

High Quality Fitted Out Offices

The Hallmark Building, 52-56 Leadenhall Street, EC3



Transport Links

- 0.20 miles from Aldgate
- 0.40 miles from Liverpool Street
- 0.40 miles from Bank
- 0.50 miles from Monument

Lease

New leases are available direct from the Landlord for a term by arrangement up to 11/10/2029.

Rent

£57.50 per sq ft exclusive.

Accommodation

Part 4 th Floor	4,104 sq ft	396m ²	Sept 23'
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Rates Payable (2022/23)

Estimated at £21.49 per sq.ft

However, all interested parties should make their own enquiries.

Service Charge

Estimated at £13.81 per sq.ft

VAT

The building has been elected for VAT.

Amenities

- Part 7th and Part 1st Floors to be comprehensively refurbished with a new fit out.
- Impressive Entrance Halls (Leadenhall Street & Fenchurch Street)
- Commissionaire Services
- 5 x refurbished Passenger Lifts
- 24 Hour access and security
- Cycle centre and shower/locker room facilities
- On-Site gym facilities (Fitness First)
- EPC – C55



Newton Perkins

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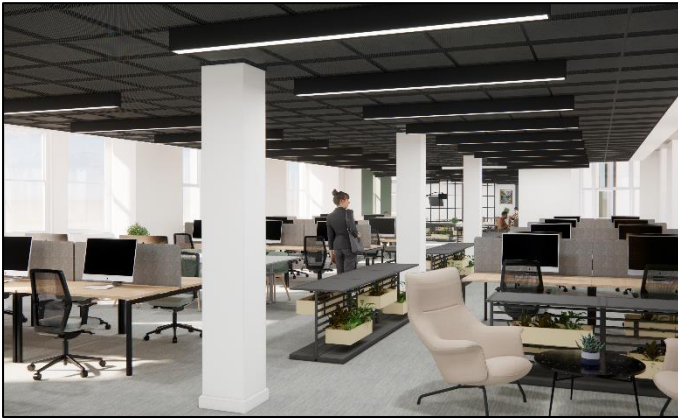
Knight Frank

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Part 1st Floor CGI's



Part 1st Floor Layout