



10
CHISWELL
STREET
EC1

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3,055 / 5,718 /
6,512 / 15,285 SQ FT

**UP TO
15,462 SQ FT
OF
REFURBISHED
PRIME
OFFICES**



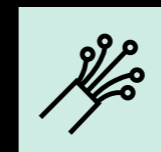
The reception and end-of-trip facilities have undergone a design-led refurbishment. The building also benefits from stunning views overlooking the Honourable Artillery Company's playing fields.



**REDESIGNED
RECEPTION
WITH
STUNNING
LIVING GREEN
WALLS**



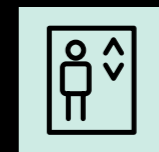
Refurbished reception



EU Networks, Verizon and BT



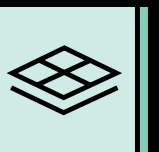
Recessed LED lighting



3x passenger lifts



24/7 access



Raised floor (150mm void)



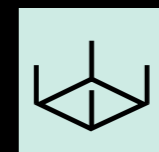
Views over The HAC



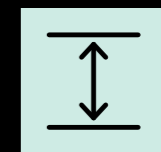
Showers and bike storage



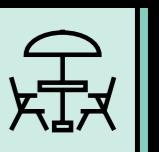
Two-pipe fan coil air-conditioning



Metal tile ceilings



2.75m floor to ceiling height



Roof terraces and balconies

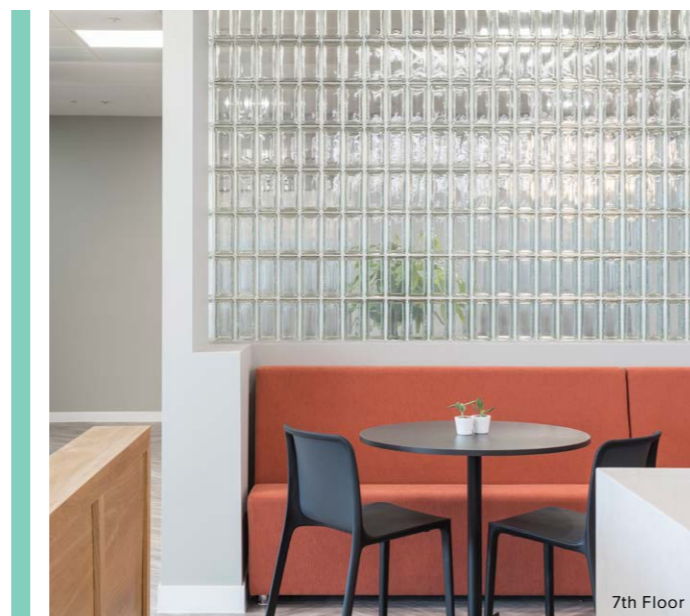
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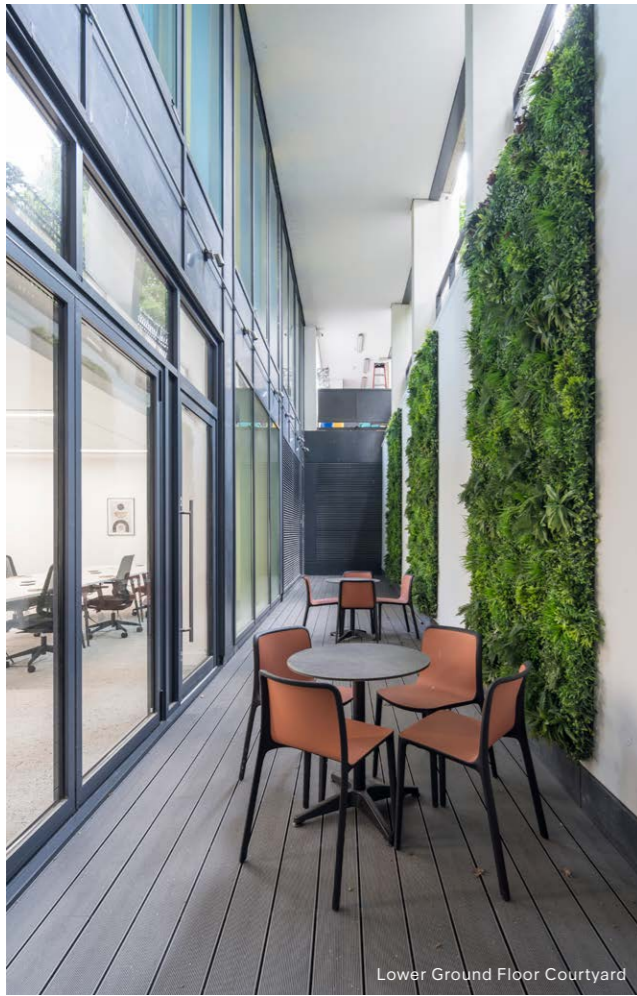
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The lower ground and 7th floors provide fully fitted Category B space, with cabling and furniture, with meeting rooms, offices, break out areas and kitchenettes.

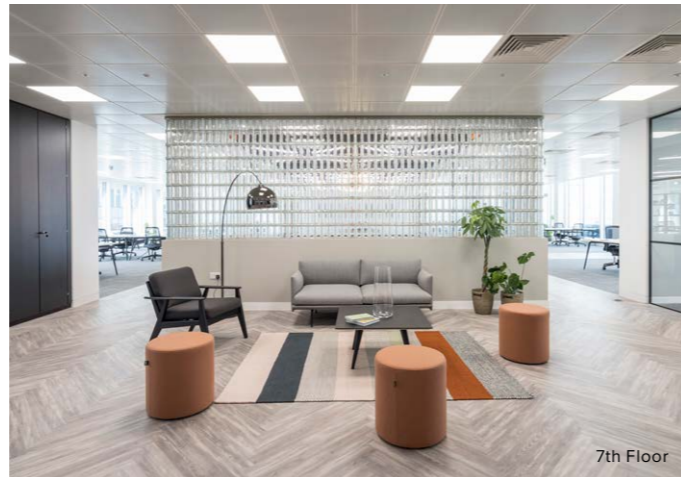
The 6th floor is finished to an open plan Category A specification.

All floors have live Backbone Connect fibre installed.





Lower Ground Floor Courtyard



7th Floor



Lower Ground Floor



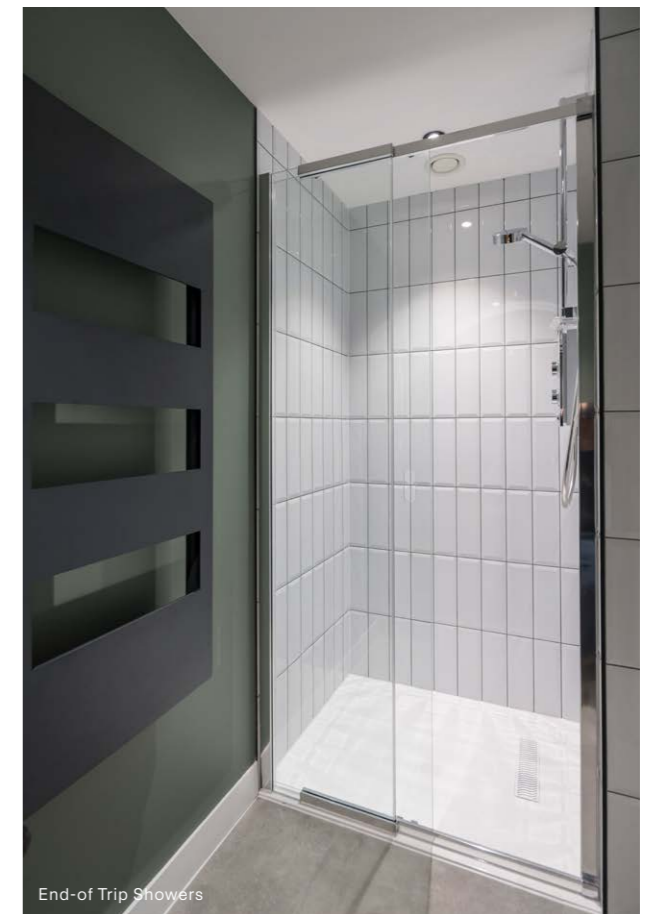
Lower Ground Floor



6th Floor



Bike Store



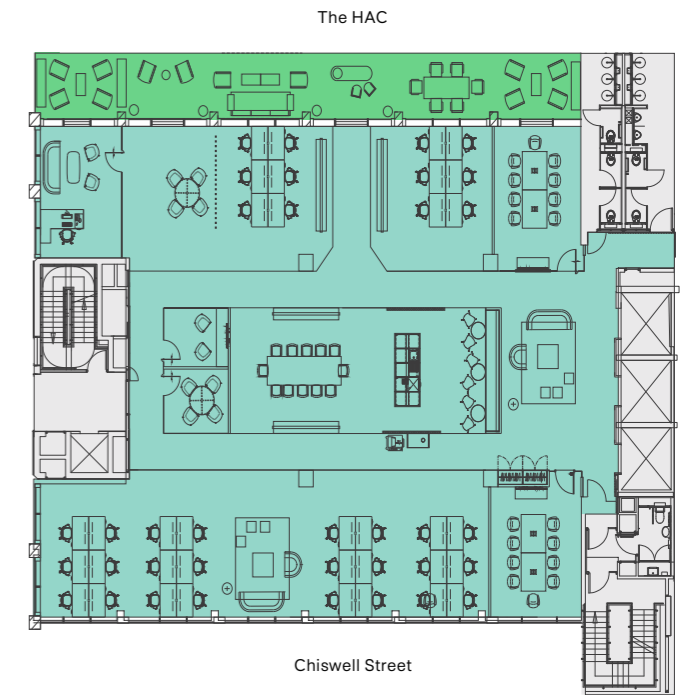
End-of Trip Showers

IMPRESSIVE VIEWS OVER-LOOKING THE HAC FROM THE FLOORS



Workspaces	36
1 person office	1
4 person meeting room	1
6 person meeting room	1
9 person meeting room	2
12 person meeting area	1
Meet & greet	2
Breakout areas	4
Tea point	1
Copy & print zone	1
High bench area	1

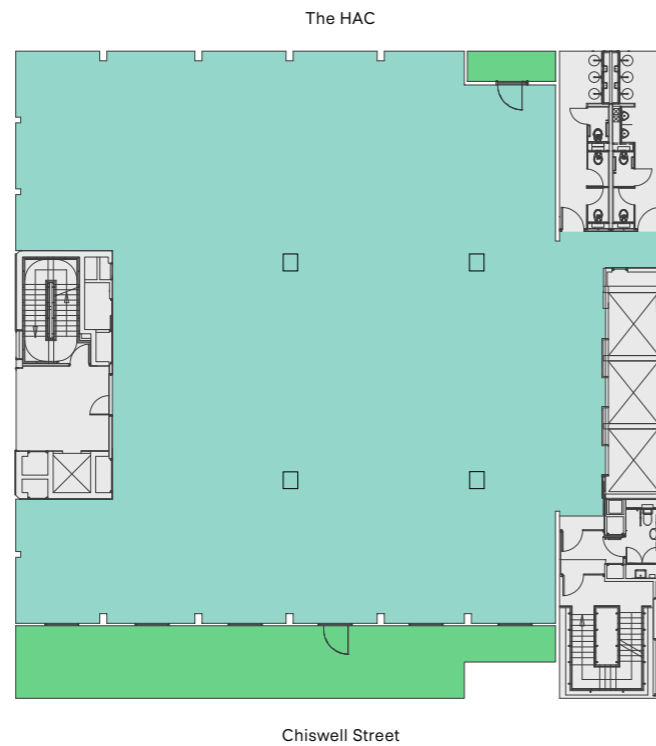
7TH FLOOR PLAN - 5,718 SQ FT / 531 SQ M



ACCOMMODATION SCHEDULE

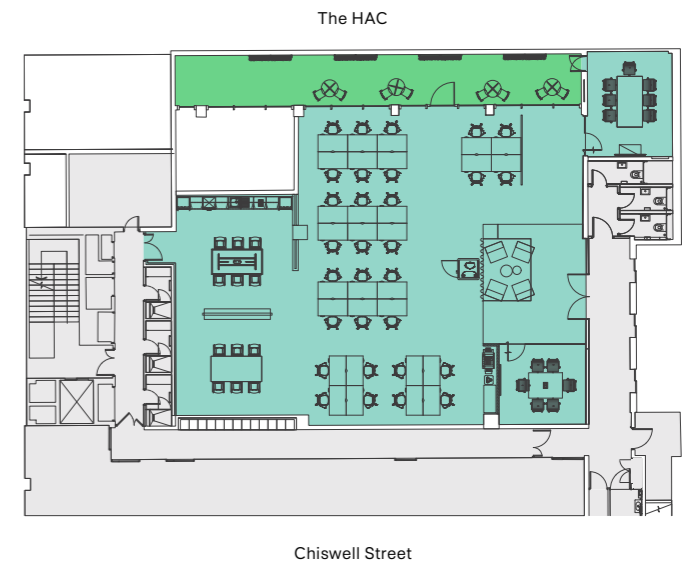
Floor	Sq Ft	Sq M	Condition
7th	5,718	531	Fully fitted
6th	6,512	605	Cat A
Lower Ground	3,055	284	Fully fitted
Total	15,285	1,420	

6TH FLOOR PLAN - 6,512 SQ FT / 605 SQ M



- Office
- Terrace
- Core

LOWER GROUND FLOOR PLAN - 3,055 SQ FT / 284 SQ M



Workspaces	30
7 person meeting room	1
6 person meeting room	1
6 person meeting area	1
Meet & greet	1
Breakout areas	1
Tea point	1
Copy & print zone	1
Phone booth	1

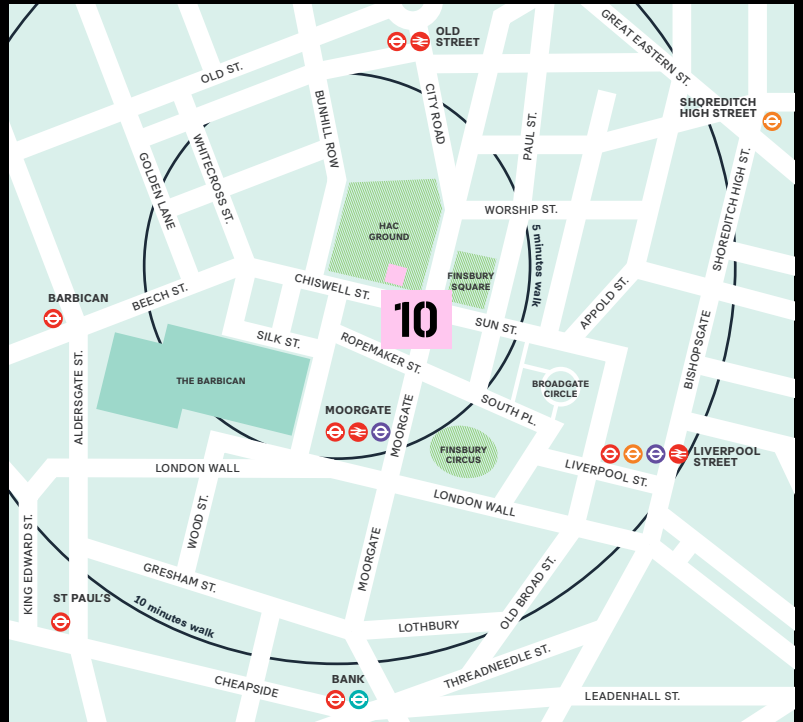
If required, additional desks, chairs, pedestals, filing and other furniture can be added on short lead in for bespoke requirements.

Plans for indicative purposes only. Not to scale.

A BUSTLING LOCATION OFFERING A GREAT SELECTION OF AMENITY



The building is in close proximity to Whitecross Street and Broadgate circle with Moorgate Station, 3 minutes away and Liverpool Street station, 5 minutes away, providing Elizabeth line connections at your feet.



<p>3</p> <p>Moorgate</p>	<p>6</p> <p>Old Street</p>
<p>7</p> <p>Liverpool Street</p>	<p>7</p> <p>Barbican</p>
<p>11</p> <p>Bank</p>	<p>12</p> <p>Shoreditch High Street</p>

Walk times in minutes from the building.
Source: TfL.



FURTHER INFORMATION

Terms
Upon application.

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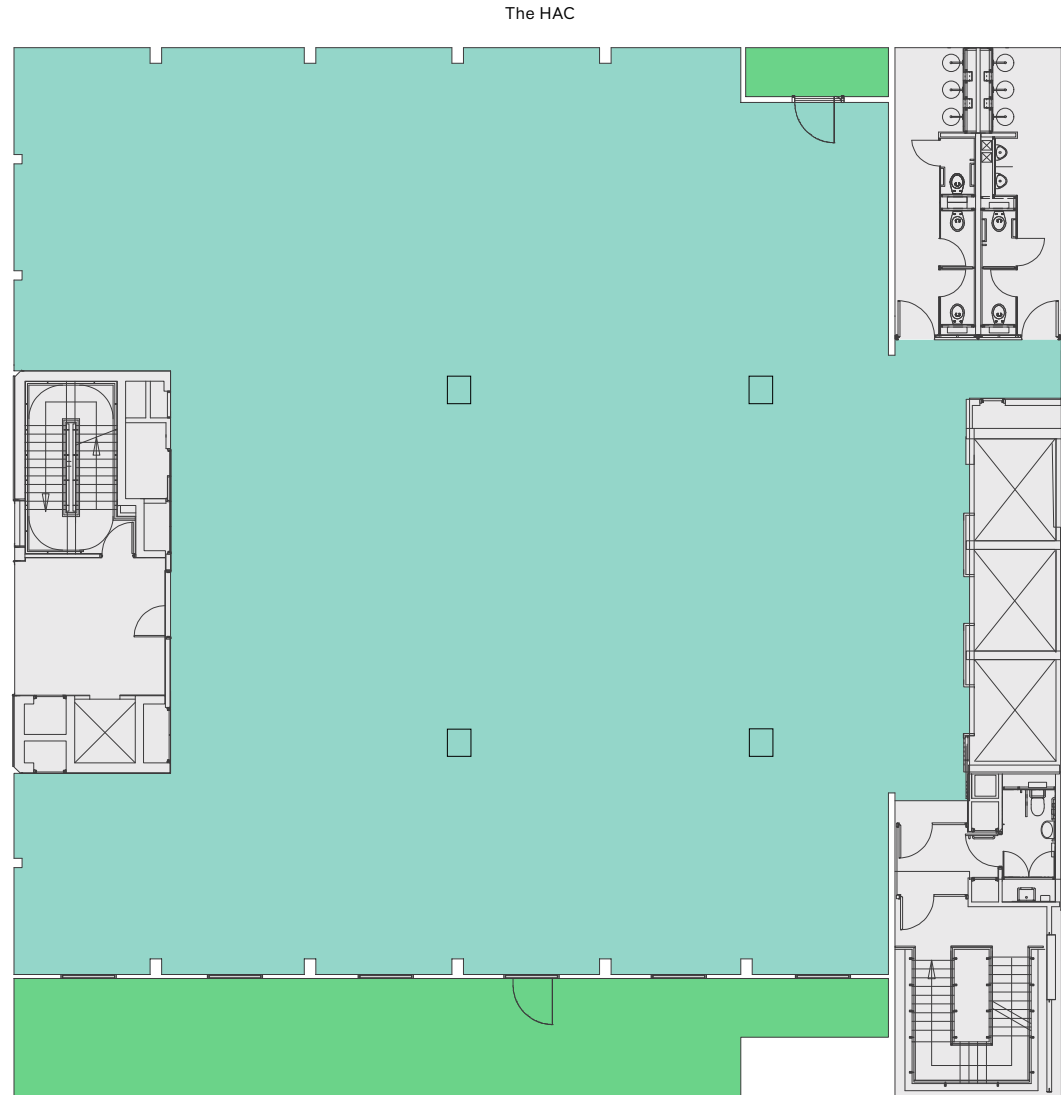
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6TH FLOOR PLAN - 6,512 SQ FT / 605 SQ M



- Office
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- Core

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ACCOMMODATION SCHEDULE

7TH FLOOR SPACE PLAN - 5,718 SQ FT / 531 SQ M



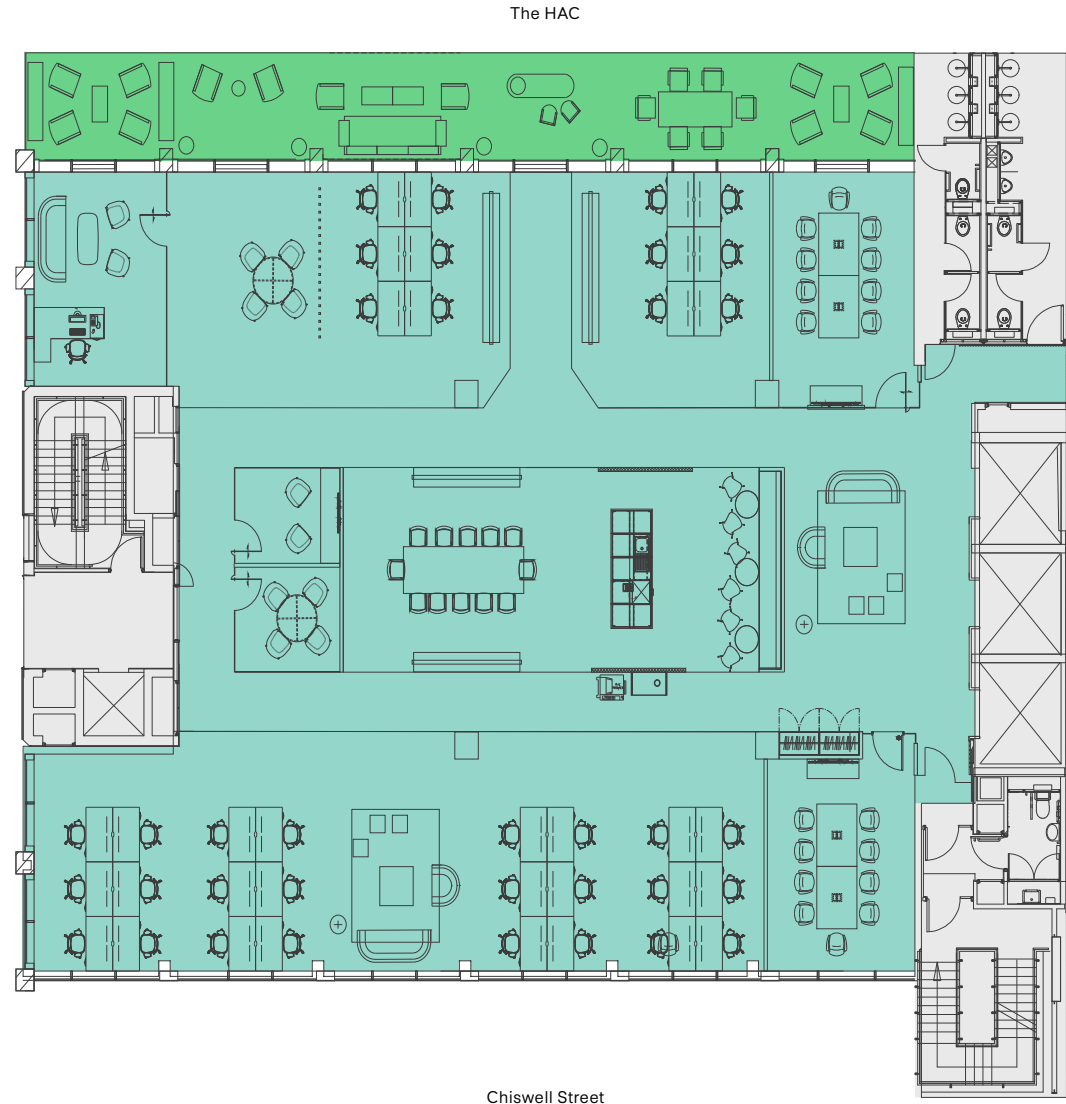
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LOWER GROUND FLOOR SPACE PLAN - 3,055 SQ FT / 284 SQ M



Chiswell Street