

77 CORNHILL
LONDON EC3V 3QQ

2,594 - 2,594 SQ FT



DESCRIPTION

77 Cornhill provides modern office accommodation set behind an attractive Portland stone facade in the heart of the City of London.

The 2nd floor provides newly refurbished, fully fitted accommodation comprising welcome area, 4x meeting rooms, 2x phone booths, collaboration areas, kitchen and breakout in situ. Furniture is available on a monthly subscription basis via NorNorm.

The 6th floor provides fully fitted and furnished accommodation comprising 24x open plan desks, 2x meeting rooms, generous welcome and collaboration area, kitchen and breakout in situ.

The 1st floor is due to undergo refurbishment works to provide fitted accommodation comprising meeting rooms and kitchen/breakout area in situ.

LOCATION

Prominently located on the north side of Cornhill in close proximity to some of London's major landmarks including the Royal Exchange, Lloyd's of London, Leadenhall Market and the Bank of England.

Transport connections are excellent with Bank Station only moments away.

Cannon Street, Monument, Liverpool Street and Moorgate stations are all within close walking distance.

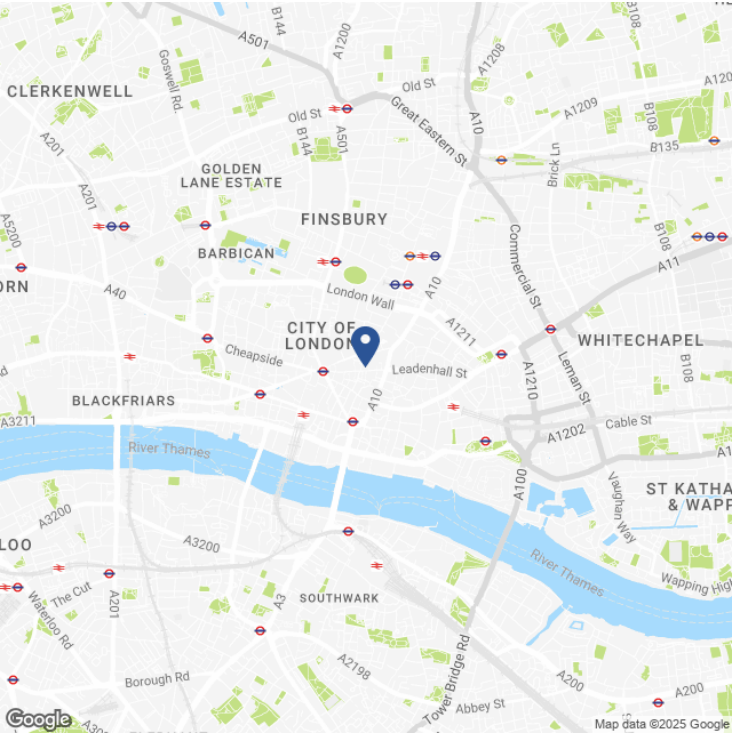


SPECIFICATION

- Impressive double height reception.
- Air conditioning.
- LED lighting.
- Fully accessible raised floors.
- WC's on each floor.
- Commissionaire.
- Two passenger lifts.
- 24 hour access and security.
- Shower facilities.

AVAILABLE ACCOMMODATION

FLOOR	SQ FT	SQ M
1ST - UNDER OFFER	2,594	241
TOTAL	2,594	241



TENURE

- Lease:** New lease direct from the landlord.
- Guide Rent:** On Application
- Rates Estimate:**£23.94 per sq ft
- Service Charge:**£20.68 per sq ft
- VAT:** Elected.
- EPC:** C

CONTACT

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FURTHER INFORMATION

