



ECONOMIC, REFURBISHED OFFICE TO LET

20-21 Jockey's Fields
WC1R 4BW

**1,654 sq. ft of newly
refurbished offices in a
quiet, tree lined street and
midway between bohemian
Bloomsbury and hustling
Holborn**

1,654 sq ft
(153.66 sq m)

- Newly refurbished, open plan 1st floor office
- Concierge in reception
- New lighting
- Windows to front, rear and side
- Comfort cooled
- Perimeter trunking
- Timber floors
- Newly installed kitchenette
- Communal kitchen and breakout area

20-21 Jockey's Fields, London, WC1R 4BW

Summary

Available Size	1,654 sq ft
Rent	£40,000 per annum
Rates Payable	£26,464 per annum
Service Charge	£16,540 per annum
EPC Rating	Upon Enquiry

Description

20-21 Jockey's Fields is a quirky, period office building that has been given a modern touch.

Ashurst Real Estate is marketing the newly refurbished 1st floor suite which provides open plan, column free offices with windows and natural light to 3 sides.

Further accommodation is available in the building with details available upon request.

Location

Located a few minutes walk to the hustle and bustle of buzzing High Holborn.

If you prefer less buzz and more boutique, head north into Lamb's Conduit Street where you'll find fashion and food providing a perfect compliment to each other.

Well positioned for either Holborn Underground Station (Central and Piccadilly Lines) or Russell Square Underground Station (Piccadilly Line) with major arterial roads and their convenient bus services close by.

Accommodation

The accommodation comprises the following size and financial costs inclusive of rent, service charge and business rates:

Size	Total /sq ft	Total /month	Total /year
1,654 sq ft	£50.18	£6,916.48	£82,997.72

Viewings

All inspections via the landlord's sole agent.

Terms

A new lease directly from the landlord.

VAT

VAT is not payable on the rent and service charge.

Legal costs

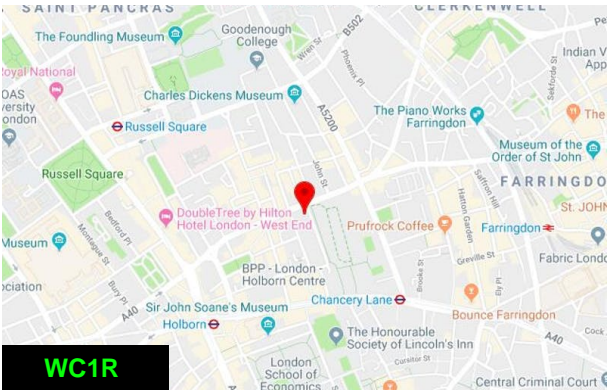
Each party to pay their own legal costs

Visit this property's bespoke microsite

Where you will find further information, photos, floor plan and a virtual video tour. Go to <http://m.search-prop.com/20-21-jockey-s-fields-london>

Ashurst Real Estate

If 20-21 Jockey's Fields is not what you require, you can see other properties that we are marketing at <https://ashurstre.search-prop.com/properties>

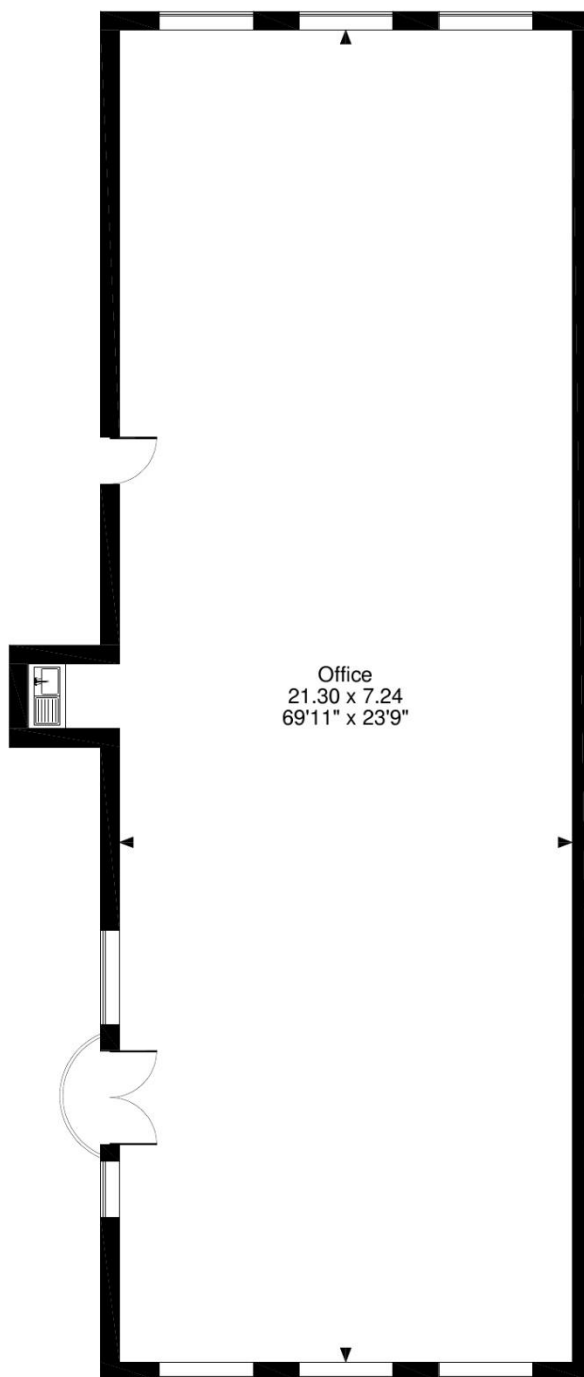
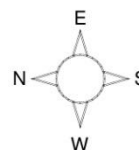


Viewing & Further Information



David Shapiro
07970 128599 | 020 7419 5117
ds@ashurstre.london

1st Floor, 20-21, Jockeys Fields, WC1R
Total = 1676 Sq Ft/156 Sq M



First Floor

FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE

The position & size of doors, windows, appliances and other features are approximate only.
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