



A newly refurbished landmark office building in the heart of Midtown

10 Fleet Place

EC4M 7QS

Office

TO LET

19,864 sq ft

(1,845.43 sq m)

- Comprehensive refurbishment to floors and common parts
- Hotel-style end of commute facilities including 167 bike spaces and lockers
- Access to Cycle Super Highway (30 secs) and Crossrail (6 mins). 6 key London Underground Stations nearby

Summary

Available Size	19,864 sq ft
Rent	Rent on application
Rates Payable	£24.89 per sq ft est pa (25/26)
Service Charge	£17.30 per sq ft est pa
VAT	Applicable
Legal Fees	Each party to bear their own costs
EPC Rating	B

Description

10 Fleet Place is a high quality, office development which forms part of the successful Fleet Place Estate.

The current refurbishment includes a re-imagined reception, providing a striking new arrival experience, brand-new best in class end of commute facilities and a contemporary Category A finish being delivered to the 6th floor.

Please note the internal images of the office floors are not 6th floor but a representative floor.

Location

30 seconds' cycle from Cycleway C6 (Bike)

2 minutes' walk from City Thameslink (Overground)

6 minutes' walk from St Paul's (Central Line)

Accommodation

The accommodation comprises the following NIA(s):

Name	sq ft	Rent (sq ft)	Rates Payable (sq ft)	Service Charge (sq ft)	Total month	Total year	Availability
6th	19,864	-	£24.89	£17.30	£69,838.51	£838,062.16	Coming Soon
Total	19,864		£24.89	£17.30	£69,838.51	£838,062.16	

Terms

A new FRI Lease direct from the landlord is available for a term by arrangement, subject to periodic rent reviews.

Microsite

<http://m.search-prop.com/10-fleet-place-london>

Misrepresentation Act 1967:

(i) the particulars are set out as a general outline only for guidance of intending purchasers or lessees and do not constitute, nor constitute part of, an offer or contract

(ii) all descriptions, dimensions, references to condition and necessary permission for use and occupation, and other details are given in good faith and are believed to be correct, but any intending purchasers or occupiers should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them.



Viewing / further information

James Heyworth-Dunne

0207 029 3626 | 0777 932 7071

jhd@inglebytrice.co.uk

Teddy Toalster

07889 848150

t.toalster@inglebytrice.co.uk

Ingleby Trice

10 Foster Lane, London EC2V 6HR

inglebytrice.co.uk

+44 (0)20 7029 3610

agency@inglebytrice.co.uk