

21 MINCING LANE



THE MINSTER  
BUILDING

LONDON EC3

OVERVIEW

# MAKE YOUR MARK AT A CITY ICON

The Minster Building is an iconic City building, sitting in a prominent position within the Insurance district. 17,302 sq ft – 42,795 sq ft is currently available over the part 4th and 6th floors with split options available from c.7,300 sq ft+.

The 4th and 6th floors are offered in either CAT A or fully fitted condition. Both floors feature private terraces providing stunning views across the City.



Reception



Main Entrance onto Great Tower Street and Mincing Lane



SPECIFICATION

# ALWAYS LOOKING FORWARD

The building's reception sits within an impressive central atrium that floods the seven floors with natural light.

Beyond the atrium, the building's specification is of an exceptional standard, with thoughtfully designed breakout spaces and communal areas featuring high quality finishes and features.



View from 6th floor terrace looking north west



Saint espresso and breakout area

Central atrium looking upward to the seven floors



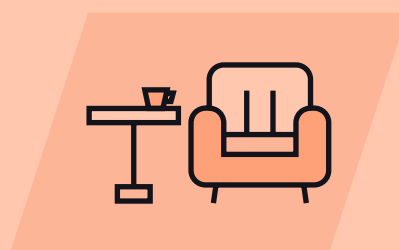
4th floor GGL (for illustrative purposes only)



Changing rooms and lockers



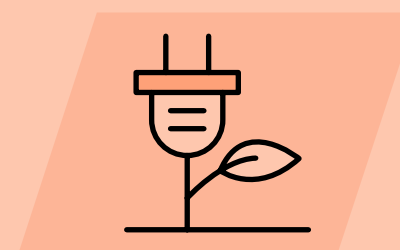
Two manned reception areas with dedicated entrances



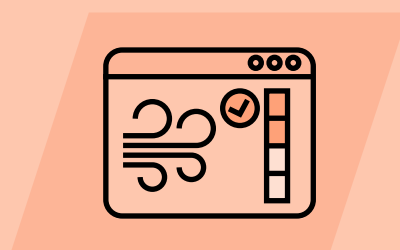
On-site café by Saint Espresso and breakout space



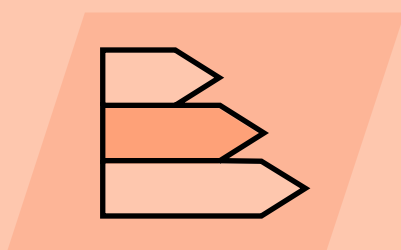
Multi faith room



Green electricity



High air quality maintained



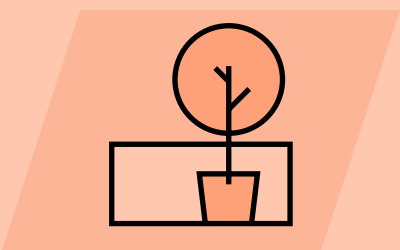
EPC rating (B - 49)



250 bike racks and bespoke lockers for folding bikes



Changing rooms, lockers & showers



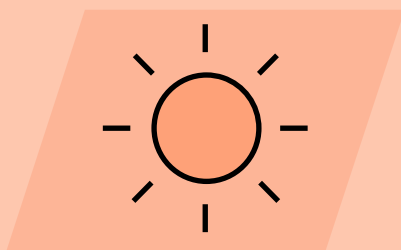
Terraces on 4th and 6th floors with views across the City



Green cleaning program



Thermal control for all occupiers



Excellent natural light throughout



6th floor CAT A

SUSTAINABILITY / ESG

# FOR PEOPLE & THE PLANET

The building offers strong sustainability credentials, as well as looking after occupiers with excellent on-site amenities and end-of-trip facilities.



► Part 4th floor CAT B CGI

The 17,302 sq ft floor space allows occupiers to create a working environment that promotes tenant well-being and productivity.

The flexible floor plate can be split to allow for 8,668 sq ft and 8,448 sq ft units.



# PART 4TH FLOOR

17,302 sq ft / 1,607 sq m (NIA)

# SPACE PLAN



- Office
- Terrace
- Core



Floor plans are not to scale. For indicative purposes only.

Open Plan Desks	162	Call rooms	06
Hotdesks	24	Breakout areas	06
Private offices	04	Kitchen / breakout	01
16 person boardrooms	02	Reception area	01
6 person meeting rooms	06		
4 person meeting room	01		
2 person meeting room	01		




# PART 4TH FLOOR - SPLIT

● NORTH: 8,448 sq ft (NIA)    ● SOUTH: 8,668 sq ft (NIA)



- Office (North)
- Office (South)
- Terrace
- Core

 Floor plans are not to scale. For indicative purposes only.

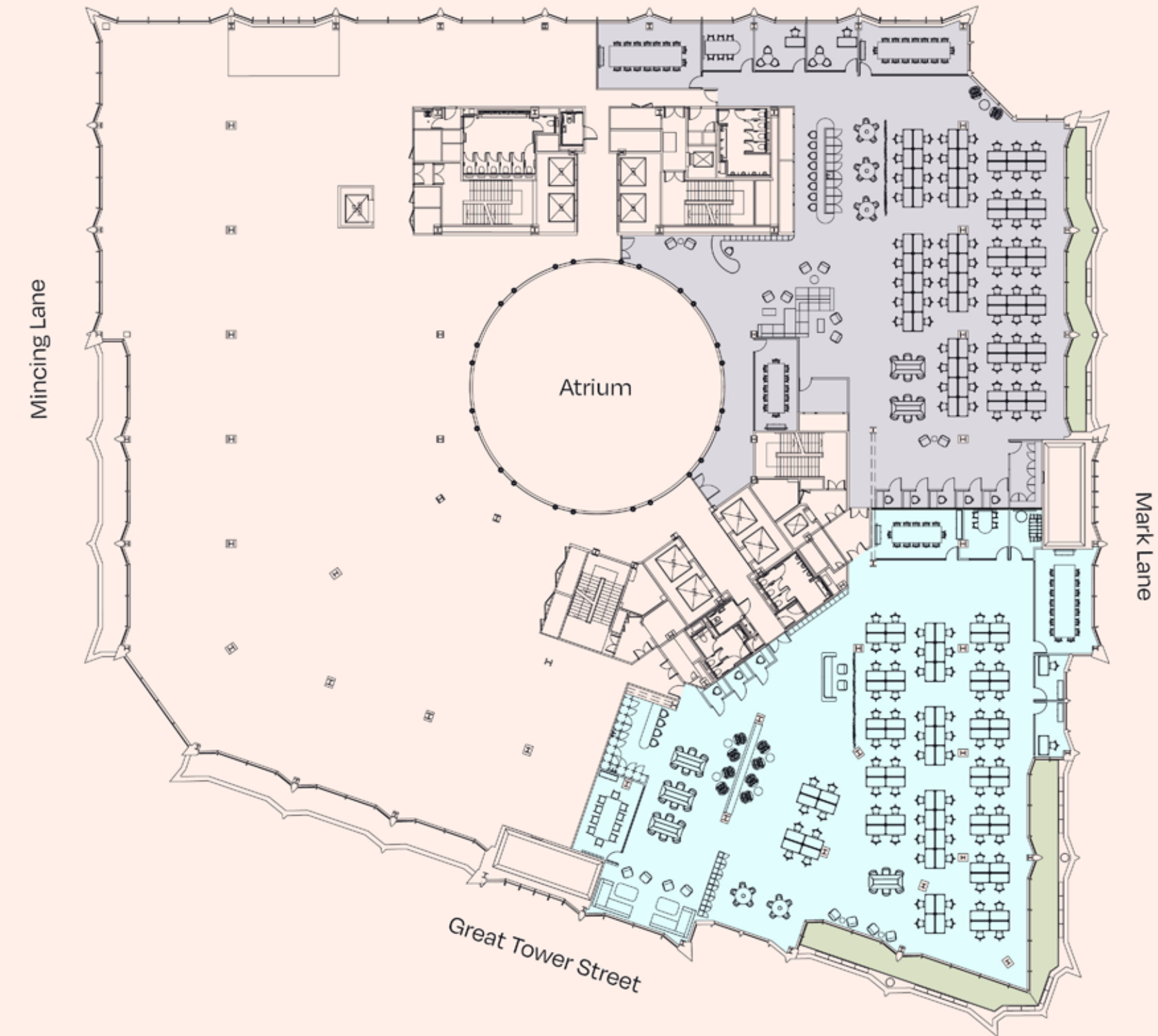
# SPACE PLAN - SPLIT

● NORTH: 8,448 sq ft (NIA)

Open Plan Desks	78	Call rooms	05
Private offices	02	Collaborative areas	02
16 person boardrooms	02	Kitchenette / breakout	01
12 person boardroom	01	Reception area	01
6 person meeting room	01		

● SOUTH: 8,668 sq ft (NIA)

Open Plan Desks	80	Call rooms	03
Private offices	02	Collaborative areas	02
16 person boardrooms	01	Kitchenette / breakout	01
12 person boardroom	01	Reception area	01
10 person meeting room	01		

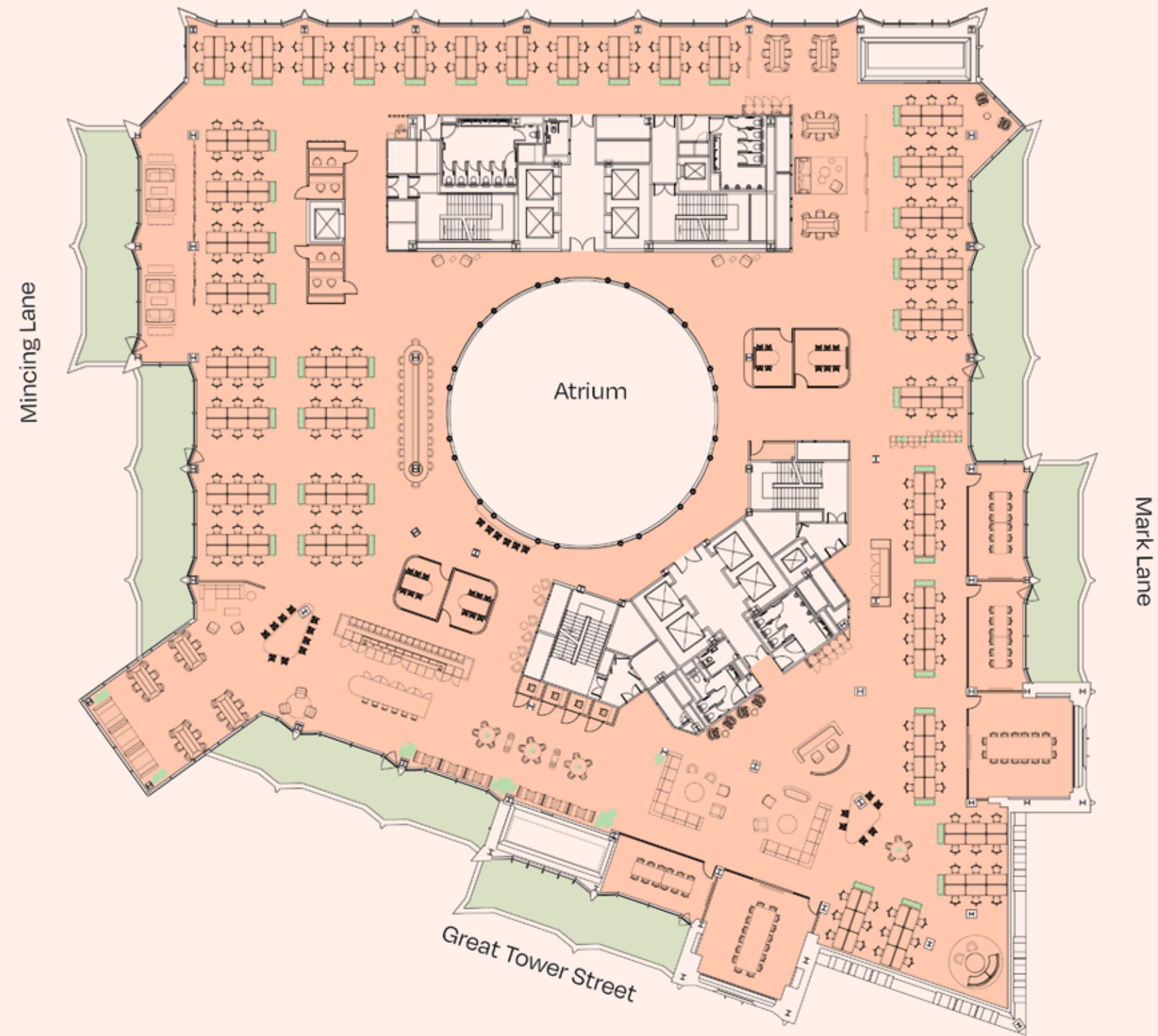


# 6TH FLOOR

25,493 sq ft / 2,368 sq m (NIA)



# SPACE PLAN



- Office
- Terrace
- Core



Floor plans are not to scale. For indicative purposes only.

Open Plan Desks	200	Call rooms	04
Hotdesks	90	2 person quiet rooms	04
Private offices	04	Meeting booths	03
16 person boardrooms	02	Breakout areas	10
12 person meeting rooms	03	Kitchen / breakout	01
6 person meeting rooms	03	Reception area	01
4 person meeting room	01		



# 6TH FLOOR - SPLIT

● WEST: 12,103 sq ft (NIA)    ● EAST: 12,860 sq ft (NIA)



- Office (West)
- Office (East)
- Terrace
- Core



Floor plans are not to scale. For indicative purposes only.

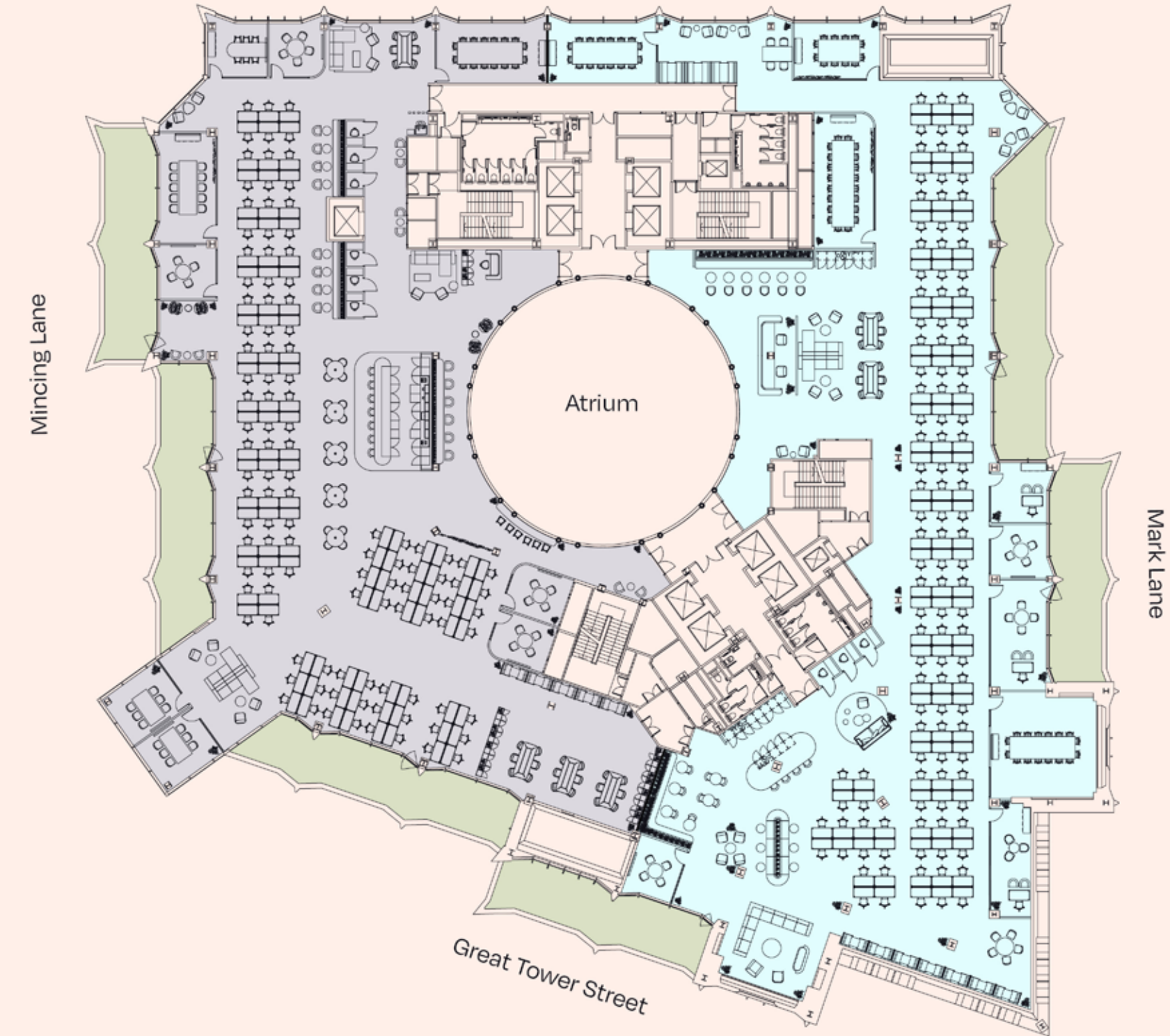
# SPACE PLAN - SPLIT

● WEST: 12,103 sq ft (NIA)

Open Plan Desks	112	Call rooms	06
16 person boardrooms	01	Collaborative areas	04
10 person boardroom	01	Banquet seating areas	02
6 person meeting rooms	03	Meeting booths	05
5 person meeting rooms	01	Kitchenette / breakout	01
4 person meeting rooms	03	Reception area	01

● EAST: 12,860 sq ft (NIA)

Open Plan Desks	118	Call rooms	03
Private offices	02	Collaborative areas	04
20 person boardrooms	01	Banquet seating areas	02
16 person boardrooms	02	Meeting booths	10
12 person boardroom	01	Kitchenette / breakout	02
4 person meeting rooms	02	Reception area	01



LOCATION

# THE PICK OF THE CROP

The Minster Building is situated in the heart of the City and the Insurance district with Lloyd's of London just a five minutes walk away.

Brewdog, Third Space and Cavendish Venues are at ground floor level – providing occupiers with diverse amenities right on the doorstep.



Leadenhall Market



14 Hills

Brewdog



**BREWDOG**

Brewdog's flagship bar with on-site microbrewery sits at ground floor level, perfect for after work drinks and events.

**THIRD SPACE**

London's luxury health club on Mark Lane offers a 20-metre light-filled pool; dedicated studios and areas and luxurious changing rooms.

**CAVENDISH**  
EST. 2001

Versatile spaces perfect for hosting a wide range of large Meetings and Events; from conferences and product launches to AGM's and workshops.

Eastcheap Records



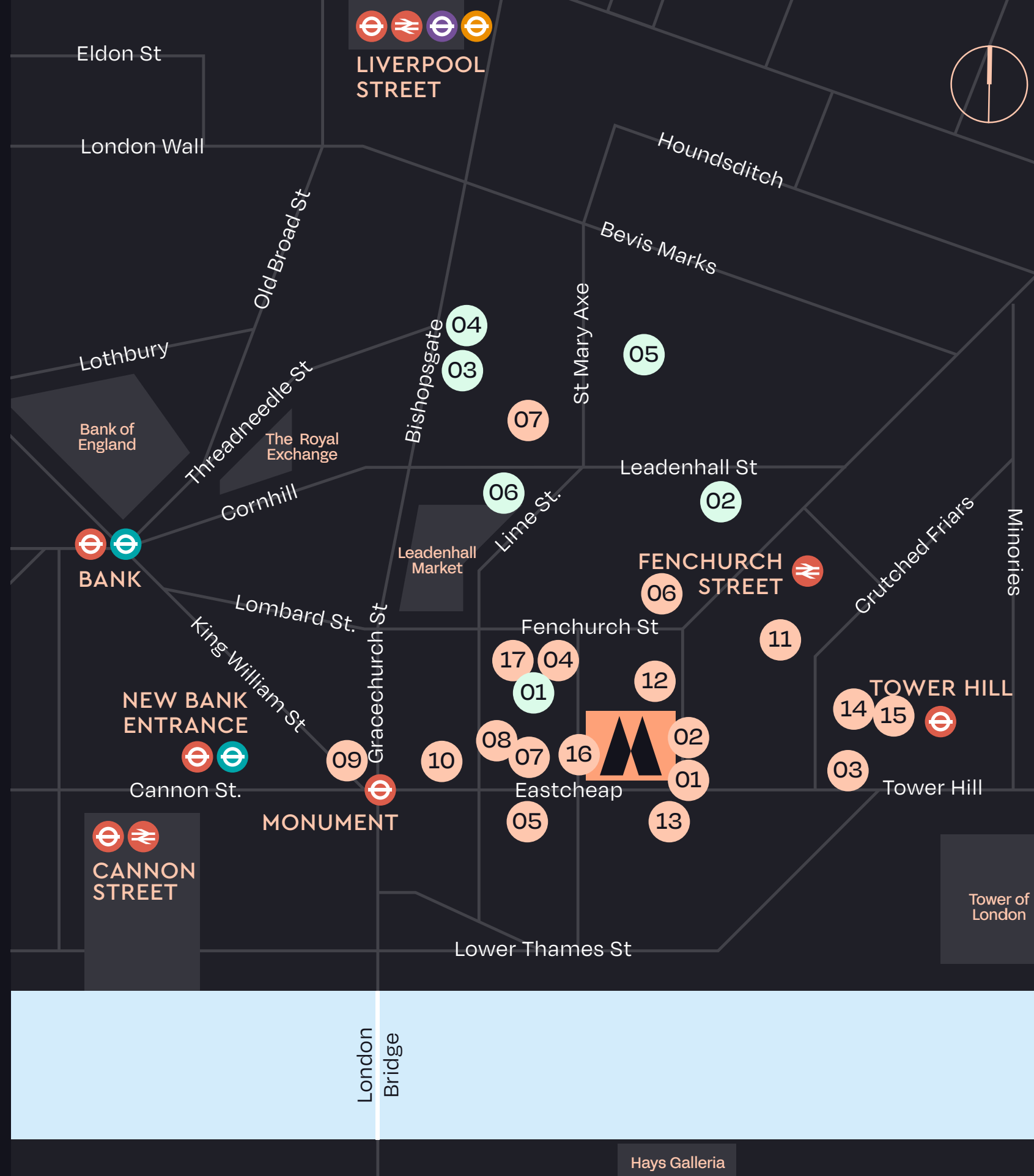
The surrounding area is home to a perfect mix of the City's best bars, restaurants, lunchtime favourites, hotels, and retail amenities, including Leadenhall Market and The Royal Exchange.

LOCATION

# ACCESS ALL AREAS

Transport links are excellent with underground, mainline and Elizabeth Line stations all within easy walking distance. Monument, Fenchurch Street, Tower Hill and Bank stations are all within a five minute walk.

The ease of travel connections and the excellent amenity offering continues to attract a diverse mix of occupiers from a wide range of sectors.



## KEY STATION WALK TIMES (from building)

Station	Services	Time in mins
Monument		02
Fenchurch Street		03
Tower Hill		04
Bank		05
Aldgate		06
Cannon Street		06
Liverpool Street		11
London Bridge		11



New Bank Entrance



The Lloyd's building

## LOCAL AMENITIES

- 01 Brewdog
- 02 Third Space
- 03 Bodean's
- 04 The Salad Project
- 05 Eastcheap Records
- 06 14 Stories
- 07 Black Sheep Coffee
- 08 Blacklock
- 09 The Wolseley City

- 10 Atis
- 11 Sandwich Sandwich
- 12 Camino
- 13 Bob W apartments
- 14 Four Seasons hotel
- 15 Citizen M hotel
- 16 Cavendish Events
- 17 Sky Garden

## LANDMARK OFFICES

- 01 20 Fenchurch Street
- 02 40 Leadenhall Street
- 03 8 Bishopsgate
- 04 22 Bishopsgate
- 05 The Gherkin
- 06 Lloyd's Building

## KEY LOCAL OCCUPIERS

CONTACTS

# FIND OUT MORE



**Toby Pritchard-Davies**  
07468 724 284  
toby.pritchard-davies@knightfrank.com

**Harry Woods**  
07585 702 702  
harry.woods@knightfrank.com

**Francesca Skinner**  
07866 191 140  
francesca.skinner@knightfrank.com



**Jonathan Beilin**  
07976 392 016  
jb@newtonperkins.com

**Sophie Maytum**  
07884 602 870  
sm@newtonperkins.com

**Leo Gough**  
07546 695 724  
lg@newtonperkins.com

[theminsterbuilding.com](http://theminsterbuilding.com)

Misrepresentations Act 1967: Whilst all the information is believed to be correct, neither the agents nor the client guarantee its accuracy nor is it intended to form any part of any contract. All areas quoted are approximate. January 2026.

Designed and produced by Cre8te - 020 3468 5760 - cre8te.london

