



Office To Let

## 1-3 Worship Street

London, EC2A 2AB

Corner office building within The Worship Estate with first floor, partially fitted office space.

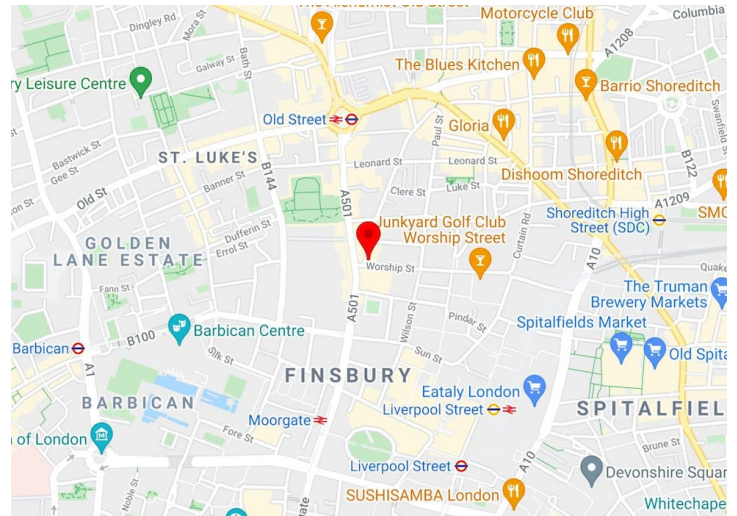
1,320 to 5,217 sq ft (122.63 to 484.68 sq m)

**AVISON  
YOUNG**

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## Summary

Available Size	1,320 to 5,217 sq ft / 122.63 to 484.68 sq m
Rent	£29.50 per sq ft
Service Charge	£11.77 per sq ft 24/25
EPC	D

## Description

1-3 Worship Street offers a corner building with partially fitted office space and plenty of floor to ceiling height. The office space is on the first floor and comes with a range of features including 24 hour access and end-of-commute facilities. The ground floor benefits from self-contained access and includes basement access via a spiral staircase.

## Location

The property is located on the corner of Worship and Tabernacle Street and is within five minutes walking distance to both Moorgate and Old Street stations. An array of local amenities including interactive bars, cafes, pubs and restaurants are right on the doorstep.

## Accommodation

The accommodation comprises of the following

Name	sq ft	Availability
3rd	1,367	Available
1st	1,320	Available
Unit - G & LG	2,530	Available
<b>Total</b>	<b>5,217</b>	

## Specification

- Perimeter trunking
- Large floor to ceiling height
- Exposed slab and pendant lighting
- Passenger lift
- 24-hour access
- Disabled ground floor WC & shower
- Access to communal bike storage
- Estate facilities
- End-of-commute facilities
- Redecorated and partially fitted
- Air conditioning
- 24 hour access



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