

TOTAL LEASING FLEXIBILITY

Tower 42: Your choice of lease, size, view and fit out

Tower 42

25 Old Broad Street, EC2N 1HQ

Office

TO LET

2,773 to 83,928 sq ft

(257.62 to 7,797.17 sq m)

- All-inclusive "Plug & Play" terms or Cat A with high quality fit out
- Lease flexibility available from 12 months +
- Fully air conditioned & raised floor throughout
- Highly efficient column free floorplates
- N+1 Power resilience
- Cycle racks & showers
- Wirescore Platinum

Summary

Available Size	2,773 to 83,928 sq ft
Rent	£55 - £87.50 per sq ft pax
Business Rates	est pa £24-£31 psf
Service Charge	£17.24 per sq ft est pa incl estate charge (excluding all utilities)
VAT	Applicable
Legal Fees	Each party to bear their own costs
EPC Rating	B

Accommodation

The accommodation comprises the following NIA(s):

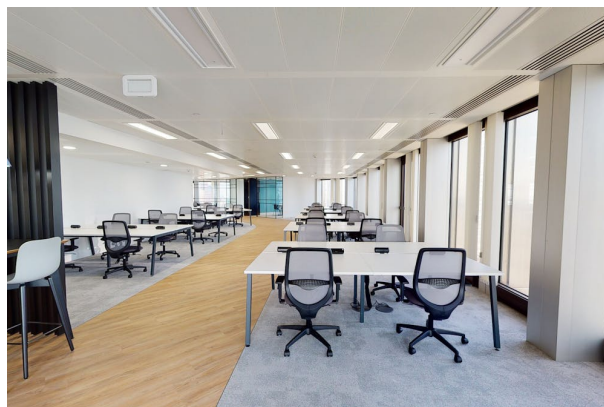
Name	sq ft	sq m	Tenure	Availability
41st - A	3,222	299.33	To Let	Available
37th	9,424	875.52	To Let	Available
36th - C	3,087	286.79	To Let	Let
35th - C	3,087	286.79	To Let	Under Offer
34th - B	3,087	286.79	To Let	Under Offer
33rd - C	3,087	286.79	To Let	Under Offer
33rd - B	3,087	286.79	To Let	Available
33rd - A	2,997	278.43	To Let	Available
32nd - A	3,043	282.70	To Let	Under Offer
23rd - A & B & C	9,415	874.68	To Let	Available
21st - C	2,970	275.92	To Let	Available
19th - C	2,970	275.92	To Let	Available
18th - A	2,880	267.56	To Let	Under Offer
17th - C	2,970	275.92	To Let	Let
17th - B	2,970	275.92	To Let	Under Offer
17th - A	3,000	278.71	To Let	Available
16th - B	2,970	275.92	To Let	Under Offer
14th - C	2,970	275.92	To Let	Available
11th - A & C	5,606	520.81	To Let	Under Offer
8th - A & B	5,660	525.83	To Let	Available
4th - B	2,975	276.39	To Let	Under Offer
4th - A	2,773	257.62	To Let	Under Offer
3rd - A	2,773	257.62	To Let	Available
Total	87,023	8,084.67		

Description

Tower 42 is a landmark building, offering 324,000 sq ft of high-quality office space spread over 42 floors in the heart of the City of London. Tower 42 lies on the east side of Old Broad Street, amongst the City high rise cluster, within close proximity of The Bank of England and The Royal Exchange. www.tower42.com

Location

Bank (Central and Northern Line), Moorgate (Northern, Circle, Metropolitan, Hammersmith and City lines) and Liverpool Street (Northern & Central) Underground and Mainline stations are just a short walk away. The Elizabeth Line (Crossrail) will be



Viewing / further information

Francis Cundell

020 7029 3620 | 07939 598 545

f.cundell@inglebytrice.co.uk

James Heyworth-Dunne

0207 029 3626 | 0777 932 7071

jhd@inglebytrice.co.uk

Jake Halstead

0207 029 3610 | 0798 948 1012

j.halstead@inglebytrice.co.uk

Ingleby Trice

10 Foster Lane, London EC2V 6HR

inglebytrice.co.uk

+44 (0)20 7029 3610

agency@inglebytrice.co.uk

available from both Liverpool Street and Moorgate stations once open.