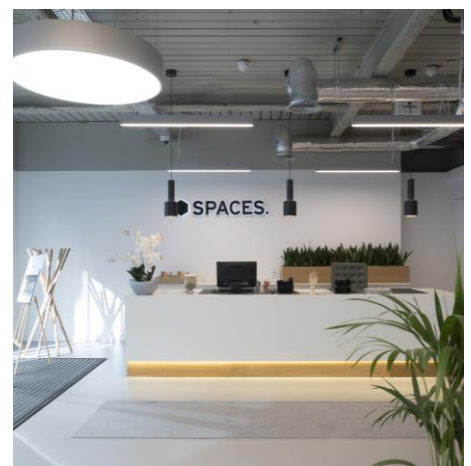
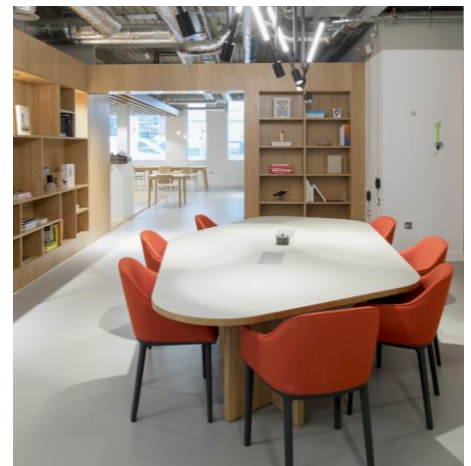


# TO LET

## MOORGATE – FLEXIBLE WORK SPACES

30 MOORGATE, LONDON EC2R 6PJ

NIA: 60-700 FT<sup>2</sup> ( 5.5-65 M<sup>2</sup>)



# 30 MOORGATE

## LONDON EC2R 6PJ



### Description

The building's stunning facades provides wonderful natural lighting, which makes for a welcoming office environment suited for productivity. It's a place where you share an office, rent a gorgeous meeting room, or one where your team hot desks its way to greatness. Whether you're looking for a dedicated desk in a public area or need an office that's only yours, this location offers the ideal environment.

In the heart of London, this office space is situated near Moorgate underground station and is a short walk from the Bank, Liverpool Street, and Old Street stations.

The price is indicative and subject to availability.

### Amenities

- 24-hour access
- Super fast WiFi
- Bright workspaces
- Broadband internet/TI
- Air conditioning
- Central heating
- Cleaner
- Administrative support
- Modern building
- Comfort cooling
- Company signage
- Copying facilities

### Accommodation

	ft <sup>2</sup>	m <sup>2</sup>
<b>TOTAL</b>	<b>60 – 700</b>	<b>5.5 - 65</b>

### Lease

A new lease is available on flexible terms direct from the landlord, to be contracted outside the Security of tenure and compensation provisions of the Landlord & Tenant Act 1954.

### Rent

Price on application

### Service Charge

TBC

### Business Rates

TBC

### EPC

Rating B

### Legal Costs

Each party to bear their own legal costs.

### Viewing

By appointment with sole agents  
**Strettons**  
 1-3 Sun Street  
 London  
 EC2A 2EP

### Tom Schwier

tom.schwier@strettons.co.uk  
 020 7614 0906

### Joe Tallis-Chisnall

joe.tallischnisnall@strettons.co.uk  
 020 7614 0903

These particulars do not constitute an offer or a contract. Applicants should satisfy themselves as to the correctness of the details. Value added tax may be payable on rents, prices or premiums. Photographs are for illustration only and may depict items which are not included in the sale of the property.