



TO LET

490 SQ FT
(45.52 SQ M)

£45 PER SQ FT

A fully fitted small office to
let in WC1

- Fully fitted floor
- 11 desks
- Tea Point
- Meeting Pod
- Flexible lease
- Original timber floors
- LED lighting
- Period features

Summary

Available Size	490 sq ft
Rent	£45 per sq ft
Rates Payable	£16.95 per sq ft
Rateable Value	£16,000
Service Charge	£6.85 per sq ft
Car Parking	N/A
VAT	Upon Enquiry
EPC Rating	EPC exempt - Listed building

Description

Fully fitted office to let 490 sq ft (11 desks, meeting pod & tea point) available on flexible lease terms from 6 months upwards.

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
3rd - South	490	45.52	Under Offer
Total	490	45.52	

Specification

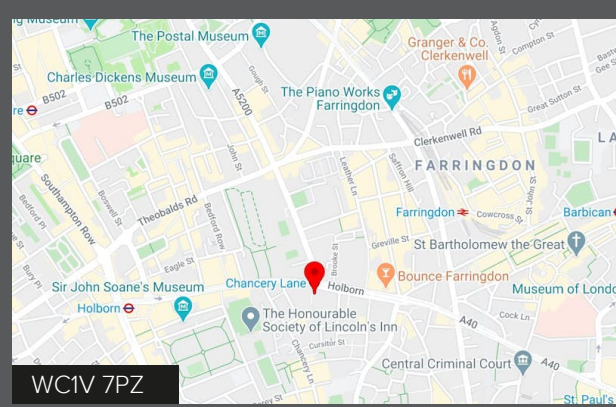
- 11 Desks
- Fully fitted
- Newly decorated
- Kitchenette
- 4 person meeting booth
- Lockers
- Original timber floor
- New LED lighting
- Period features
- Entryphone
- On-site building manager

Viewings

By appointment through sole letting agents.

Terms

A new flexible short form of lease is available for a minimum term of 6 months.



Viewing & Further Information



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