



**AVAILABLE TO LET**

## Newly Refurbished Ground, 3rd Floor and Reception

21 Whitefriars Street, London, Greater London EC4Y 8JJ

# GVA

Office for rent, 1,360 - 3,355 sq ft, From £45.00 psf

To request a viewing call us on 020 7491 2188

For more information visit <https://realla.co/m/11153-21-whitefriars-street-ec4-21-whitefriars-street>

Alasdair Gurry  
alasdair.gurry@gva.co.uk

Hugo Parry  
hugo.parry@gva.co.uk

## Newly Refurbished Ground, 3rd Floor and Reception

21 Whitefriars Street, London, Greater London EC4Y 8JJ

To request a viewing call us on 020 7491 2188



## Newly Refurbished Reception, Ground Floor and Third Floor

The Ground and Third floors at 21 Whitefriars Street have been fully refurbished to CAT A.

The newly refurbished reception and efficient office floor plates appeal to both corporate and media occupiers. The finishes and natural light provide an excellent office for any small company.

### Highlights

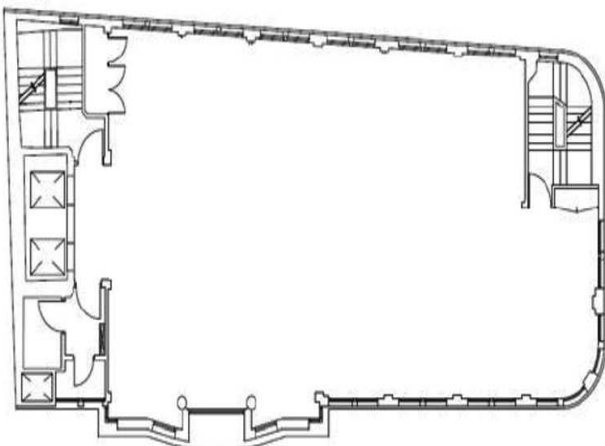
- Grade A
- Light Contemporary Office Floors
- VRF Air Conditioning
- New LED Lighting
- Raised Floors
- New Suspended Ceilings
- Carpeted
- Demised WCs (3rd)
- Commissionaire
- Shower and Bike Racks

### Property details

Rent	From £45.00 psf
Est. S/C	£12.50 psf
Est. rates payable	£21.31 psf
Building type	Office
Sizes	1,360 to 3,355 sq ft
VAT charges	VAT is payable
Lease details	A new lease is available direct from the Freeholder
EPC category	D
EPC certificate	Available on request

Unit	Floor	Size sq ft	Rent psf	Service charge psf	Rates psf	Status
Office	Fifth	1,650	£52.50	£12.50	£20.10	Let
Office	Third	1,995	£52.50	£12.50	£21.16	Available
Office	Ground	1,360	£45.00	£12.50	£18.40	Under offer

\* All sizes NIA



### More information

[Visit microsite](#)

<https://realla.co/m/11153-21-whitefriars-street-ec4-21-whitefriars-street>

### Contact us

GVA (City Agency)  
65 Gresham Street, London EC2V 7NQ

[www.gva.co.uk](http://www.gva.co.uk)

020 7491 2188

[property.enquiries@gva.co.uk](mailto:property.enquiries@gva.co.uk)

[linkedin.com/company/gva-property-consultancy](https://www.linkedin.com/company/gva-property-consultancy)

[@GVAViews](#)

Alasdair Gurry

GVA

07957 388 077

[alasdair.gurry@gva.co.uk](mailto:alasdair.gurry@gva.co.uk)

Hugo Parry

GVA

0207 911 2587

[hugo.parry@gva.co.uk](mailto:hugo.parry@gva.co.uk)

Julian McFarlane-Watts

GVA

+44 (0)207 911 2387

[jmw@gva.co.uk](mailto:jmw@gva.co.uk)

Quote reference: RENT-11153

By Appointment through Sole Agent

04/10/2018 GVA hereby gives notice that the information provided (either for itself, for any joint agents or for the vendors lessors of this property whose agent GVA is) in this brochure is provided on the following conditions: (1) The particulars are set out as a general outline only, for the guidance of intending purchasers and/or lessees and do not constitute an offer or contract, or part of an offer or contract. (2) All descriptions, dimensions and references to this property's condition and any necessary permission for use and occupation, and any other relevant details, are given in good faith and are believed to be correct. However, any intending purchasers or tenants should not rely on them as statements or representations of fact but satisfy themselves of their correctness by inspection or otherwise. (3) No person in the employment of GVA, or any joint agents, has any authority to make or give any representation or warranty whatsoever in relation to the property or properties in this brochure. (4) All prices quoted are exclusive of VAT. (5) GVA shall have no liability whatsoever in relation to any documents contained within the brochure or any elements of the brochure which were prepared solely by third parties, and not by GVA.