

Compton

Clerkenwell

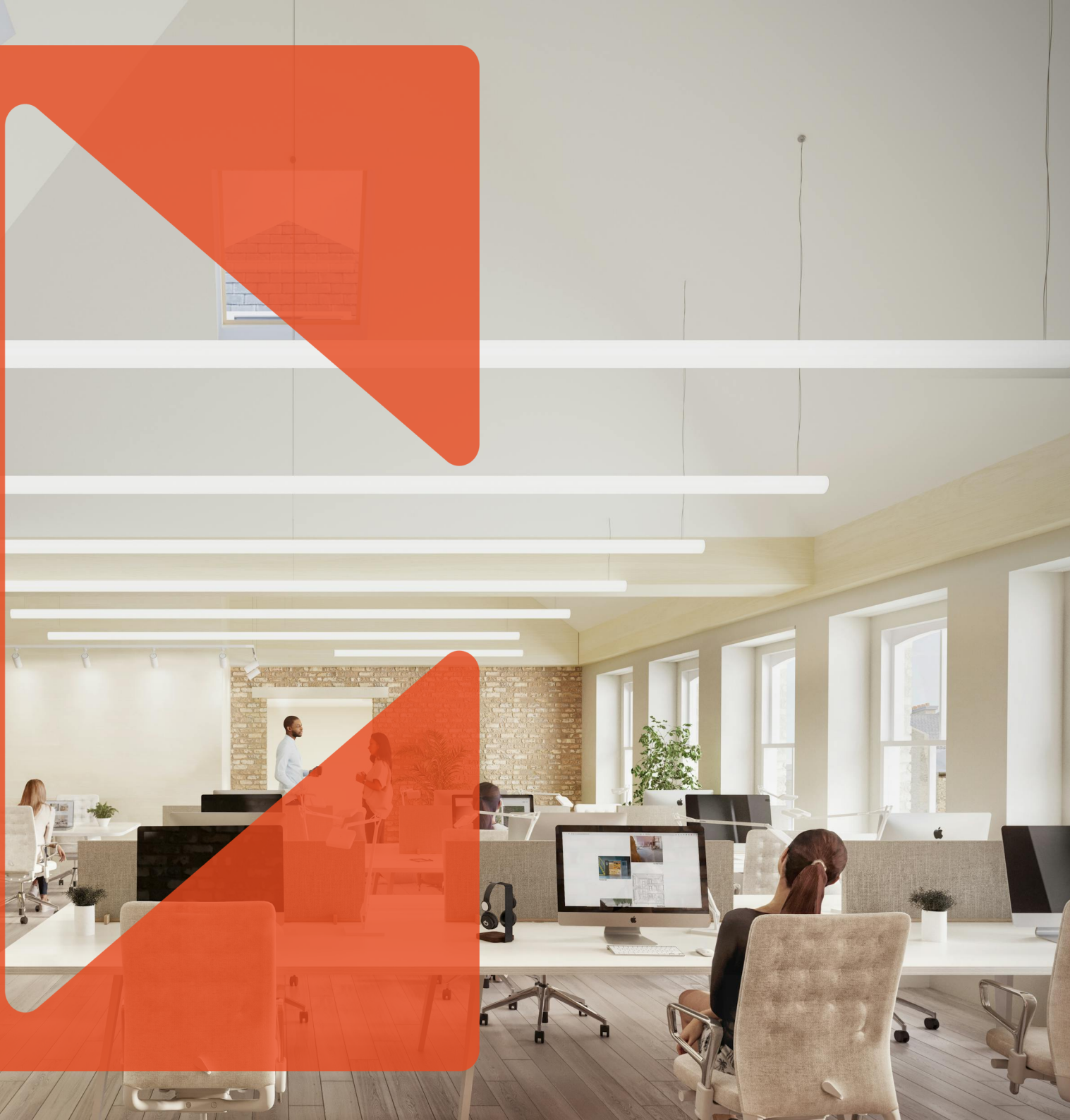
Challoner House
19-21 Clerkenwell Close
EC1R 0QN

Challoner House is a former Victorian warehouse that has been beautifully refurbished and designed by Akelius and HUT Architecture.

For Rent

2,777 to 5,619 ft²

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Location

The building benefits from a wealth of local amenities and excellent travel connections. Amongst the cafés, restaurants and food markets, the property's location also offers multiple green spaces with St James's Church Garden a two-minute walk away. Farringdon Station is a 5-minute walk away offering Underground, Elizabeth Line and National Rail services.

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External CGI

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Amenities

- Brand newly refurbished
- Restored Victorian warehouse
- Onsite commissionaire
- Remodelled reception
- Exposed brickwork
- New communal showers and lockers
- Secure bike parking
- Views over St James' Church and Garden
- Feature staircase
- Characterful pitched roof on 3rd Floor
- Landlord can deliver CAT B by separate negotiation

Description

Challoner House is a former Victorian warehouse that has been beautifully refurbished and designed by Akelius and HUT Architecture.

Challoner House was originally built in the late 1860's for Knight & Hawkes, type founders when Clerkenwell was buzzing with printing and engraving industries. The building was named after Sir Thomas Challoner, a courtier and gentleman of the Privy Chamber, and was one of the favourites of James I and appointed governor to the King's heir, Prince Henry.

The project has retained and restored the original features of the building, while introducing sustainable interventions including a new biodiverse green roof and PV panels. Challoner House is targeting BREEAM Excellent.

The building can offer space from 2,772 sq ft up to 5,619 sq ft.

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Floor Areas & Outgoings

The accommodation comprises the following areas:

Name	sq ft	Rent (sq ft)	Rates Payable (sq ft)	Service Charge (sq ft)	Total month	Total year	Availability
3rd	2,777	£70	£20	£15.94	£24,516.28	£294,195.38	Available
2nd	2,842	£67.50	£20	£15.94	£24,498.04	£293,976.48	Available
Total	5,619	£68.75	£20	£15.94	£49,014.32	£588,171.86	

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Contact Us

All appointments to view must
be arranged via sole agents,
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