

TO LET - OFFICE

CAMOMILE COURT

Camomile Court, 23 Camomile Street, EC3A 7LL



Key Highlights

- 10,779 to 13,779 sq ft
- Four-pipe fan coil air conditioning
- Various sized meeting rooms and private booths
- Close to Liverpool Street Station
- Showers and bike spaces
- The 4th floor is fully fitted with kitchen/breakout
- Male and female toilets on every floor
- Large manned reception with seating area

SAVILLS City
15 Finsbury Circus
London EC2M 7EB
020 7499 8644
savills.co.uk



Location

Situated adjacent to the Heron Tower directly overlooking the corner of Camomile Street and Bishopsgate, close to Liverpool Street Station and the many amenities at Broadgate, Devonshire Square and Spitalfields. Lloyds of London is also a short walk away.

Description

The 4th floor is fully fitted with kitchen/breakout, various sized meeting rooms and private booths. The front of house reception and meeting room suite is finished to a high quality and is separated from the main open plan zone with a glass wall. Showers and bike spaces are available on the lower ground floor.



Accommodation

The accommodation comprises of the following

| Name | Sq ft | Sq m | Availability |
|--------------------|---------------|-----------------|--------------|
| 4th - Fully fitted | 10,779 | 1,001.40 | Available |
| Lower Ground | 3,000 | 278.71 | Available |
| Total | 13,779 | 1,280.11 | |

Specification

- Fully fitted and furnished
- Four-pipe fan coil air conditioning
- Raised floors
- Floor to ceiling height of 2.75m
- Full height glazing on all 3 elevations
- 3 Passenger lifts
- Large manned reception with seating area
- Showers and bike spaces
- Male and female toilets on every floor



Terms

- New lease direct from the landlord
- Rent: £65.00 per sq ft
- Service Charge: £15.80 per sq ft
- Rates: £21.58 per sq ft

Viewings

For more information or to arrange a viewing, please contact Josh Lamb (07976 988 456), Peter Thursfield (07870 555 732) or our joint agent at BNP Paribas, Philip Mckenna (07774 659 597)



Contact

Peter Thursfield

0207 499 8644

0207 409 8928

pthursfield@savills.com

Catherine Owen

07977172821

catherine.owen@savills.com

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