



Short Term Offices To Let

**70/74 City Road
London EC1**

2,452 sq ft to 4,982 sq ft (228 sq m to 463 sq m)

Location: The building is situated south of Old Street roundabout, at the junction with Featherstone Street.

Moorgate
Liverpool
Stations

Old Street Station (Northern line and National Rail services) is within 100 metres and Street (Central, Metropolitan, Circle, Hammersmith & City and National Rail services) are within easy walking distance.

Floor Areas:	Fifth	2,452 sq ft	(228 sq m)
	Fourth	2,530 sq ft	(235 sq m) U/O
	Total	4,982 sq ft	(463 sq m)

Description: The offices benefit from excellent natural daylight and the following amenities:-

- * Secondary glazing
- * Perimeter trunking
- * Passenger lift
- * Car parking available by arrangement
- * Entry phone system
- * Kitchen and WCs
- * Partitioned meeting rooms

Lease: Available on a new lease directly from the landlord incorporating a mutual break from June 2011.

Rent: **£10.00 per square foot, exclusive.**

For further information please contact:

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Subject to Contract

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