

N

N I N E T E E N

G R E A T W I N C H E S T E R S T



BUILDING

Nineteen is a boutique office building in the heart of the City. Offering a superb range of high quality space over 10 floors, this 11,198 sq ft building has been completely refurbished to a premium specification.



SPECIFICATION

- Pre-installed Fibre Running to Each Floor
- VRF Air Conditioning
- LED LG7 Compliant Lighting
- Fully Accessible Raised Floors
- Wireless Internet Available
- 1st Floor Available Plug and Play
- 2.65m + Floor To Ceiling Height
- Occupancy Ratio - 1 Person / 10sqm
- Showers & Secure Cycle Storage
- 1 x 6 Person Passenger Lift
- Commissionaire & 24 Hour Access
- EPC Rating - B (40)

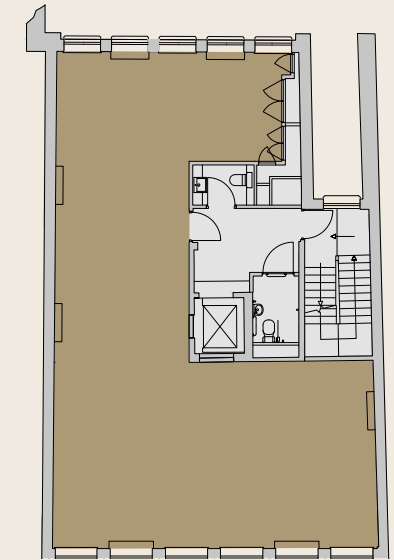


SPACE

Floor	sq ft
8th	Let
7th	Let
6th	Let
5th	Under Offer
4th	1,319
3rd	1,319
2nd	1,319
1st	Under Offer
G	Let
LG	Let
Total	3,957

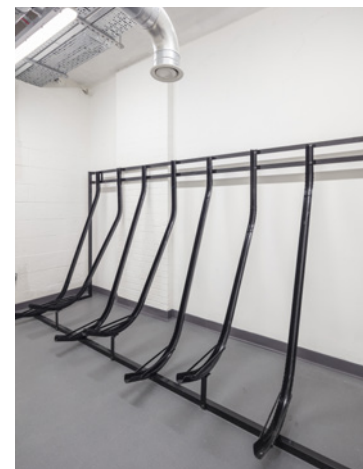
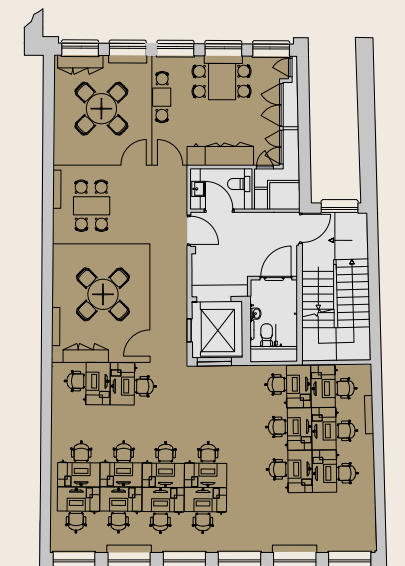
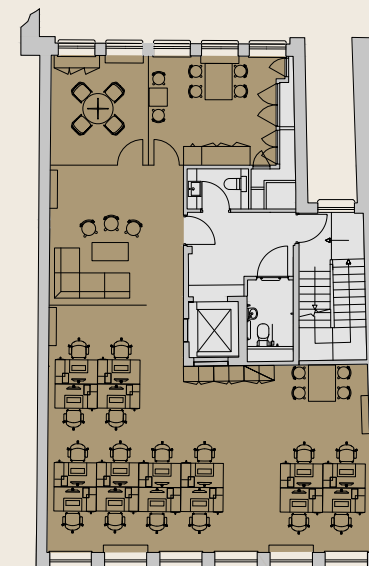
TYPICAL FLOOR PLAN

1,319 sq ft



INDICATIVE SPACE PLAN 1

INDICATIVE SPACE PLAN 2



BESPOKE FITTED SOLUTIONS

The Landlord can offer a bespoke plug and play solution on each floor. With pre-installed fibre and a wireless provider in the building, the accommodation can be ready to occupy quickly and efficiently.

OFFERING FLEXIBLE LEASES

Flexible lease terms are available by arrangement direct from the landlord.

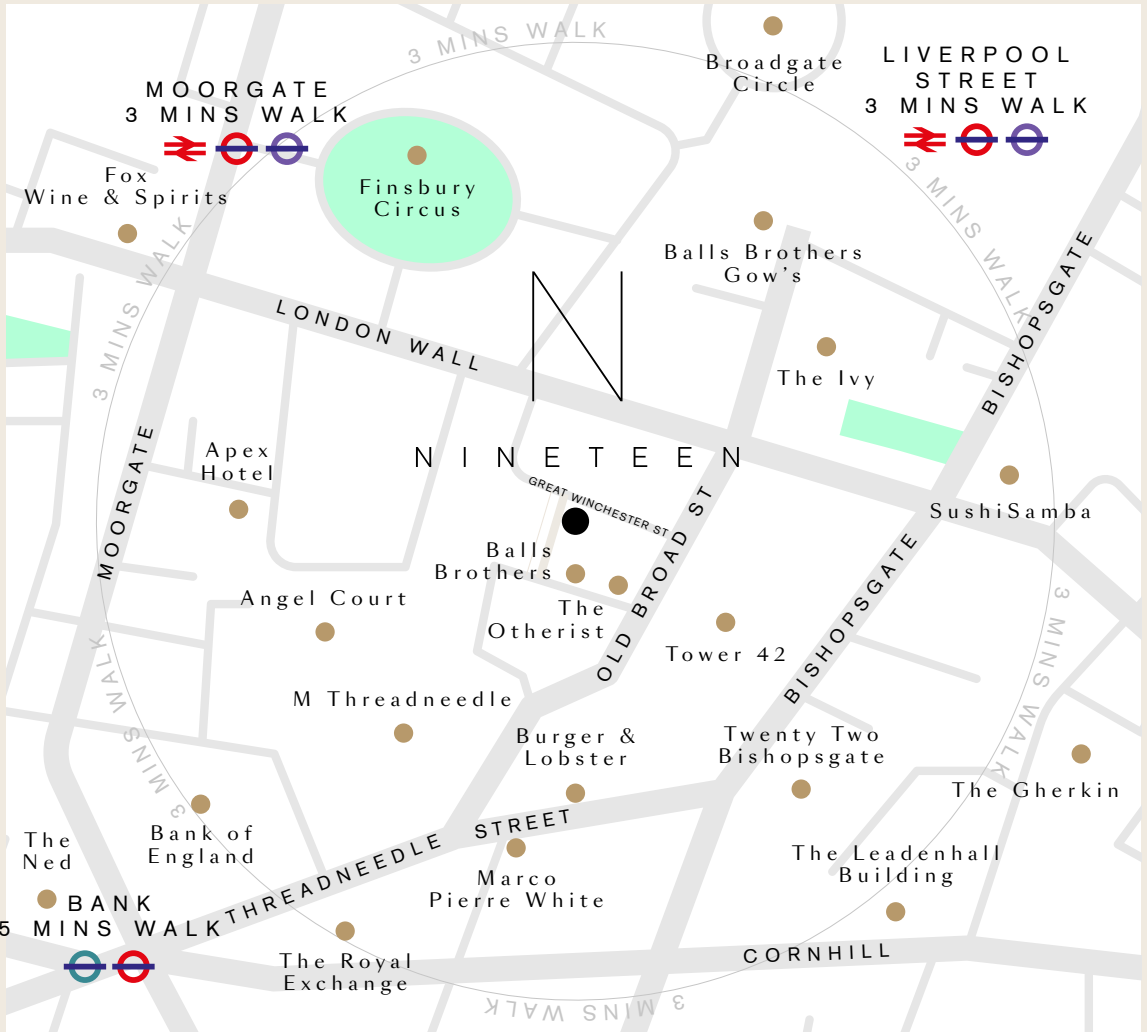
Fit Out CGI



LOCATION

Nineteen affords easy access to the majority of underground lines nearby at Bank, Moorgate, and Liverpool Street, as well as mainline, overground, and soon Crossrail, services at Liverpool Street and Moorgate. **Nineteen** is surrounded by superb cafés and bars, world-renowned restaurants, historic landmarks and high-end retail. Shoreditch and Spitalfields are also short walk away.





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