

Compton

For Rent
**6 Lloyd's Avenue
Aldgate EC3**



Creative, contemporary workspaces
available on flexible lease terms in
heart of the City

For Rent

6 Lloyd's Avenue
Aldgate EC3N

Size

772 - 3,397 Ft²

Rent

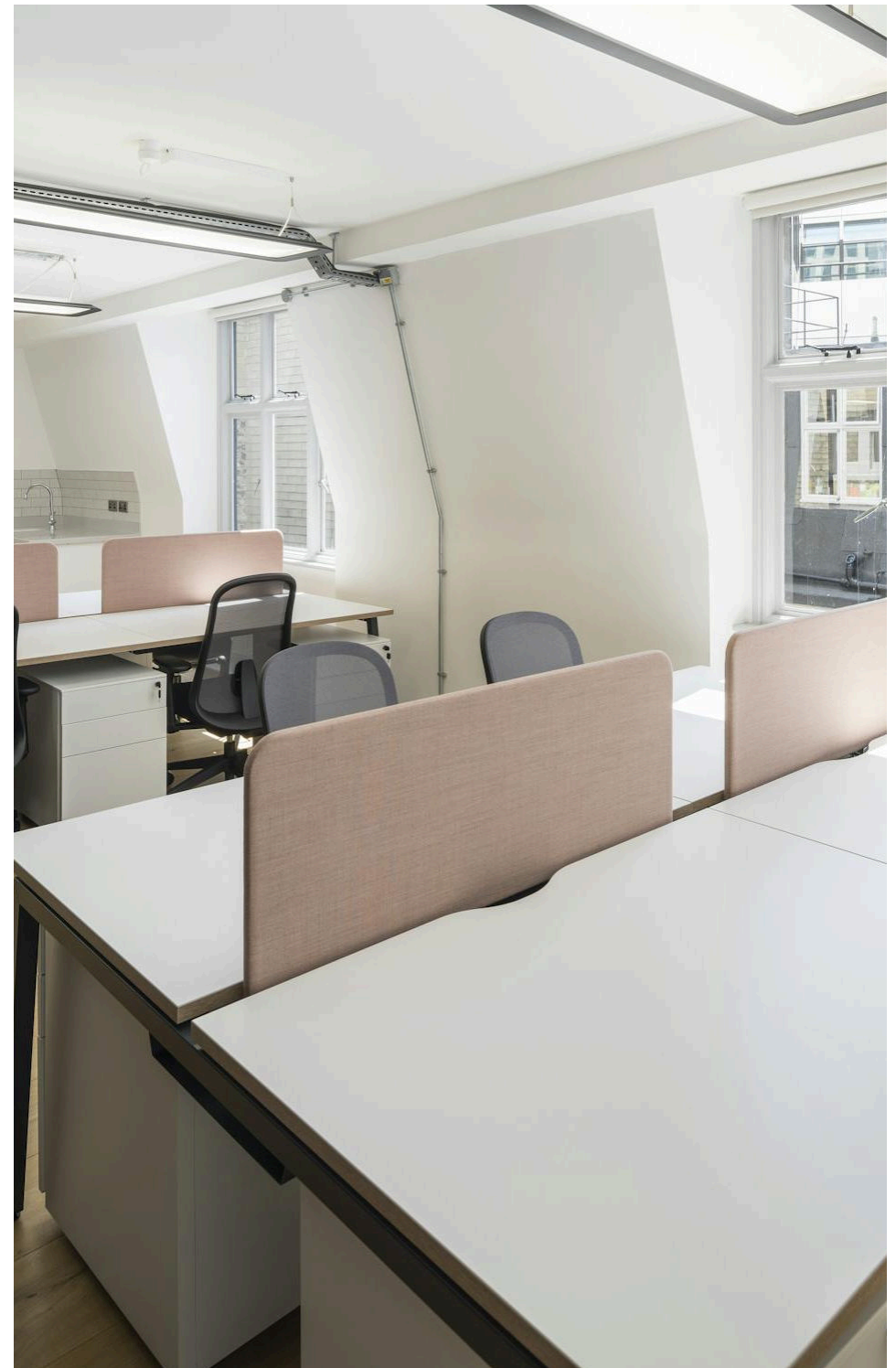
£49.50 per sq ft

Fitout

Fitted. Fully Fitted

Description

Already home to an eclectic mix of tenants from the TMT and traditional sectors, No. 6 Lloyd's Avenue offers modern office units within a striking Grade II Listed building. All units are available on flexible terms, providing a mixture of kitchenettes, cabling and meeting room facilities.



For Rent

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For Rent

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Meeting Room

Size

772 - 3,397 Ft²

Rent

£49.50 per sq ft

Fitout

Fitted. Fully Fitted



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Entrance



Three Star Adjustments Ltd
Hawley House Exchange LLP

W. Mulla Group Ltd
Cogency Global (UK) Limited
Cogency Capital Ltd
True Dynamics Ltd
Accountants & Tax Advisers

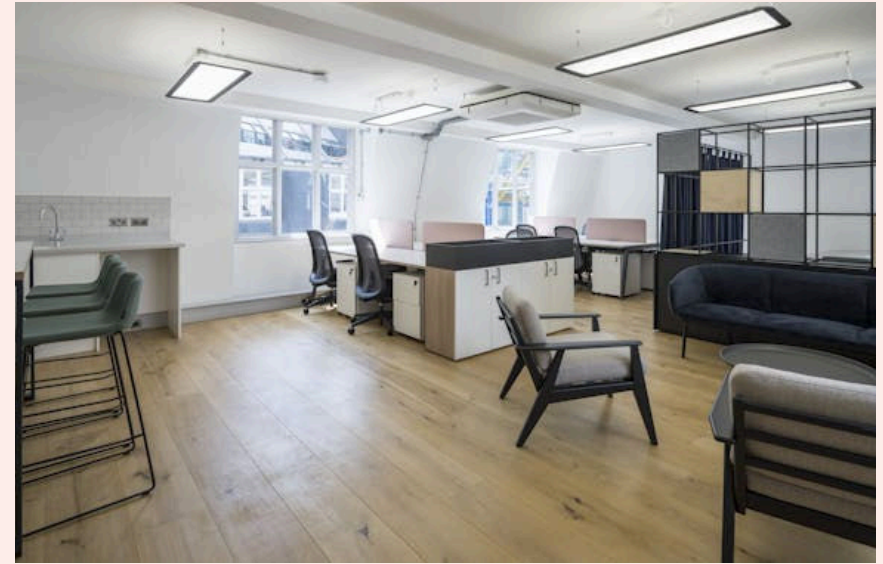
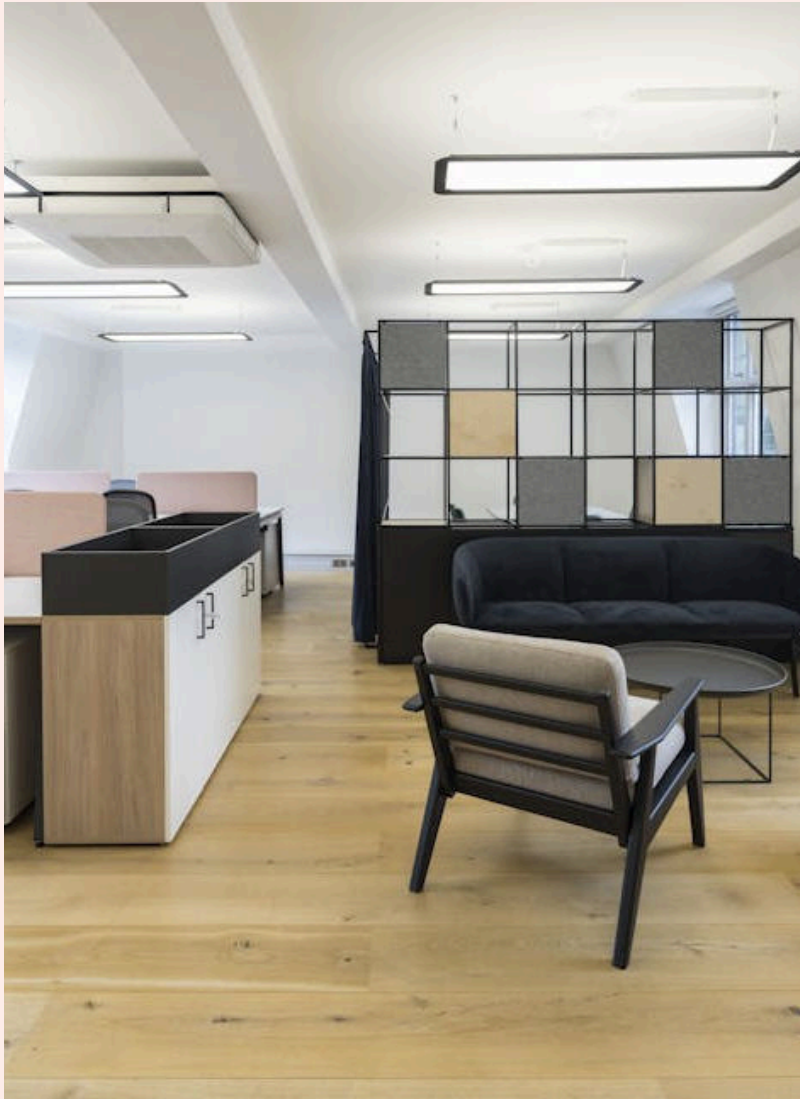
Circle Insurance Services Ltd
Circle Financial Services Ltd
Circle London Markets
Square Mile Underwriting
Circle Affinity
Russett

Regulatory Data Corp Ltd

For Rent

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Fitted Unit



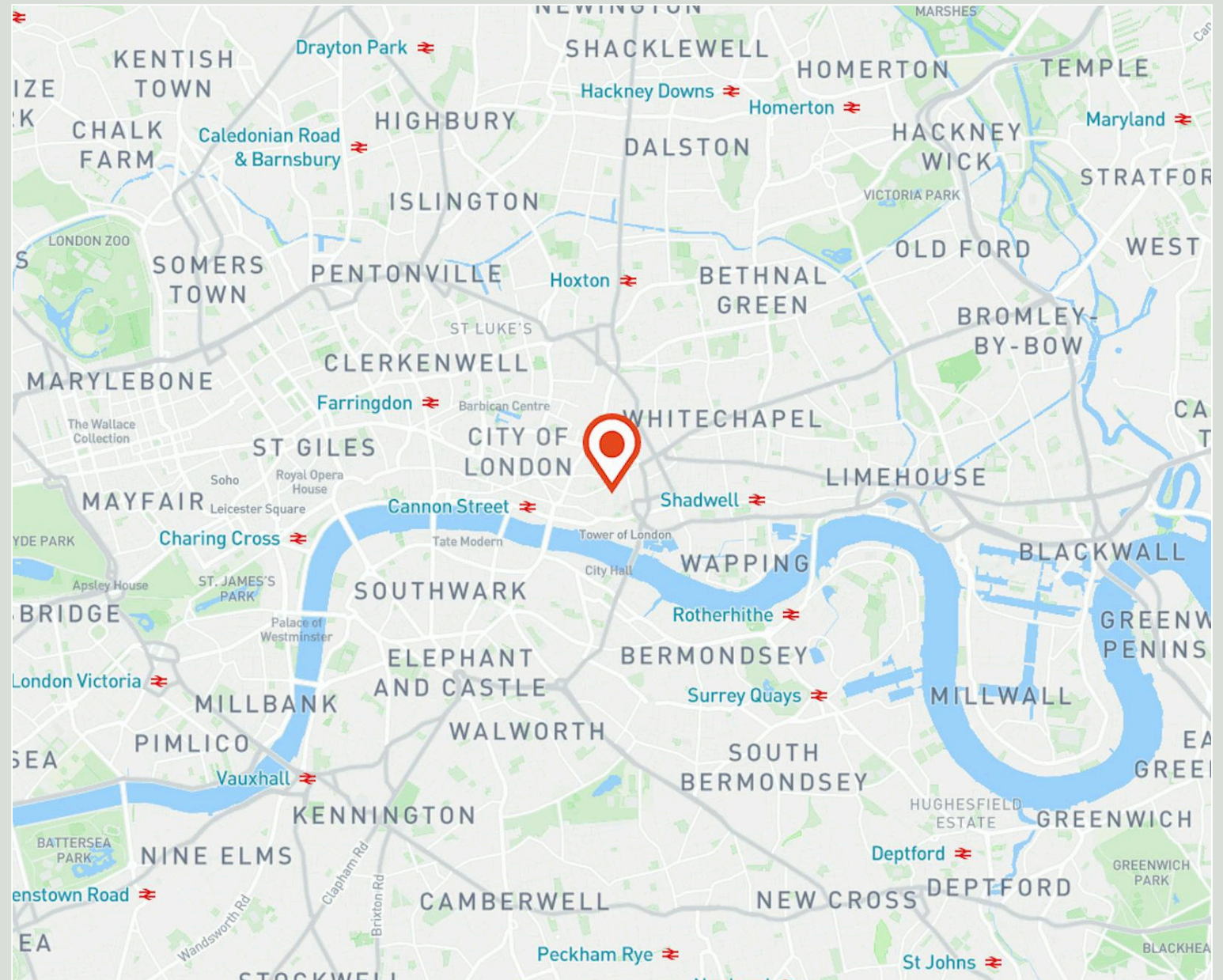
Fitted Unit

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Location

6 Lloyd's Avenue is perfectly placed within a hub of great local amenities. The Tower of London, St Katharine Docks and Leadenhall Market offer occupiers a fantastic range of shops, bars and restaurants. A street food market is also hosted 4 days a week at Fenchurch Street station, with an array of different cuisines.



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Breakout Area



For Rent

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Amenities

- Beautiful Grade II Listed Building
- Fully fitted with kitchenettes, cabling and meeting room facilities
- Modern suspended lighting
- Communal Meeting Rooms x 2
- Brand new air-conditioning system
- High quality wood flooring
- Commissionaire
- 24 hour access
- Secure bike storage
- Passenger lift

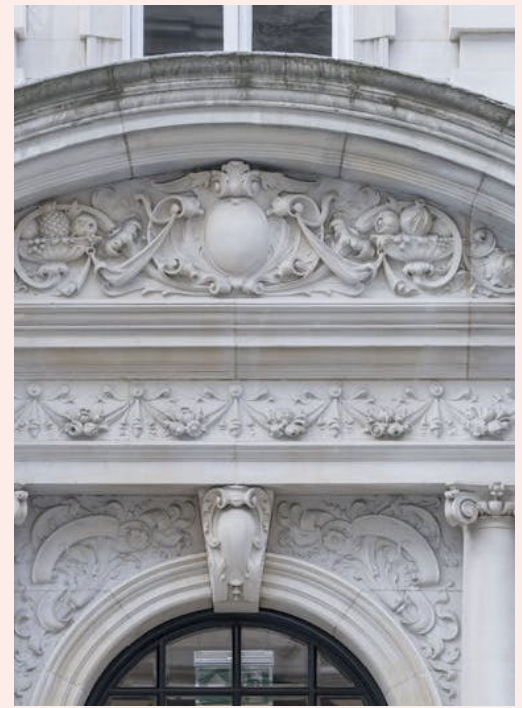


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External



Meeting Rooms

For Rent

6 Lloyd's Avenue
Aldgate EC3N

Availability

Name	Sq Ft	Rent (Sq Ft)	Rates Payable (Sq Ft)	Service Charge (Sq Ft)	Total /Sq Ft	Total Month	Total Year	Availability
Unit - 5th Floor Centre	772	£49.50	£15.55	£14.50	£79.55	£5,117.72	£61,412.60	Available
Unit - 4th Floor Front	1,647	£49.50	£15.55	£14.50	£79.55	£10,918.24	£131,018.85	Available
Unit - 3rd Floor Centre Left	779	£49.50	£15.55	£14.50	£79.55	£5,164.12	£61,969.45	Available
Unit - 3rd Floor Centre	978	£49.50	£15.55	£14.50	£79.55	£6,483.33	£77,799.90	Under Offer
Unit - Ground Floor Front	597	£49.50	£15.55	£14.50	£79.55	£3,957.61	£47,491.35	Let
Unit - 1st Floor Centre Right	939	£49.50	£15.55	£14.50	£79.55	£6,224.79	£74,697.45	Available
Total	5,712	£49.50	£15.55	£14.50	£79.55	£37,865.81	£454,389.60	

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Tenure

New Lease

Availability

Available Immediately

Legal Costs

Each party to bear their own costs

VAT

Applicable

Compton Concierge

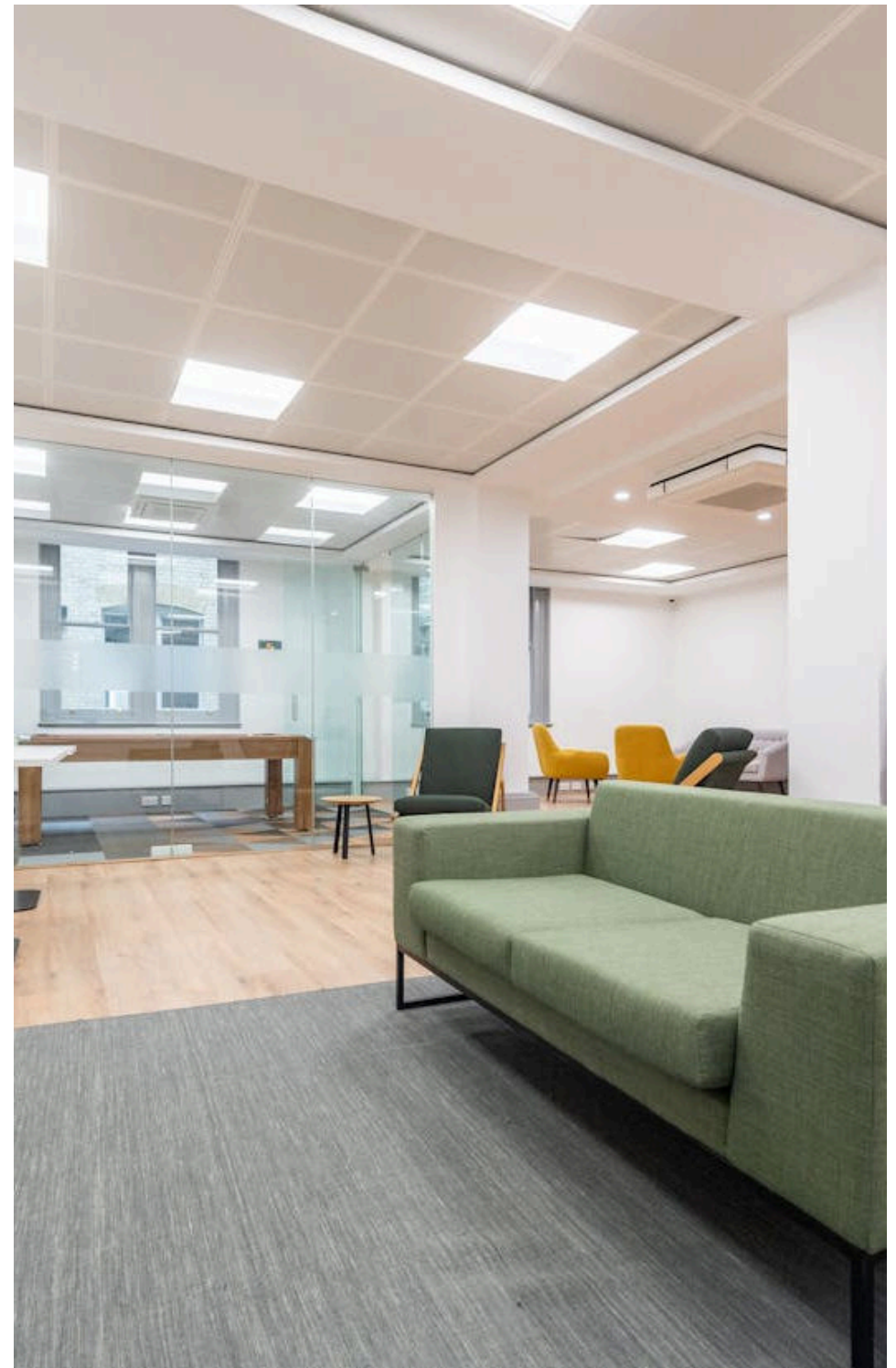
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Content

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