



OFFICE TO LET

## TYPEWORKS

25 Bowling Green Lane, Clerkenwell, EC1R 3EA

30,000 sq ft brand new development in the heart  
of Farringdon.

6,186 TO 26,085 SQ FT

**RX**  
LONDON

# Summary

<b>Available Size</b>	6,186 to 26,085 sq ft
<b>Rates Payable</b>	£28 per sq ft Estimate
<b>Service Charge</b>	£15 per sq ft Estimate
<b>VAT</b>	Applicable
<b>EPC Rating</b>	EPC exempt - Currently being constructed or undergoing major refurbishment

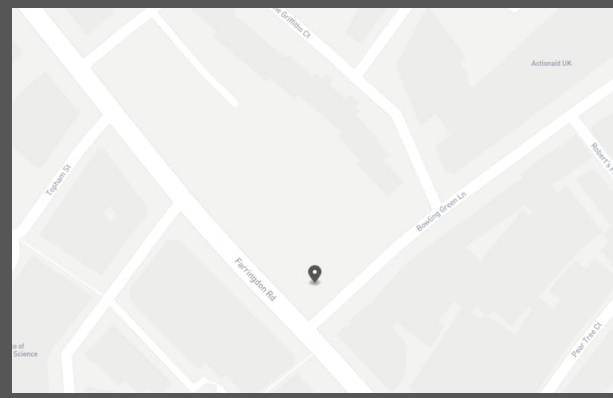
## Key Features

- Cat A+ fit out on 1st floor
- Typical floorplates of 6,300 sq ft
- Building designed by Sheppard Robson
- Office accommodation over 1st - 5th floors with flexible commercial space at ground floor level
- 1,140 sq ft of terrace space at 5th floor level
- New key point...

## Accommodation

The accommodation comprises of the following

Name	sq ft	sq m	Availability
5th	1,380	128.21	Available
4th	5,789	537.82	Available
3rd	6,333	588.35	Available
2nd	6,397	594.30	Available
1st	6,186	574.70	Available
<b>Total</b>	<b>26,085</b>	<b>2,423.38</b>	



## Get in touch

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