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HIGH HOLBORN
LONDON WC1

REFURBISHED OFFICES

TO LET

4,510 SQ FT (419 SQ M)



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HIGH HOLBORN
LONDON WC1



Illustration of proposed fit out

RIGHT SPACE, PERFECT PLACE

The 2nd floor, comprising 4,510 sq ft (419 sq m), has been refurbished to provide open plan accommodation and includes a new kitchen and comms room. New WC's, bike storage, showers and changing facilities have recently been installed in the building.

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HIGH HOLBORN
LONDON WC1





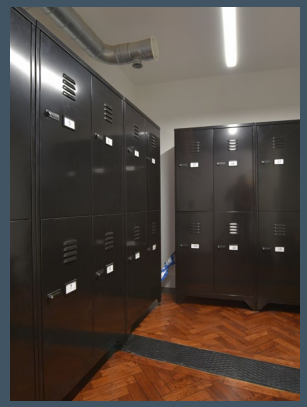




Illustration of proposed fit out

AMENITIES

- Newly refurbished
- Open plan accommodation
- Raised floors
- LED lighting
- Air conditioning
- Kitchen
- Two x 10 person passenger lifts
- Bike storage
- New WC's, showers and changing facilities
- Comms room
- Excellent natural light on 4 sides
- Excellent connectivity

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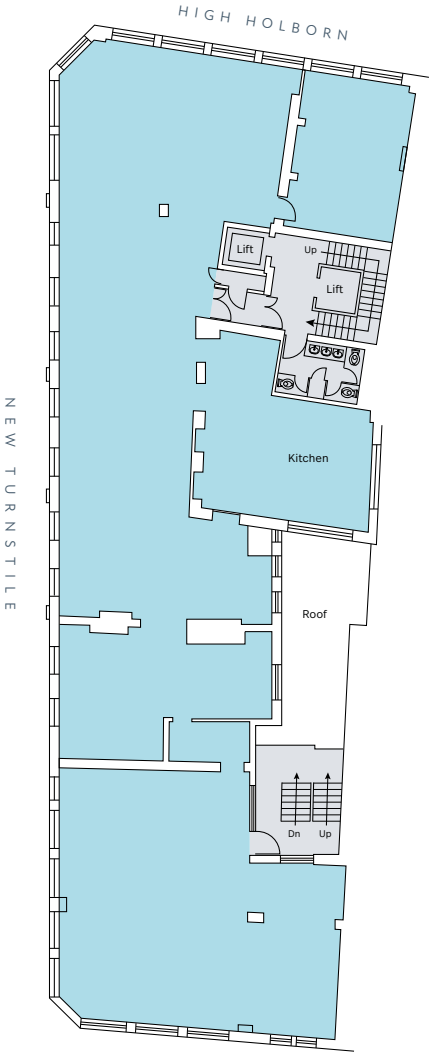
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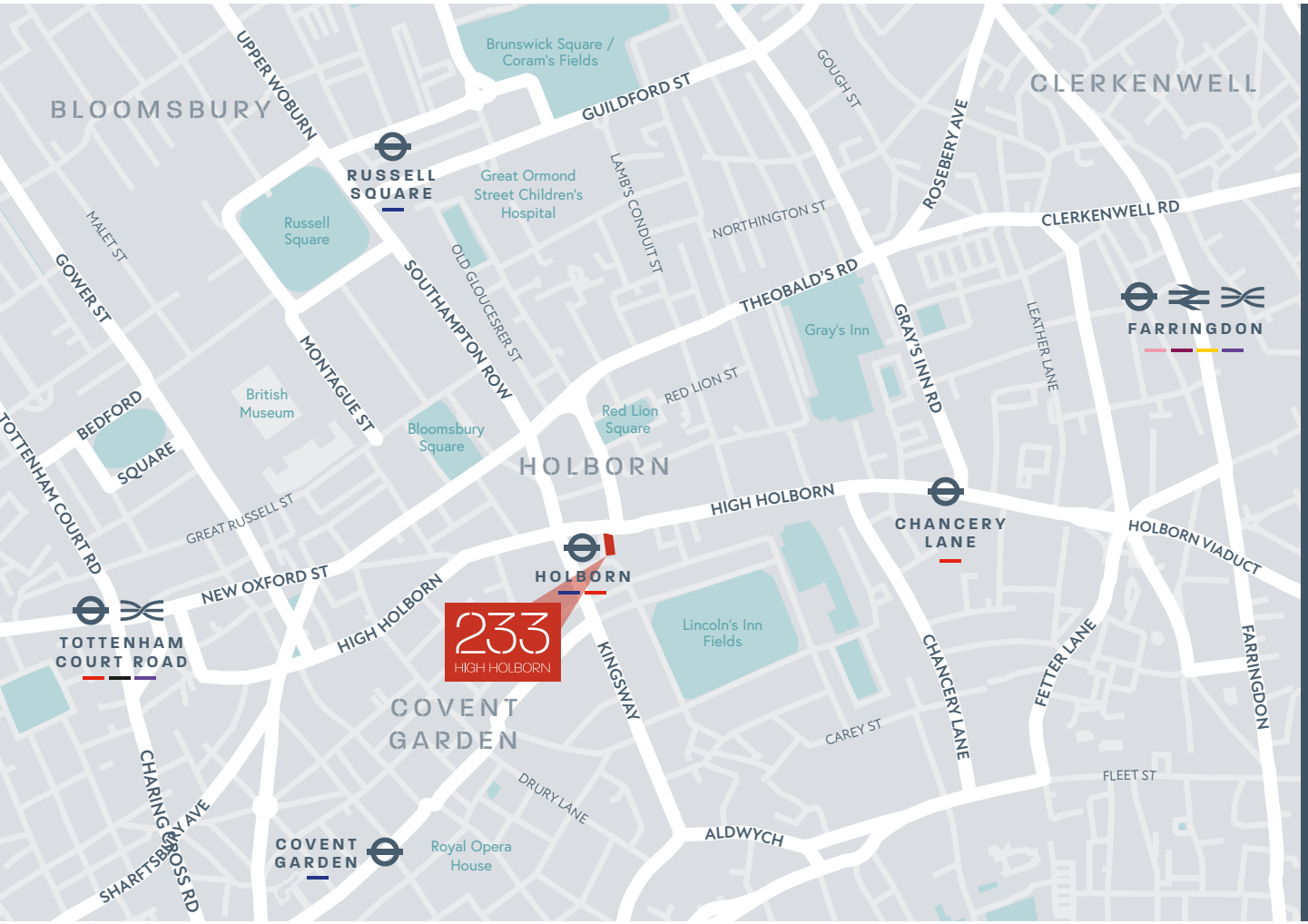


Illustration of proposed fit out

2ND FLOOR

	Sq Ft	Sq M
Office	4,510	419





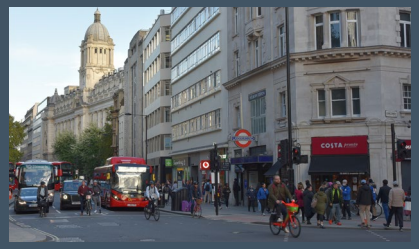
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PERFECTLY PLACED

LONDON UNDERGROUND

Just a 1 minute walk to Holborn station with access to Piccadilly and Central underground lines.

3 MINS	5 MINS	5 MINS
OXFORD CIRCUS	KING'S CROSS & ST PANCRAS	BANK
Bakerloo	Piccadilly	District	Central
Victoria	Victoria	Hammersmith & City	Northern
Central	Metropolitan	National Rail	Waterloo & City
	Circle	Eurostar	

CROSSRAIL

Farringdon's Crossrail entrance is a 10 minute walk away and is set to become one of the capital's major transport hubs, providing links to Thameslink and Metropolitan, Hammersmith & City and Circle underground lines.

31 MINS	8 MINS	4 MINS		8 MINS
HEATHROW	PADDINGTON	BOND STREET	FARRINGDON	CANARY WHARF

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BUSTLING HOLBORN BOASTS HOUSEHOLD NAMES IN RETAIL AND DINING AS WELL AS LUXURY HOTELS L'OSCAR, ROSEWOOD AND THE HOXTON.



TERMS

A new lease is available for a term to be agreed.
Terms are available upon application.

EPC

Available on request.

VIEWING

By appointment through the sole agent Hanover Green.

CONTACTS

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