

High Quality 'Plug & Play' Offices adjacent to 22 Bishopsgate

35 Great St Helen's, London, EC3



Transport Links

- 0.30 miles from Bank
- 0.40 miles from Liverpool Street
- 0.40 miles from Fenchurch Street

Lease

A new lease is available direct from the Landlord for a term by arrangement.

Service Charge

Estimated at £17.40 per sq. ft.

Accommodation

2nd Floor 2,648 sq. ft. U/O

Rent

2nd Floor – £72.50 per sq. ft.

VAT

The building has been elected for VAT.

Rates Payable (2024/25)

2nd Floor – £21.62 per sq ft

However, all interested parties should make their own enquiries.

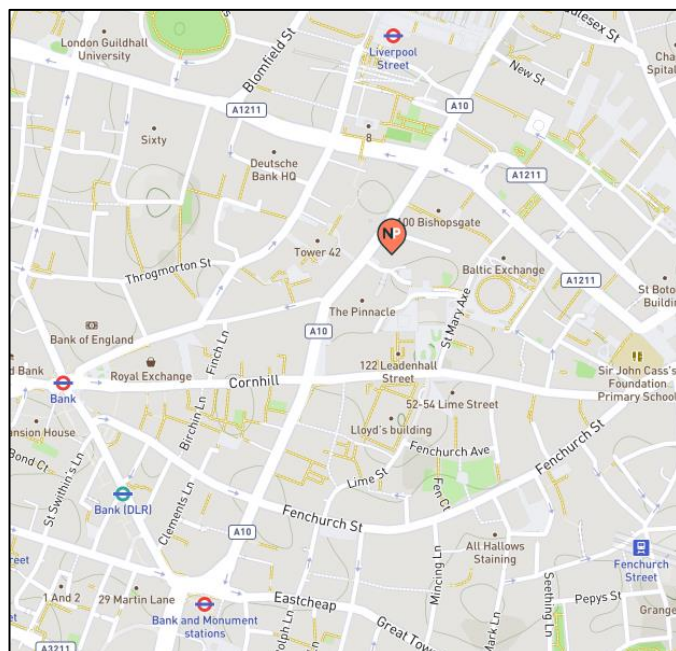
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2nd Floor – £21.62 per sq ft

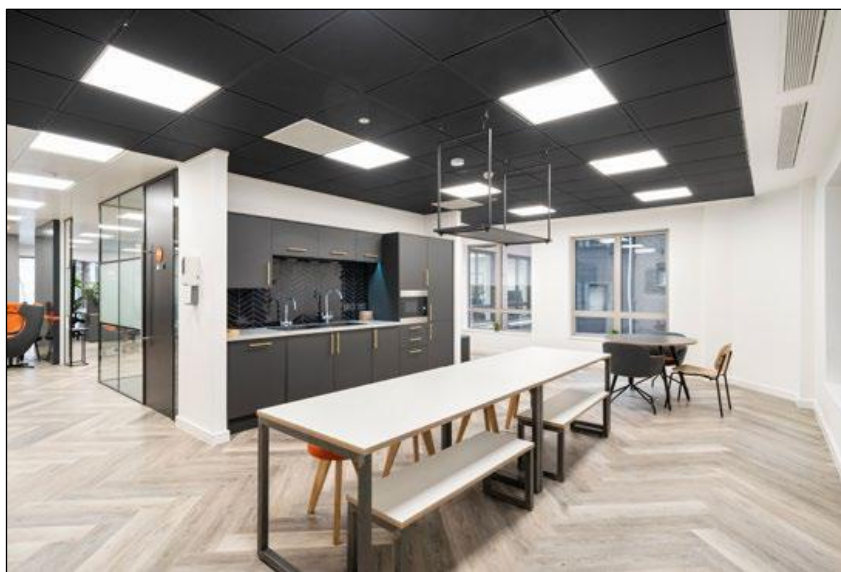
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Amenities

- Fully fitted floor
- 22 workstations in situ
- Fan Coil Air Conditioning
- Fully Accessible Raised Floors
- Metal Tile Suspended Ceilings
- 2 x Passenger Lifts
- Manned Reception
- Shower & Bike Storage
- 24 Hour Access
- Male & Female WC's on each floor
- EPC: B (41)



2nd Floor – Fit out



Newton Perkins

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