

TO LET - OFFICE

ONE CAREY LANE

EC2V 8AE



Key Highlights

- 4,330 sq ft
- Refurbished manned reception
- Shower and changing room facilities
- Fibre enabled
- 1st floor fully fitted
- Bicycle storage
- Four pipe fan-coil air conditioning

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Location

Located in the core of the City of London, the property is in close proximity to St Paul's Cathedral, the London Stock Exchange and the Bank of England.

Transport connections are excellent with the building being a short walk from St Paul's, Barbican, City Thameslink, Mansion House, Moorgate and Bank underground stations. The location will benefit from the planned opening of the Elizabeth line.

There are extensive shopping and restaurant facilities surrounding the property on Cheapside and within One New Change.

Description

The 1st floor is fully fitted to include large kitchen and break out, open plan desking, various meeting rooms and collaboration space. The Building reception has undergone a refurbishment.

Accommodation

The accommodation comprises of the following:

Name	sq ft	sq m	Availability
2nd	4,330	402.27	Under Offer
1st	4,344	403.57	Coming Soon
Total	8,674	805.84	

Specification

- Refurbished manned reception
- 1st floor fully fitted
- Open plan desks
- Informal desks/meeting area
- 1 break out area
- Bicycle storage
- New shower and changing room facilities

Terms

New lease direct from the Landlord for a term by arrangement.

Quoting Rent: £69.50 per sq ft

Service Charge: £23.65 per sq ft

Rates: £23.00 per sq ft

Viewings

Strictly by arrangement

Contact

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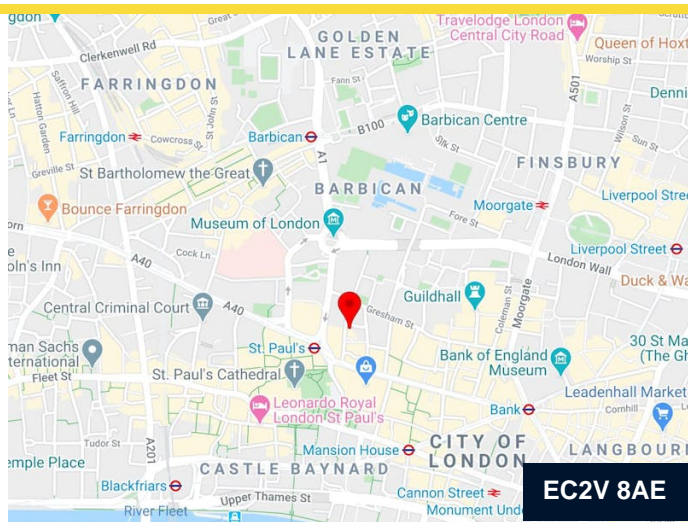
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