



JUBILEE SQUARE

VICTORIA STREET, ST ALBANS

GRADE A OFFICE SPACE IN BRAND NEW CITY CENTRE DEVELOPMENT

Last Suites Remaining

jubileesquarestalbans.com

2ND FLOOR - 3,303 SQ FT



JUBILEE SQUARE
TO LET
GRADE A OFFICES
FROM 1,500 SQ FT
TO 54,768 SQ FT
Viewings and 1 sample floor plan letting only
George Szozda
T: 01727 814230
M: 07771 06640
jacobson-vestibular.com
Jay Moore
M: 07771 06640
Tom Parker
M: 07771 06640
Lancaster
Lancaster

BRICKET ROAD

Up to 5,229 sq ft of light-filled contemporary workspace



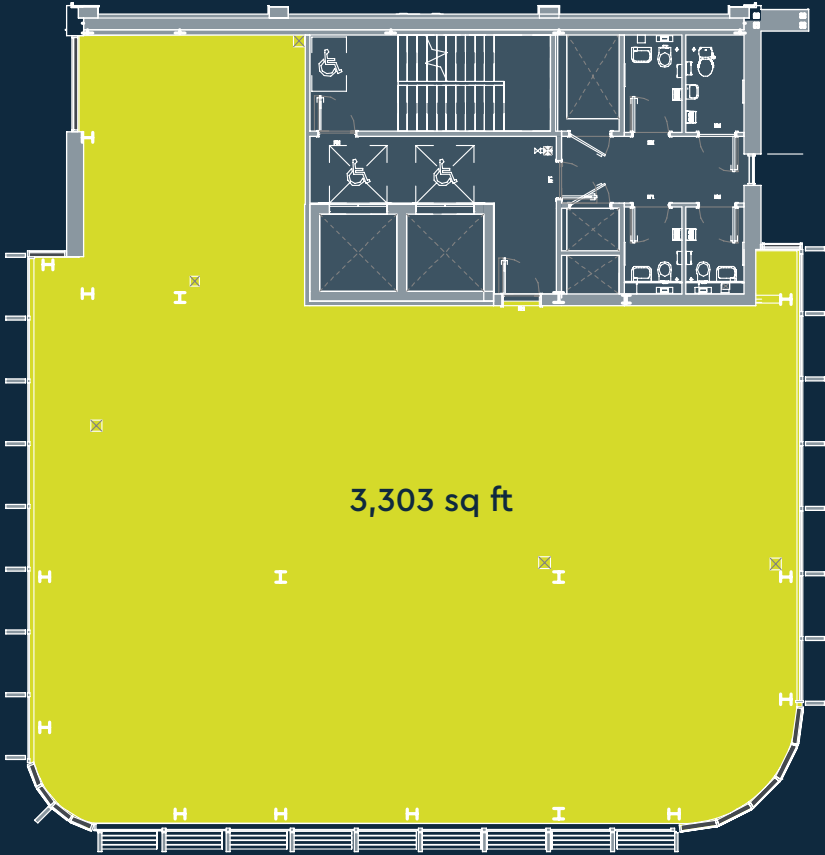
| | Sq Ft | Sq M |
|---------------------|--------------|--------------|
| Fourth | LET | |
| Third | LET | |
| Second | 3,303 | 306.9 |
| First | LET | |
| Part Ground | LET | |
| Lower Ground | 1,926 | 178.9 |

● Available offices

FRANCIS BACON HOUSE

SECOND FLOOR

| Floor | Sq Ft | Sq M |
|----------------------|-------|-------|
| Ground | LET | |
| First | LET | |
| Second | 3,303 | 306.9 |
| Third | LET | |
| Fourth | LET | |
| Lower Ground Suite 1 | 1,926 | 178.9 |
| Lower Ground Suite 2 | LET | |



FRANCIS BACON HOUSE

LOWER GROUND FLOOR

| Floor | Sq Ft | Sq M |
|----------------------|-------|-------|
| Ground | | LET |
| First | | LET |
| Second | 3,303 | 306.9 |
| Third | | LET |
| Fourth | | LET |
| Lower Ground Suite 1 | 1,926 | 178.9 |
| Lower Ground Suite 2 | | LET |



CAT A

SPECIFICATION INCLUDES:



EPC: A



Car parking: 1:550 sq ft



Exposed services with new LED lighting



Secure cycle storage



Full access raised floors



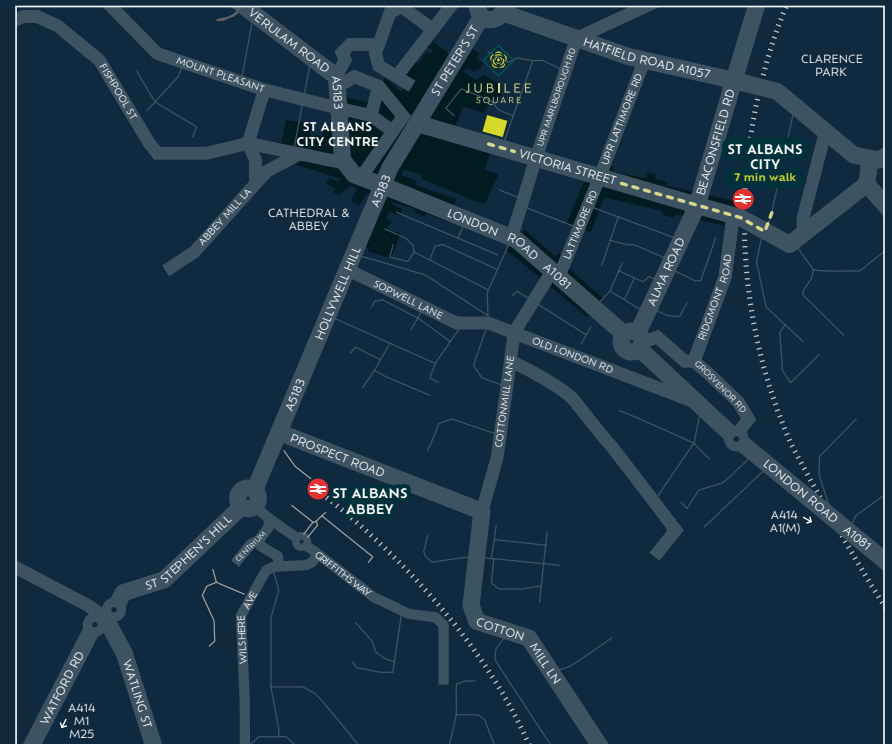
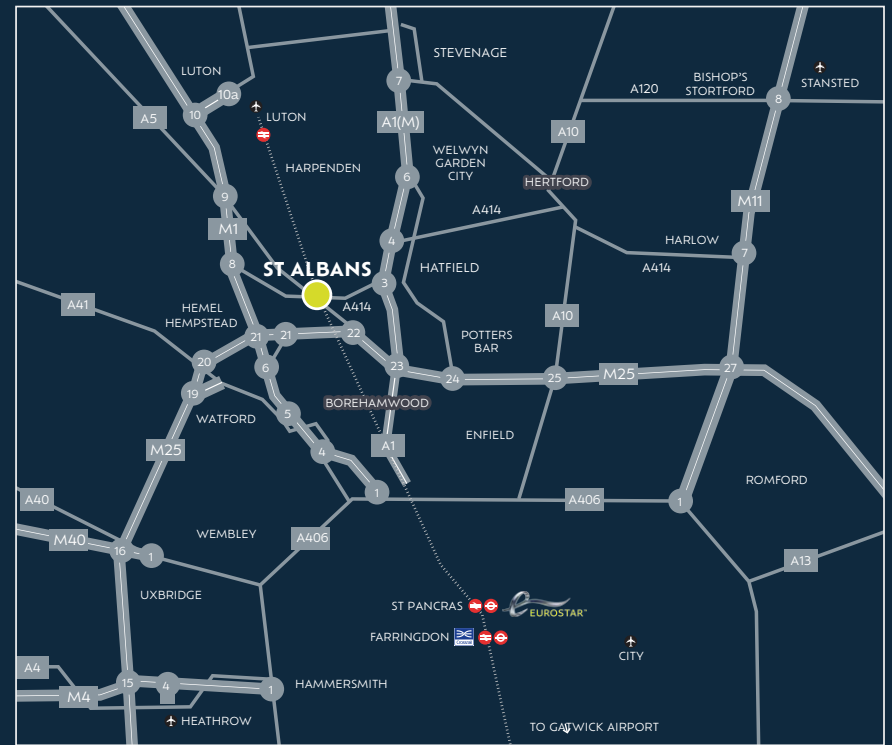
BE AT LONDON ST PANCRAS IN 18 MINUTES

Located only a few minutes walk from St Albans station with its fast connections by Thameslink rail, you can be at London St Pancras International in 18 minutes.

Major motorways are a short drive away with the M25 (9 minutes), M1 (12 minutes). Both Heathrow & Luton Airports are within 30 minutes.

The city's parks and beautiful historic grounds provide opportunities for a wide range of leisure activities and are where the city hosts many special events.

With so much going for it, it's no wonder that St Albans is a highly desirable place to work and live.





JUBILEE SQUARE

VICTORIA STREET, ST ALBANS, AL1 3TN

TERMS

Upon application.

VIEWING

Strictly by appointment through the joint agents.

**Lambert
Smith
Hampton**

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