

KNOTEI

ONE LACKINGTON

One Lackington Street, London EC2Y 9AU

One Lackington

Located adjacent to the new Crossrail station at Moorgate and less than two minutes from Finsbury Square and Broadgate Circle, One Lackington is in an ideal City location.

The entire building has recently been redeveloped to the highest specification and boasts a communal courtyard for breakout space.

21,125 RSF available across five floors, fully fitted out and ready for occupancy, fully managed by Knotel.

4,830 RSF

4th Floor

5,046 RSF

3rd Floor

5,046 RSF

2nd Floor

6,203 RSF

Ground & Lower Ground Floor



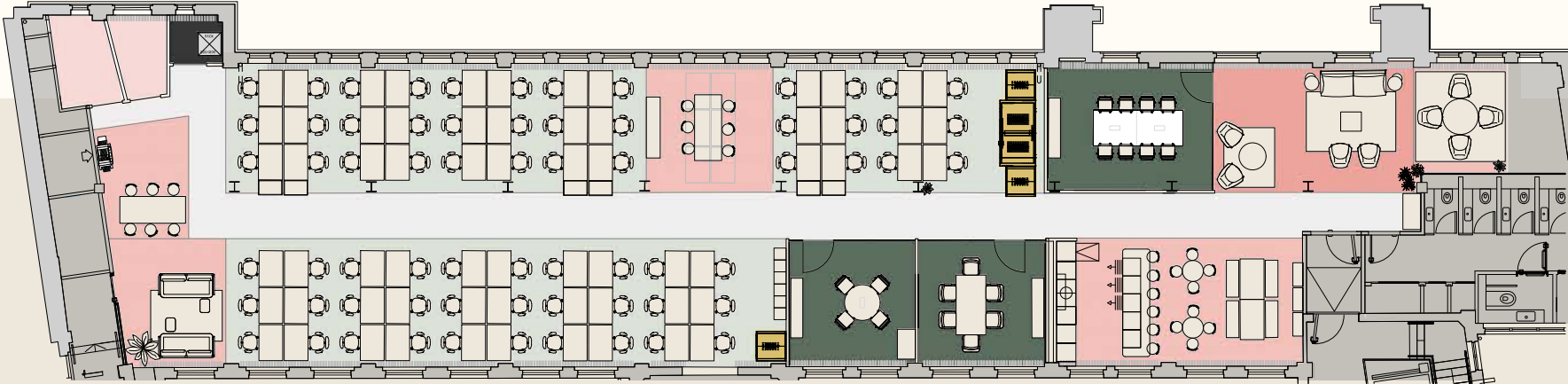
Ground Floor Reception



4th Floor

4,830 RSF

54 Workstations



- Workstations
- Ancillary
- Core Areas
- Meeting Rooms
- Phone Booths
- Circulation

Square Footage

Rentable Square Footage 4,830

WPS Numbers

Dedicated Workstations 54
 Collaboration Seats 12
 Enclosed Meeting Seats 18

Room Counts

Meeting Spaces
 Workspaces 2
 Meeting Nook 1
 Small Meeting Room (4p) 1
 Small Meeting Room (6p) 1
 Medium Meeting Room (8p) 1
 Phonebooths (1p) 3
 Phonebooths (2p) 1

Room Counts

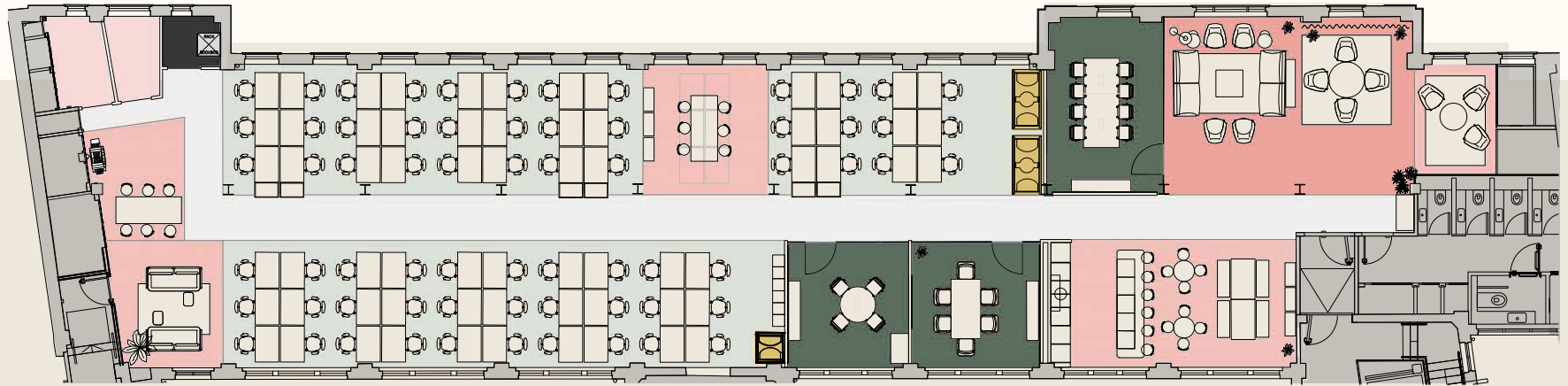
Collaborative Spaces
 Collaboration 2
 Arrival 1
 Lounge 1
 Tea Point 1

Support Spaces
 Customer Storage 1
 Accessible Restroom 1
 Multiple Use Restroom 4
 IT/Comms Room 1

3rd Floor

5,046 RSF

66 Workstations



- Workstations
- Ancillary
- Core Areas
- Meeting Rooms
- Phone Booths
- Circulation

Square Footage

Rentable Square Footage 5,046

WPS Numbers

Dedicated Workstations 66
 Collaboration Seats 12
 Enclosed Meeting Seats 18

Room Counts

Meeting Spaces
 Workspaces 3
 Meeting Nook 1
 Small Meeting Room (4p) 1
 Small Meeting Room (6p) 1
 Medium Meeting Room (8p) 1
 Phonebooths (1p) 1
 Phonebooths (2p) 2

Room Counts

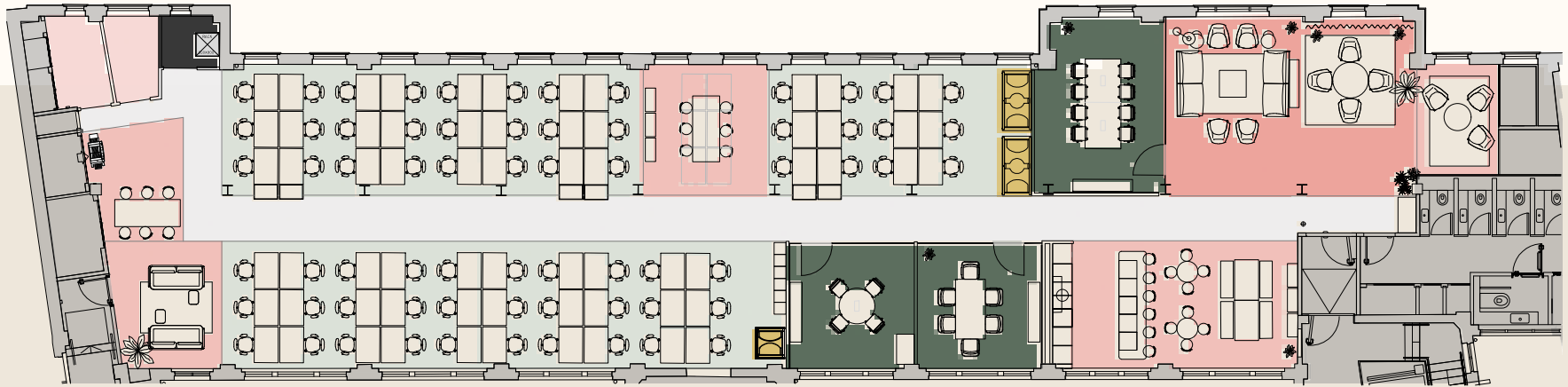
Collaborative Spaces
 Collaboration 2
 Arrival 1
 Lounge 1
 Tea Point 1

Support Spaces
 Customer Storage 1
 Accessible Restroom 1
 Multiple Use Restroom 4
 IT/Comms Room 1

2nd Floor

5,046 RSF

66 Workstations



- Workstations
- Ancillary
- Core Areas
- Meeting Rooms
- Phone Booths
- Circulation

Square Footage

Rentable Square Footage 5,046

WPS Numbers

Dedicated Workstations 66
 Collaboration Seats 12
 Enclosed Meeting Seats 18

Room Counts

Meeting Spaces

Workspaces 3
 Meeting Nook 1
 Small Meeting Room (4p) 1
 Small Meeting Room (6p) 1
 Medium Meeting Room (8p) 1
 Phonebooths (1p) 1
 Phonebooths (2p) 2

Room Counts

Collaborative Spaces

Collaboration 2
 Arrival 1
 Lounge 1
 Tea Point 1

Support Spaces

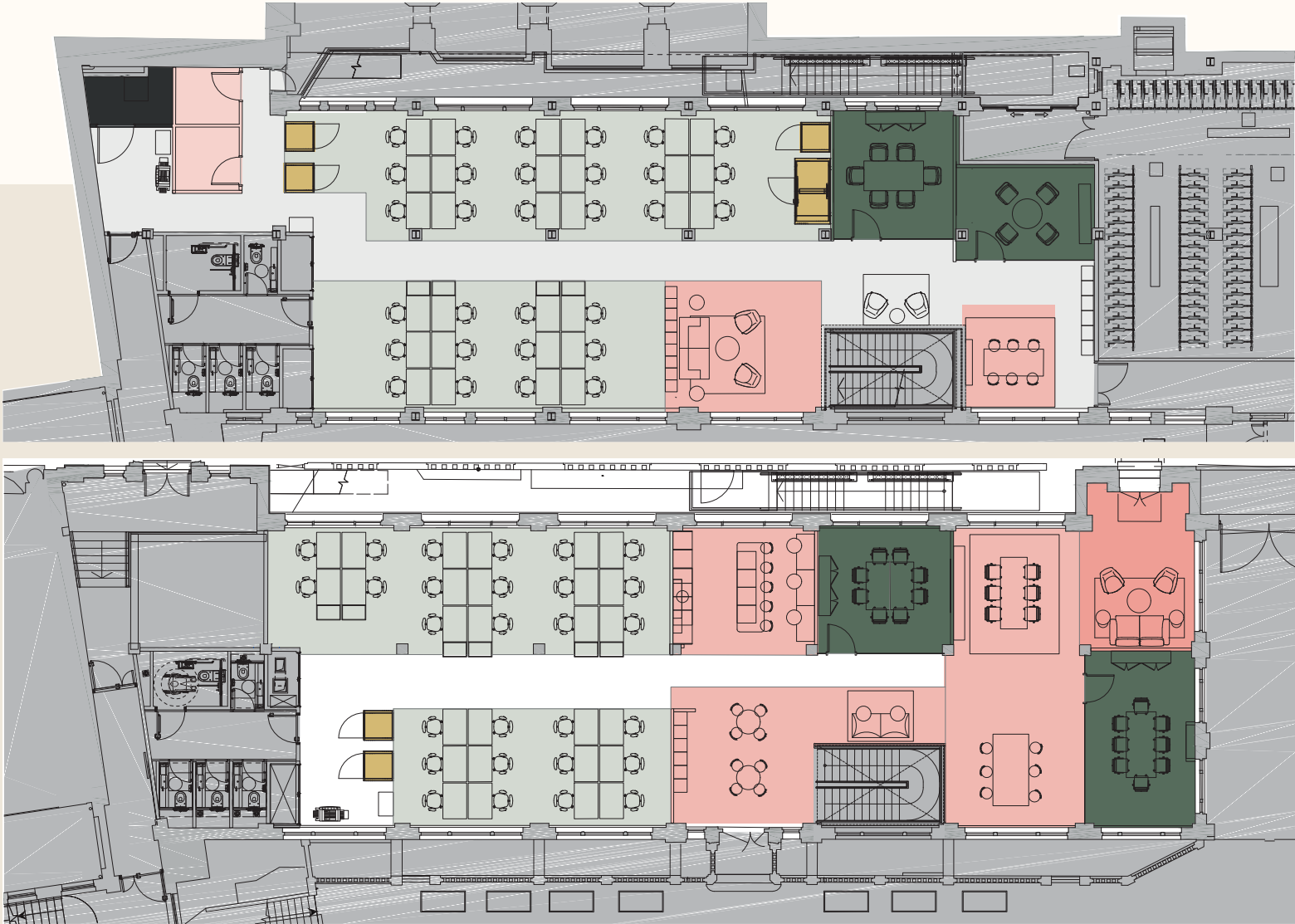
Customer Storage 1
 Accessible Restroom 1
 Multiple Use Restroom 4
 IT/Comms Room 1

Ground & Lower Ground Floor

5,046 RSF

66 Workstations

(+6 Day 2)



Ground & Lower Ground Floor

6,203 RSF

58 Workstations

(+6 Day 2)

Square Footage

Rentable Square Footage 6,203

WPS Numbers

Dedicated Workstations* 58
 Collaboration Seats 26
 Enclosed Meeting Seats 26

*(+ 6 Day 2)

* option to add another 6 desks without moving meeting rooms

Room Counts

Meeting Spaces

Workspaces 2
 Small Meeting Room (4p) 1
 Small Meeting Room (6p) 1
 Medium Meeting Room (8p) 2
 Phonebooths (1p) 5
 Phonebooths (2p) 1

Room Counts

Collaborative Spaces

Break Out 1
 Collaboration 2
 Reception 1
 Lounge 1
 Tea Point 1
 Touchdown 1

Room Counts

Support Spaces

Customer Storage 2
 Single Use Restroom 10
 IT/Comms Room 1

4th Floor



4th Floor



3rd Floor



3rd Floor



2nd Floor

Images are indicative of floor layout and design



2nd Floor

Images are indicative of floor layout and design



Ground Floor



Ground Floor



Lower Ground Floor



Lower Ground Floor





Specification Summary



Cycle Spaces

33



Showers

17



Lockers

33



Ceiling Height

2.4 – 3.9m



Pet Friendly

Yes



ADA / DDA Compliant

Yes



Air-Con Spec

New underfloor air conditioning system (UFAC)



Access

24/7



Travel

Moorgate 2 mins
 Liverpool St 5 mins
 Old St 7 mins
 Bank 10 mins










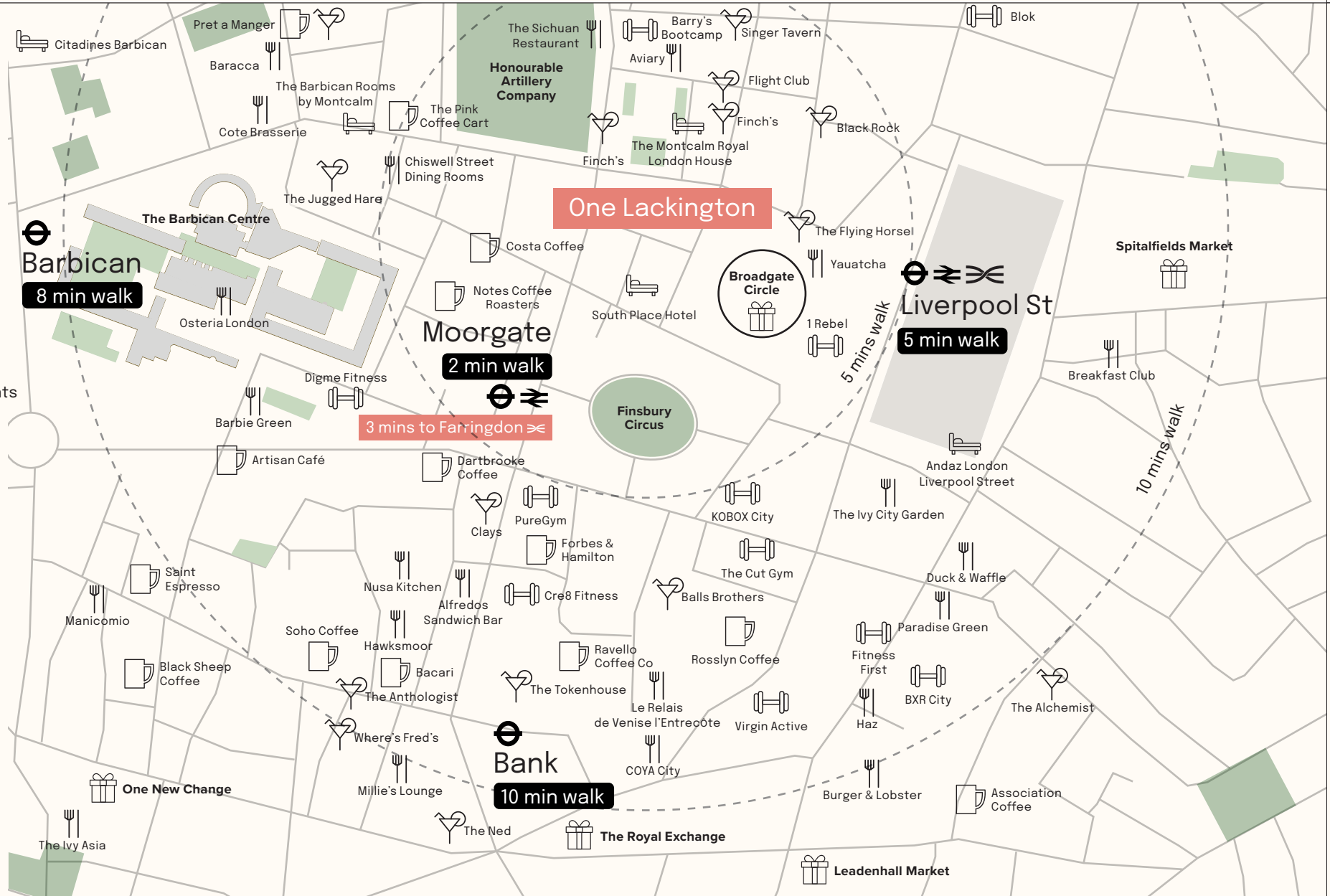
Extras

Courtyard and terrace space

The City

Key

-  Bars
-  Cafés
-  Fitness
-  Culture
-  Hotels
-  Restaurants
-  Retail



The City



One Lackington



Next level workspace for the next level in your business. From space to services, we give companies the flexibility to grow and adapt.

We'll take care of managed services, leaving you with the freedom to focus on the important business of growing your potential.

Our Approach



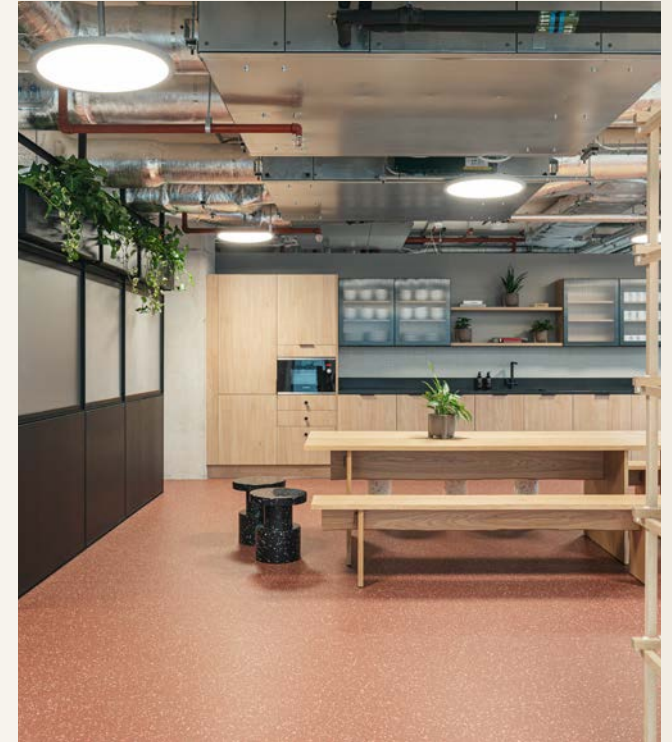
Discover

We'll meet with your team to understand your business, review our available portfolio of spaces and match based on your workspace needs.



Tailor

We partner with you to adapt the critical aspects of the workspace to make it feel like your own. Our expert team is on hand to help with your IT requirements, flexible layout options, and branding solutions.



Manage

We provide ongoing workspace management to help optimise and make your workplace experience better and more productive.

Managed Services

Services include:

- Office equipment (printer, paper supplies)
- Daily cleaning
- Coffee, tea and milk
- Weekly fruit and snacks delivery
- Plants and plant maintenance
- IT Support services
- Repairs & preventative maintenance
- Maintenance ticket system going directly to your Workspace Associate
- Bi-weekly check in visits from your dedicated Workspace Associate
- Wide range of additional services on request



Branding Services



Knotel Workclub



Available to all Knotel customers, the Knotel Workclub at Old Sessions House is an amenity-rich environment with access to lounge spaces, meeting rooms, restaurants and bars, year round events, and a rooftop pool.

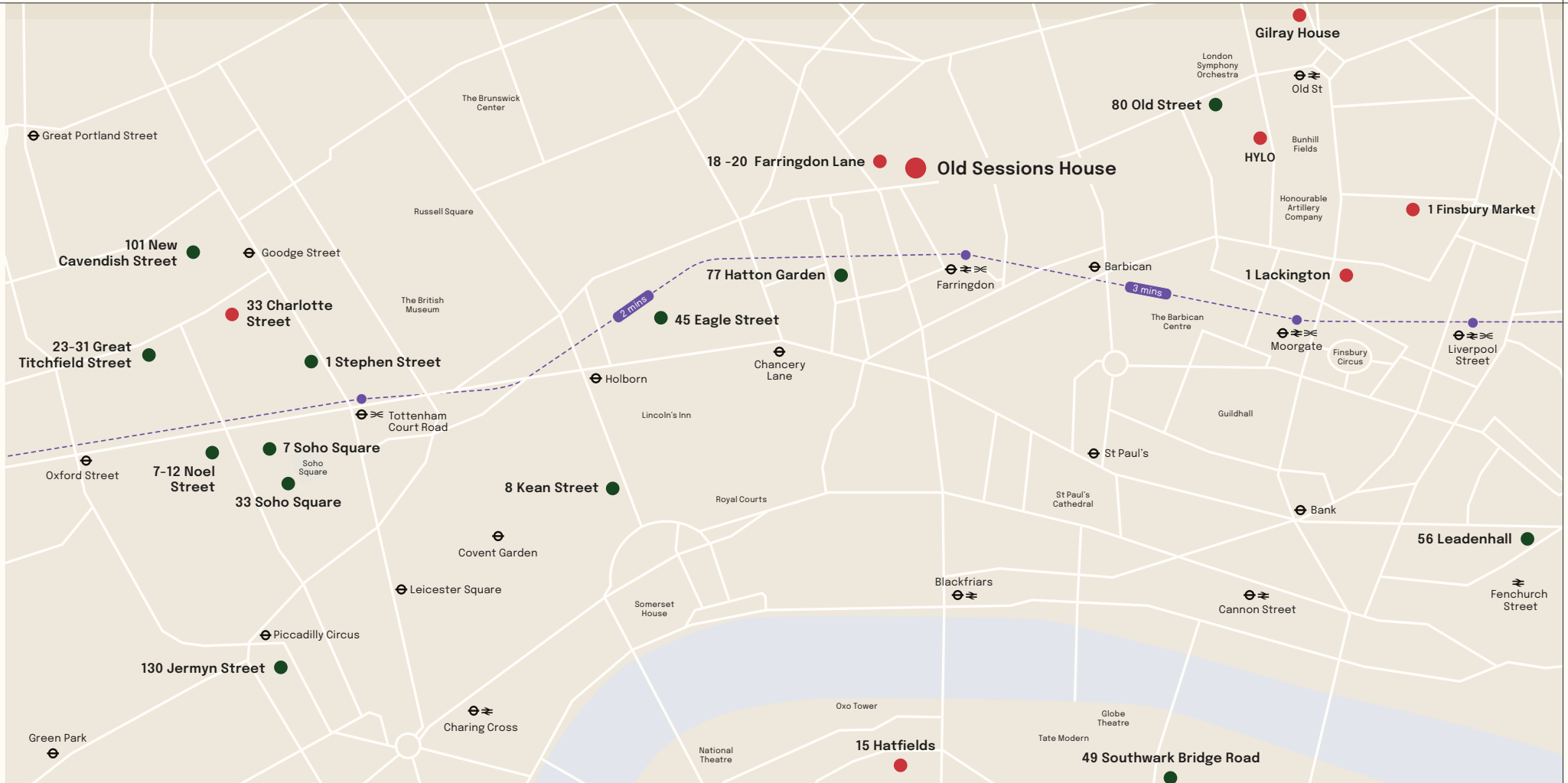
22 Clerkenwell Green
London EC1R 0NA



Knotel Workclub



Knotel London Portfolio



Old Sessions House is located in Clerkenwell, a stones' throw from Farringdon station and within easy reach of all of Knotel's London-wide offices.

Knotel customers will receive credits providing access to the Old Sessions House Workclub and the ability to book and host meetings and events at the House.

Key

- Knotel's available locations
- Knotel's occupied locations
- Elizabeth Line - Estimated travel times:
Moorgate to Farringdon, Farringdon to Tottenham Court Rd. Stations

KNOTEL

BH₂

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