



Farebrother

121 Kingsway, London,  
WC2B 6PA

**OFFICE TO RENT**  
**2,414 SQ FT**

farebrother.com  
020 7405 4545

EXPERIENCED TRUSTED REAL ESTATE ADVISORS

## DESCRIPTION

### Fitted and CAT A Floors Available Opposite Holborn Tube Station

Occupying a prominent position on Kingsway and set behind a spectacular period facade, The Craven offers newly refurbished, fully fitted, plug & play office space. Available accommodation totals 7,500 sq ft across three floors. Floors offer a mix of dedicated work zones, internal meeting rooms, collaboration spaces and breakout areas.





# ACCOMMODATION

FLOOR	AREA (SQ FT)	AVAILABILITY	DESK SUITABILITY NO
5th	2,414	Available	21 - 37
4th	2,517	Coming Soon	22 - 38
3rd	2,592	Coming Soon	23 - 39
1st	2,643	Coming Soon	24 - 40
Total	10,166		

# AMENITIES

3rd & 4th floors fitted and furnished

End of Trip facilities

Passenger lift

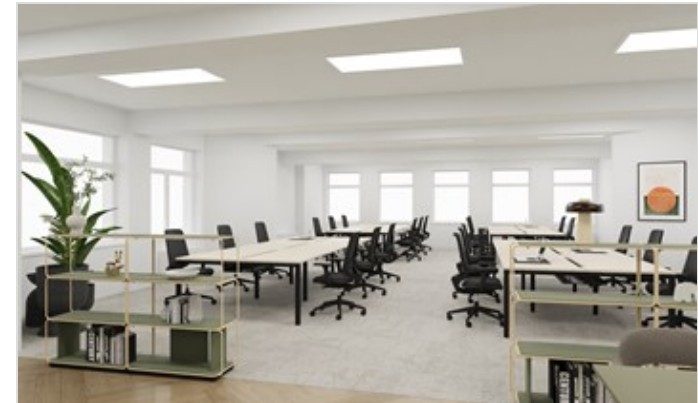
VRF Air Conditioning

5th floor available in CAT A condition, can be bespoke fitted

EPC C

Refurbished reception

Great Natural Light



## FURTHER INFORMATION

### Rent

From £69.50 per sq ft

### Service Charge

£9.71 per sq ft

### Rates

Estimated £28.35 per sq ft

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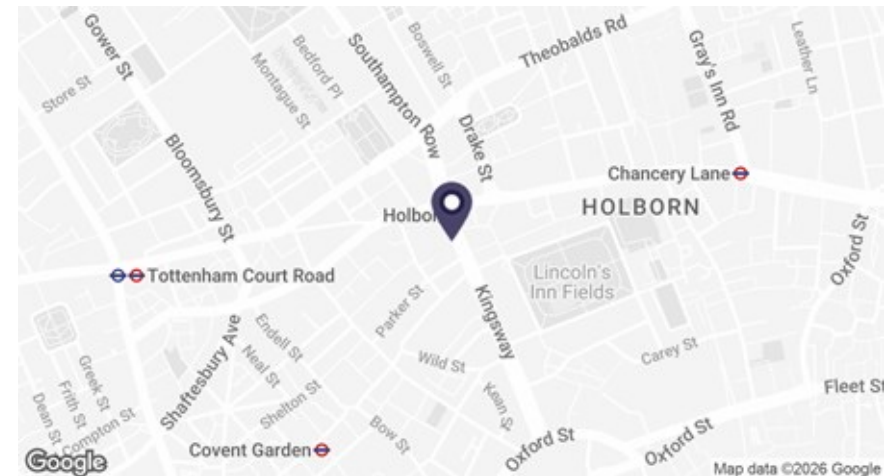
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## LOCATION

Located in the heart of Holborn just a 2 minute walk from the underground station, The Craven benefits from superb connectivity and a buzzing atmosphere. The building is surrounded by excellent restaurants, cafes and hotels while green space can be enjoyed in nearby Lincoln's Inn Fields.



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