



TO LET

531 SQ FT
(49.33 SQ M)

£32.50 PER SQ FT

- Flexible lease
- Original timber floors
- Period features

Small office to let in the
South Building of the Staple
Inn Estate WC1 - 531 sq ft

Summary

Available Size	531 sq ft
Rent	£32.50 per sq ft
Rates Payable	£19.26 per sq ft Estimated
Rateable Value	£20,500
Service Charge	£7.50 per sq ft
Car Parking	N/A
VAT	Applicable
Estate Charge	N/A
EPC Rating	EPC exempt - Listed building

Description

We are offering a number of small offices to let in the South Building, part of the Staple Inn Estate. The unit is configured to provide 2 interconnecting offices, and benefits from original period features, timber floors and good natural light.

Location

The property is situated within the Staple Inn Estate, on the south side of High Holborn, opposite the junction with Gray's Inn Road, and immediately adjacent to Chancery Lane underground station.

Accommodation

The accommodation comprises of the following

Name	sq ft	sq m	Availability
4th - South	531	49.33	Available
Total	531	49.33	

Specification

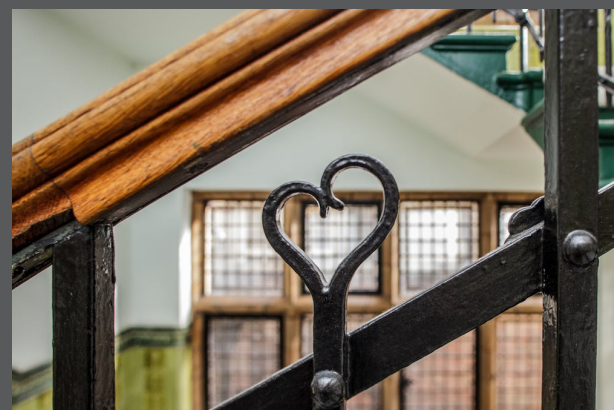
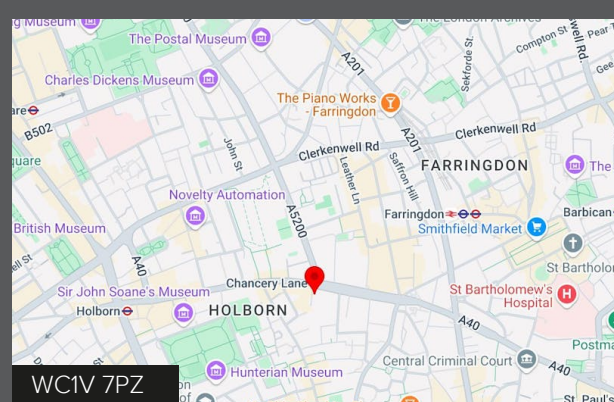
Newly decorated
Original timber floor
Period features
Entryphone
On-site building manager

Viewings

By appointment through sole letting agents.

Terms

New flexible short form of lease is available for a minimum term of 12 months.



Viewing & Further Information



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