



**AVAILABLE TO LET**

## 6-9 Bridgewater Square, EC2

6-9 Bridgewater Square, London, United Kingdom EC2Y 8AH



B1/D1 studio space for rent

To request a viewing call us on 0203 911 3666

For more information visit <https://realla.co/m/11611-6-9-bridgewater-square-ec2-6-9-bridgewater-square>

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### 2,800 sq ft self contained lower ground floor office with own entrance located opposite The Barbican

A 2,800 sq ft office ideally located opposite The Barbican. The property is situated on the lower ground floor, with additional sub basement storage. This self contained office has its own street entrance and is centrally located between Aldersgate Street and Golden lane, and is just a few minutes walk away from Barbican underground station.

#### Highlights

- Air conditioning (heating and cooling) to main areas
- Alarm
- Self contained
- Own entrance from street
- Entrance hall
- WC and showers
- Server room
- DDA compliant WC on ground floor

#### Property details

Rent	£30.00 psf
Est. S/C	£6,855 per annum
Est. rates payable	£4.20 psf £16,603 per annum
Building type	Office
Size	2,800 sq ft

**Lease details** A new full repairing and insuring lease for a term to be agreed.

Floor	Size sq ft	Rent psf	Service charge psf	Rates psf	Status
Lower Ground Floor	2,800	£30.00	£2.45	£4.20	Available

#### More information

[Visit microsite](#)

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#### Contact us

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