

1 GEORGE YARD
LONDON EC3V 9DF

1,939 - 4,502 SQ FT



DESCRIPTION

One George Yard is a boutique office development located in an attractive discreet courtyard within the heart of the City.

The 6th floor benefits from excellent natural light and overlooks St Michaels Churchyard. The space is fully fitted out with two meeting rooms, call room, 20 desks, kitchen and breakout areas.

LOCATION

Conveniently located close to Bank, Leadenhall Market and The Royal Exchange.

One George Yard benefits from excellent transport communications with Bank/Monument (Central, Circle, District, DLR, Northern, Waterloo & City), Cannon Street (National Rail), Fenchurch Street (National Rail) and Liverpool Street (Elizabeth, Central, Circle, Hammersmith & City, Metropolitan) stations all in close proximity.

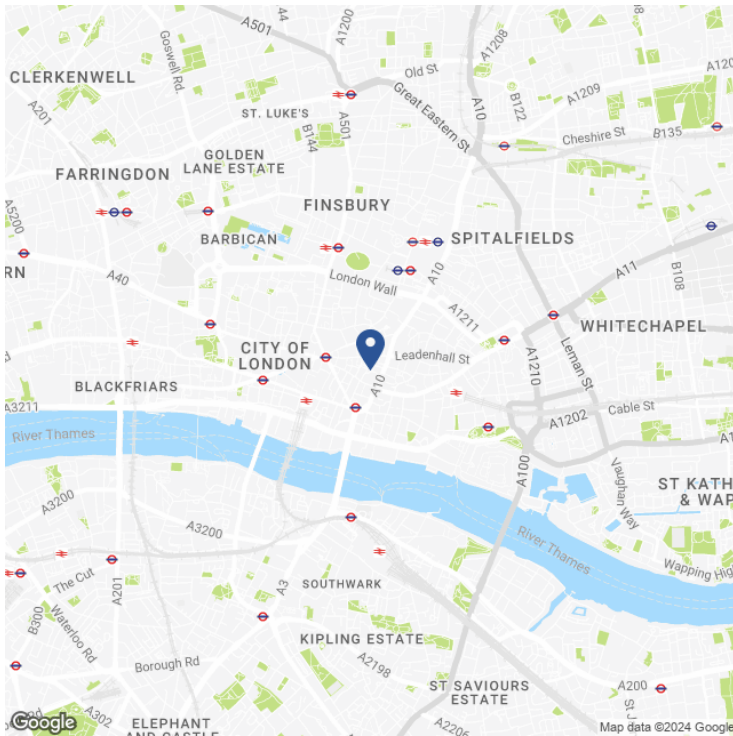


SPECIFICATION

- Fitted out with two meeting rooms, call room, 20 desks, kitchen and breakout areas.
- Excellent natural light
- Air conditioning
- LED lighting
- Manned reception
- 2 passenger lifts
- Showers and cycle storage

AVAILABLE ACCOMMODATION

FLOOR	SQ FT	SQ M
6TH	1,939	180
1ST	2,563	238
TOTAL	4,502	418



TENURE

Lease:	New lease for a term by arrangement direct from the landlord.
Guide Rent:	£69.50 per sq ft
Rates Estimate:	£25.9 per sq ft
Service Charge:	£ per sq ft
VAT:	Elected.
EPC:	C

CONTACT

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FURTHER INFORMATION

