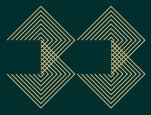




33 CREECHURCH LANE EC3

560 - 7,221 sq ft newly fitted office available



REMODELLED FOR BUSINESS

33 Creechurch Lane has been upgraded to provide newly fitted office accommodation. The reception and end-of-trip facilities will also undergo a comprehensive refurbishment.



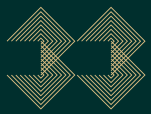
Newly refurbished reception



Reception CGI



3rd Floor fit-out



AVAILABILITY

		SOUTH	NORTH
FLOOR	FIT OUT	SQ FT	SQ FT
3RD FLOOR	CAT A	560	3,468
1ST FLOOR	-	U/O	LET
UPPER GROUND	CAT A+	-	3,193
TOTAL		560	6,661



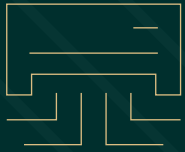
Newly refurbished 3rd Floor
(Furniture as shown in the imagery can be provided)



Newly refurbished 3rd Floor
(Furniture as shown in the imagery can be provided)



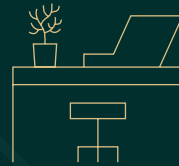
SPECIFICATION



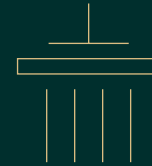
VRF air-conditioning system



Upgraded reception with
commissionaire



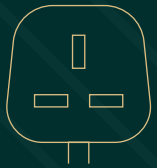
Upper ground floor fully
fitted and furnished



Bike racks & shower
facilities



New LED lighting



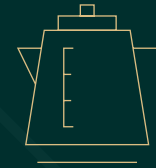
Raised floors with
data & cabling



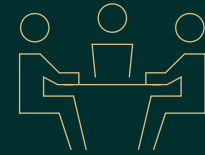
EPC - B rating



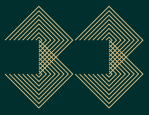
Newly refurbished
3rd Floor (North)



Kitchen & breakout areas
on each floor

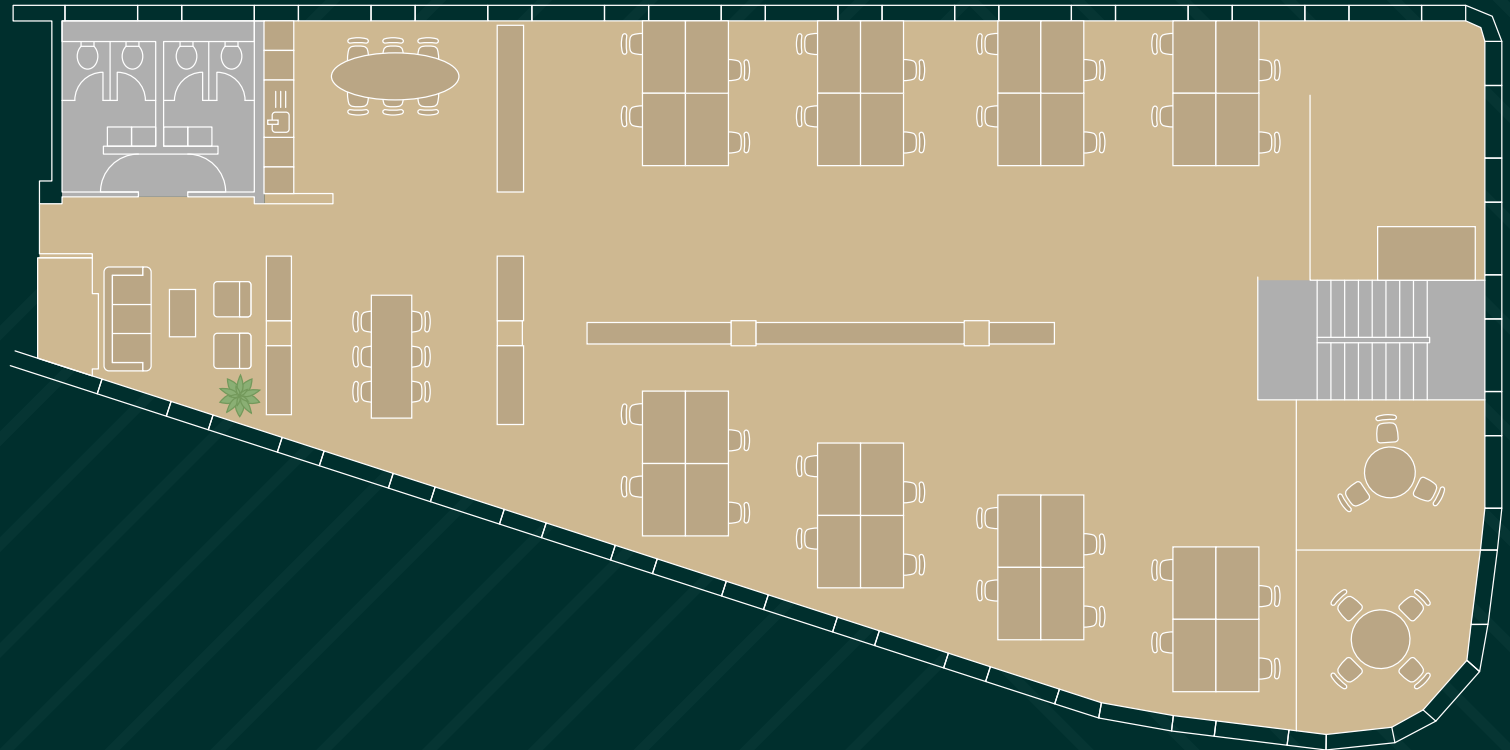


Boardroom and
meeting rooms



UPPER GROUND FLOOR

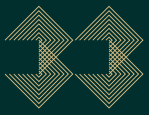
3,193 sq ft



- 32x Desks
- 3x Breakout areas
- 2x Meeting rooms
- 1x Collaborative area
- 1x Kitchen

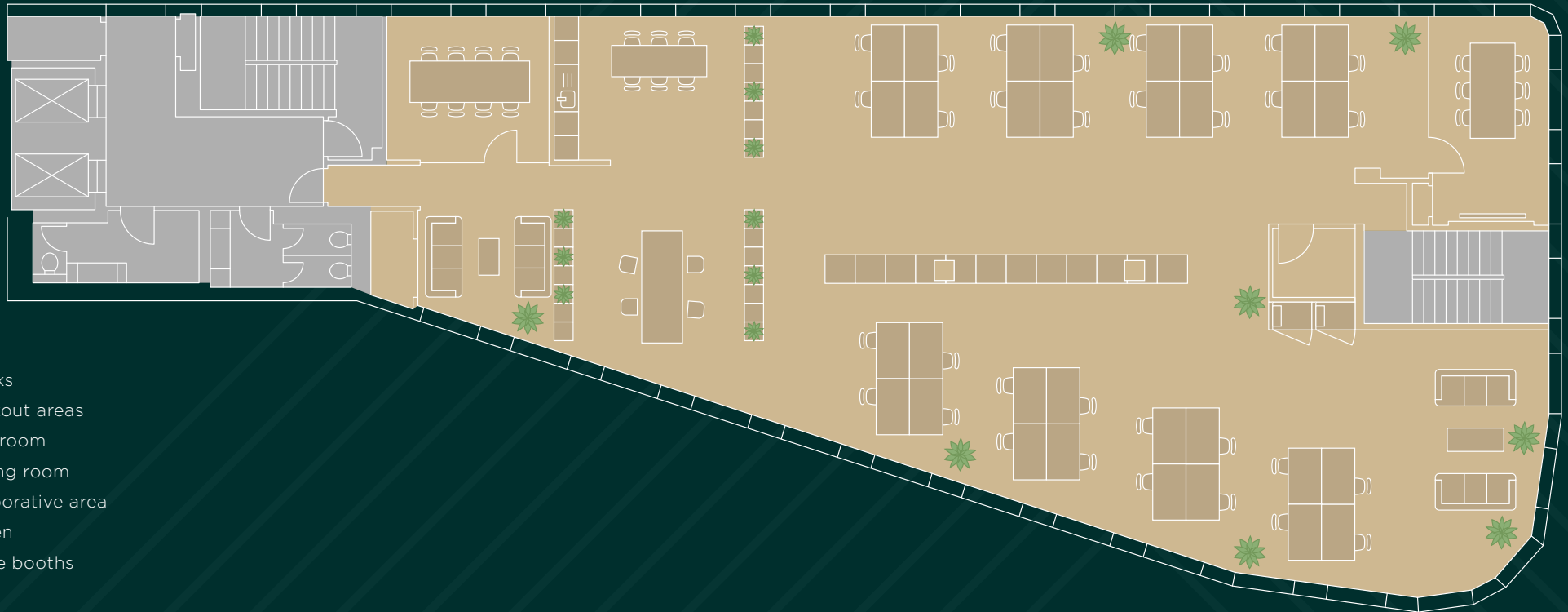
CREECHURCH LANE

For indicative purposes only.
Not to scale.



3RD FLOOR SPACE PLAN

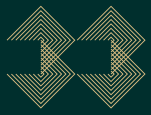
3,468 sq ft



- 32x Desks
- 3x Breakout areas
- 1x Boardroom
- 1x Meeting room
- 1x Collaborative area
- 1x Kitchen
- 2x Phone booths

CREECHURCH LANE

For indicative purposes only.
Not to scale.



THE HEART OF THE CITY

33 Creechurch Lane is located in the heart of the City. The immediate area boasts many fine restaurants, hotels, cafes and retail facilities.

Connectivity is also excellent with Liverpool Street, Bank & Aldgate Stations being within easy walking distance.



Leadenhall Market



Aldgate Square



Devonshire Square



Duck & Waffle

MOORGATE
13 min walk

LIVERPOOL ST
7 min walk

ALDGATE EAST
7 min walk

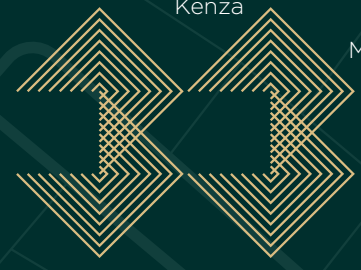
ALDGATE
3 min walk

BANK
11 min walk

FENCHURCH ST
6 min walk

MONUMENT
9 min walk

TOWER HILL
8 min walk



33 CREECHURCH LN



Finsbury Circus Gardens

Marugame Udon
Ottolenghi

Bubala

Som Saa

The Culpeper

The Ivy City Garden

London Steakhouse

Devonshire Square

Unity Diner

Tossed

Tortilla

Little Farm

Duck & Waffle

Kenza

My Old Place

Street Food Market

Mint Leaf Lounge

Natural Kitchen

Signature by Regus

100 Bishopsgate

Barcelona Tapas

City Bouldering

Le Relais de Venise l'Entrecôte

Burger & Lobster

1 Great St Helen's

22 Bishopsgate

1 Creechurch Lane

The Ned

The Grind

The Royal Exchange

Threadneedles

Leadenhall Building

Swingers

Aldgate Square

Shikumen Luxe

Duke of Somerset

Gymbox

Forge

Leadenhall Market

40 Leadenhall Street

Three Tuns Aldgate

Cococure

Bloomberg Arcade

14 Hills

The Garden at 120

Fitness First

Joshi Momos

Slug & Lettuce

The Folly

Curators Coffee Studio

Natural Kitchen

Natural Kitchen

Tower Suite

The Minories

Blacklock City

Sky Garden

Brewdog

Third Space

Four Seasons

Novotel



33 CREECHURCH LANE EC3

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