

Compton



Clerkenwell

St Johns House
53-54 St. John's Square
EC1V 4JL

Newly refurbished PLUG & PLAY
Penthouse office floor available for
rent with a private roof terrace.

For Rent

962 ft²

020 7101 2020
compton.london

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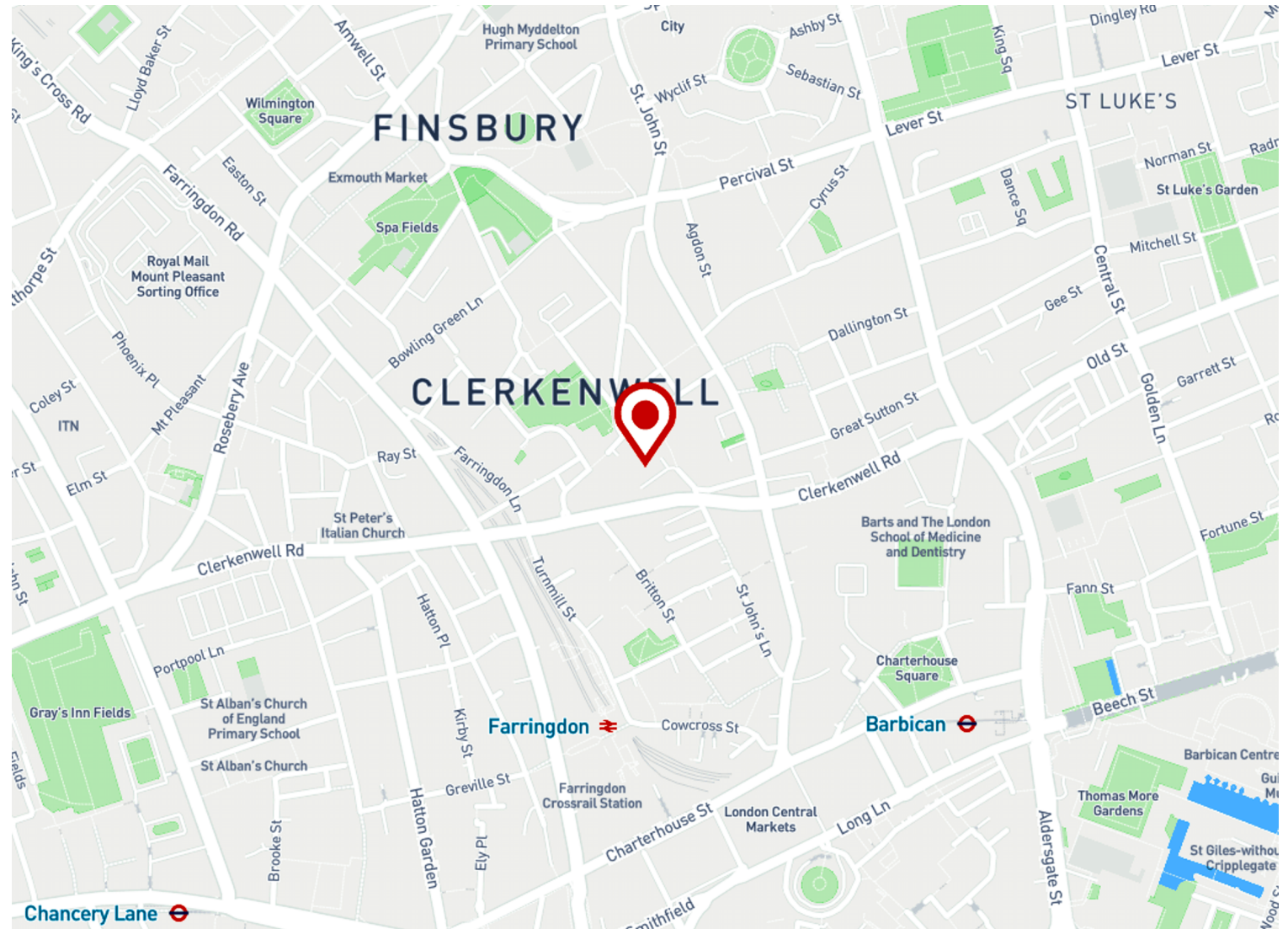
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Location

The building is prominently located on St. John's Square, opposite the Zetter Hotel and in the heart of Clerkenwell.

Farringdon Station is a short walk away (0.2 miles), and provides access to Thameslink services as well as Circle, Hammersmith and City and Metropolitan lines. It will also benefit from the new Crossrail. Chancery Lane is also only 0.6 miles away (Central). Clerkenwell has a variety of bars and restaurants all within walking distance from the building that make it such a vibrant area of Central London.

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Amenities

- Newly refurbished
- Fully fitted PLUG & PLAY office space
- Air conditioning throughout
- Flexible lease terms
- Fantastic natural light
- Passenger lift
- Communal WC's
- Shower facilities

Description

The Penthouse floor benefits from exceptional natural light from throughout, a private roof terrace with incredible views across London, which is being provided fully fitted with the high quality furnishings.

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Content

[View on Website](#)



Developer

Private

Tenure

Leasehold

Lease Term

New full repairing & insuring lease available for a term by arrangement
direct from the Landlord

VAT

The property is elected for VAT

Legal Costs

Each party to be responsible for its own legal and all other professional
costs incurred in the transaction

Local Authority

The London Borough of Islington.

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Floor Areas & Outgoings

The accommodation comprises of the following

Floor/Unit	Sq ft	Rent (sq ft)	Rates Payable (sq ft)	Service Charge (sq ft)	Total /month	Total /year	Availability
5th	962	£77.50	£20	£11.25	£8,718.13	£104,617.50	Available
4th	1,625	£67.50	£20	£10	£13,203.13	£158,437.50	Let
3rd	1,625	£67.50	£20	£10	£13,203.13	£158,437.50	Let
2nd	1,625	£67.50	£20	£10	£13,203.13	£158,437.50	Let
1st	1,625	£67.50	£20	£10	£13,203.13	£158,437.50	Let
Total	7,462	£69.50	£20	£10.25	£61,530.65	£738,367.50	

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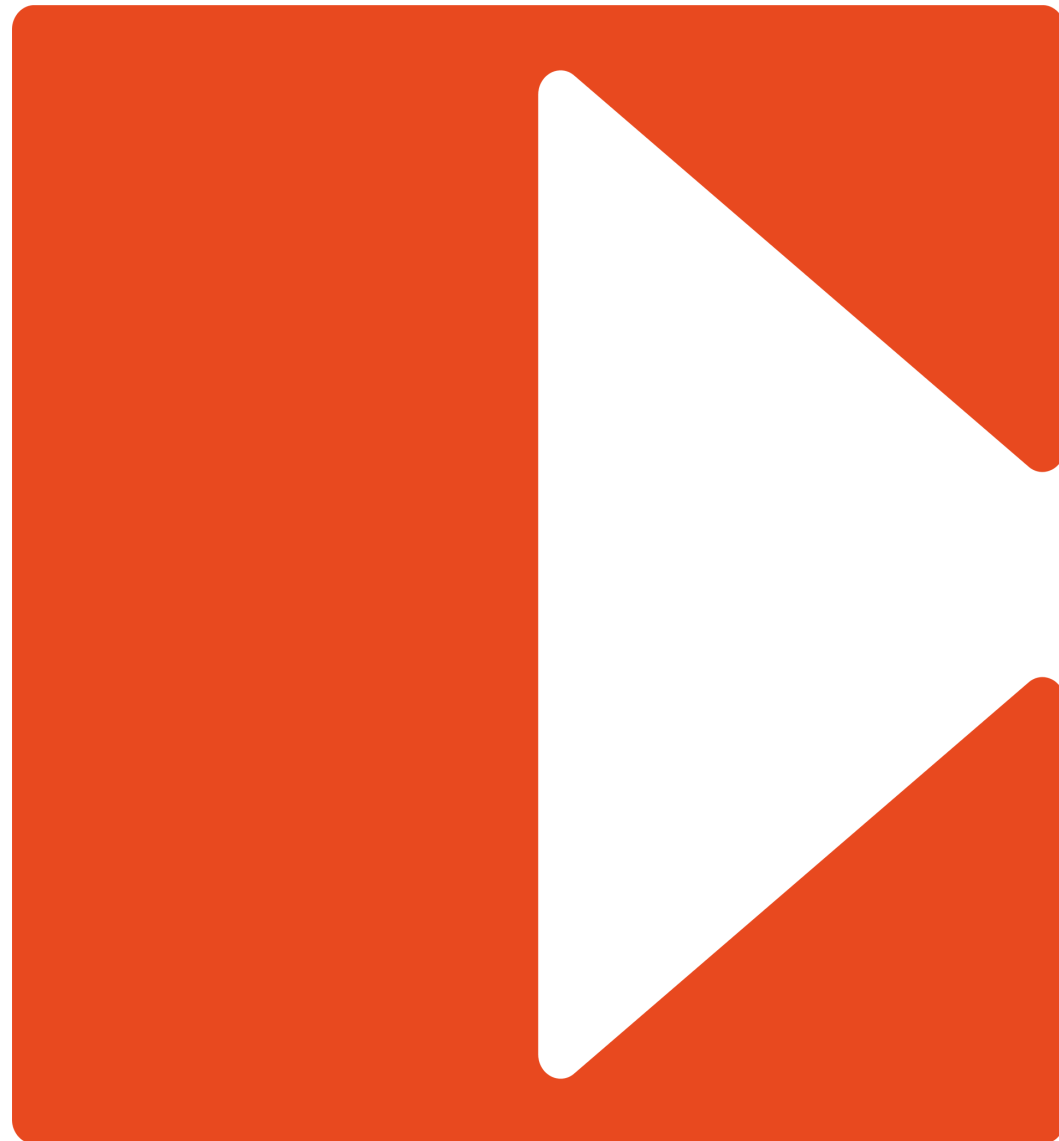
Contact Us

All appointments to view must be arranged via sole agents, Compton, through —

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