

# BLUEBOOK



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**Address.**

12-13 Henrietta Street, WC2E

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**Size.**

4,694 to 9,388 sq ft

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## Overview.

Two high quality, refurbished floors one fully fitted and one Cat A together with a striking new reception designed by White Red Architects

## Accommodation

Name	Sq ft	Sq m	Availability
3rd	4,694	436.09	Available
2nd	4,694	436.09	Available
<b>Total</b>	<b>9,388</b>	<b>872.18</b>	

## Specification.

2nd floor fully fitted, 3 meeting rooms, kitchen and 36 desks (space to grow), 3rd floor Cat A fully cabled and fitted with kitchen, New reception, Showers and bike storage, Commissionaire and communal meeting room available.

## Financials.

Rent	Rent on Application
Business Rates	TBC
Service Charge	£14.31 per sq ft Est
EPC Rating	Upon Enquiry

## Terms.

A new lease available from the landlord

## Contacts.

### Joe Fuller

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