29 to 1,115.95 sq m)

- Plug & play
- Media Style with exposed services
- 4-pipe fan coil air-conditioning
- LED lighting
- On floor W/Cs
- Showers
- Bike racks
- Manned reception
- 2x passenger lifts

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Summary

Available Size	1,833 to 12,012 sq ft
Rent	£48.50 - £57.50 per sq ft
Rates Payable	£20.71 per sq ft
Service Charge	£16.81
EPC Rating	Upon enquiry

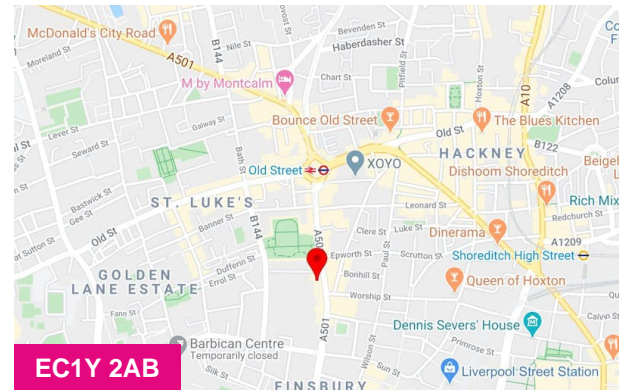
Description

Plug & Play, media-style offices benefitting from direct views over the Honourable Artillery Company's grounds and inclusive of private terraces across some floors. The 5th floor is currently undergoing a full fit out, ready for immediate occupation. The remainder of the building will be available towards the end of the year.

Accommodation

The accommodation comprises of the following

Name	sq ft	sq m	Availability
5th	1,833	170.29	Available
4th	2,792	259.39	Under Offer
3rd	2,810	261.06	Let
2nd	3,376	313.64	Coming Soon
1st	3,379	313.92	Coming Soon
Ground	3,424	318.10	Coming Soon
Total	17,614	1,636.40	

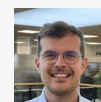


Viewing & Further Information



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