

65 FENCHURCH STREET
LONDON EC3M 4BE

1,212 - 1,212 SQ FT



DESCRIPTION

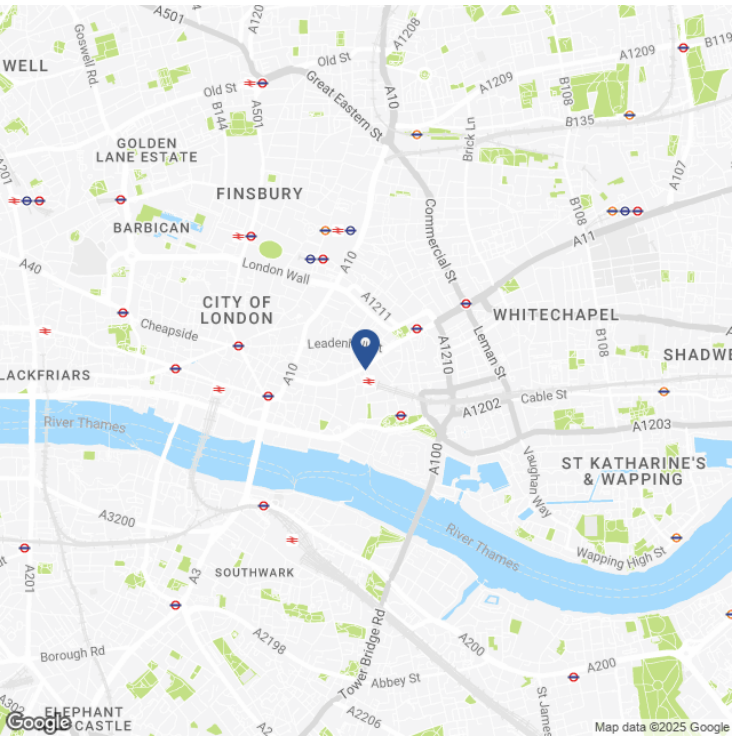
65 Fenchurch Street has been comprehensively refurbished to a high specification with a remodelled entrance hall and contemporary offices featuring hanging LED lighting and exposed services. The building benefits from a rectangle floor configuration with exceptional natural light on three aspects.

The 5th floor provides high-quality, plug and play accommodation comprising 12x open plan desks, 1x 10-person meeting room, 4x person hot desking/collaboration area, booth seating, kitchen and breakout in situ.

LOCATION

The building is located in the City of London and benefits from close proximity to Lloyd's of London, Lloyd's Registry of Shipping and Leadenhall Market.

Bank, Monument, Tower Hill and Aldgate stations provide extensive underground connections. Mainline services are from Fenchurch Street, Liverpool Street and Cannon Street stations all within a 10 minute walk.



SPECIFICATION

- Fully Fitted and Furnished 5th Floor
- Pre-installed fibre
- Remodelled entrance
- Exposed services with LED lighting
- Fan coil air conditioning
- Fully accessible raised access floors
- 10-person passenger lift
- 24-hour access
- Excellent natural light on three aspects

AVAILABLE ACCOMMODATION

FLOOR	SQ FT	SQ M
6TH - UNDER OFFER	845	79
5TH - AVAILABLE	1,212	113
TOTAL	2,057	191

TENURE

Guide Rent: £65 per sq ft
Rates Estimate:£17.77 per sq ft
Service Charge:£21.17 per sq ft

CONTACT

Louis Jacobs
02071005555
louis@hk-london.com
Tom Kemp
0207 100 5555
tom@hk-london.com

FURTHER INFORMATION



MISREPRESENTATION ACT 1967 - HK Property Services Ltd for themselves and for the Vendor. Lessors of this property for whom they act, give notice that: (i) these particulars are a general outline only, for the guidance of prospective purchasers, and do not constitute the whole or any part of an offer or contract. (ii) HK Property Services Ltd cannot guarantee the accuracy of any description, dimensions, references to condition, necessary permissions for use and occupation and other details contained herein and prospective Purchasers or Lessors must not rely on them as statements of fact or representations and must satisfy themselves as to their accuracy. (iii) no employee of HK Property Services Ltd has any authority to make or give any representation or warranty or enter into any contract whatever in relation to the property. (iv) prices/rents quoted in these particulars may be subject to VAT; and (v) HK Property Services Ltd will not be liable, in negligence or otherwise, for any loss arising from the use of these particulars.