

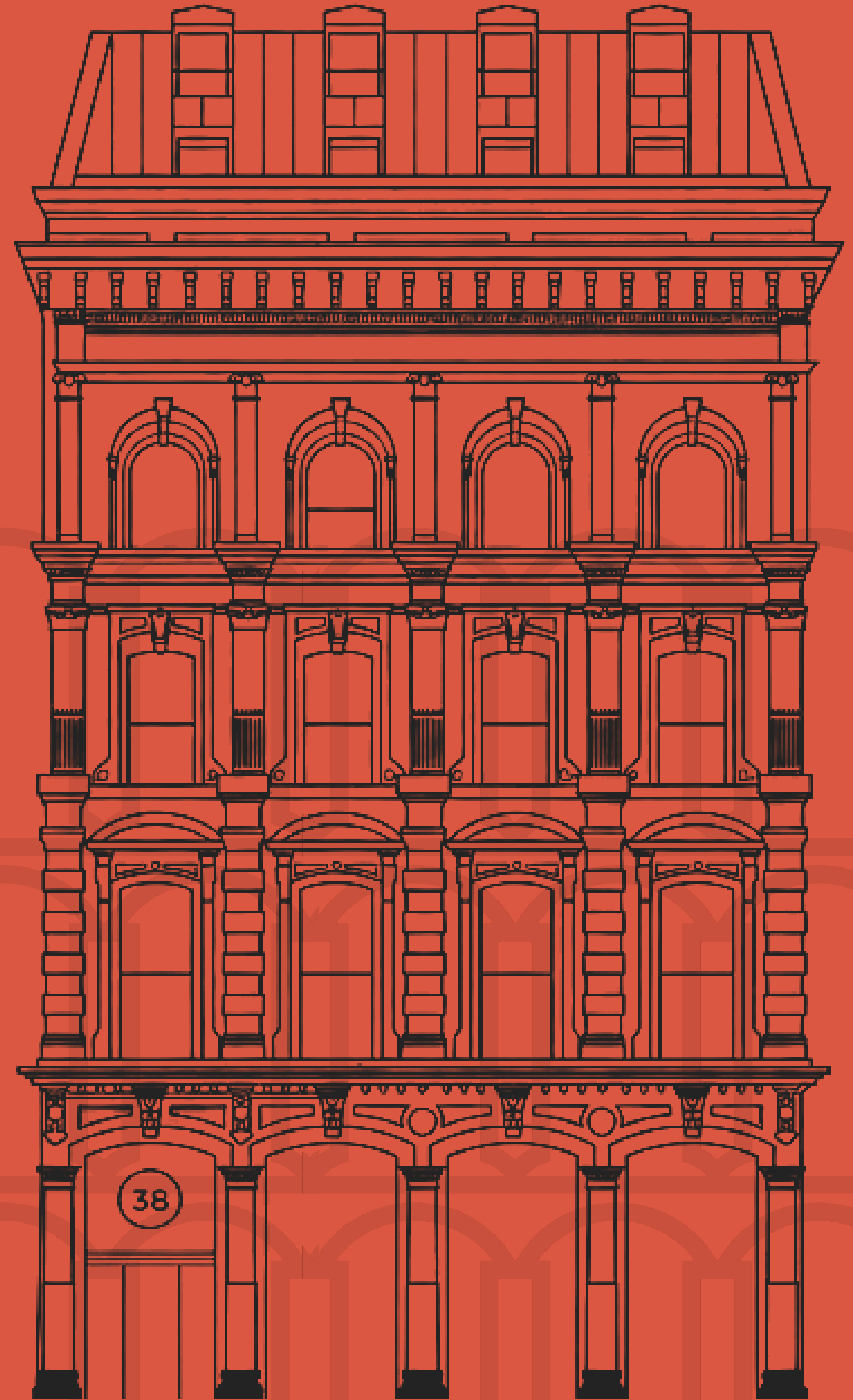
thirty eight

LOMBARD STREET

Available Now:

Up to 2,037 sq ft (189 sq m)

Newly refurbished 3rd and 6th floors



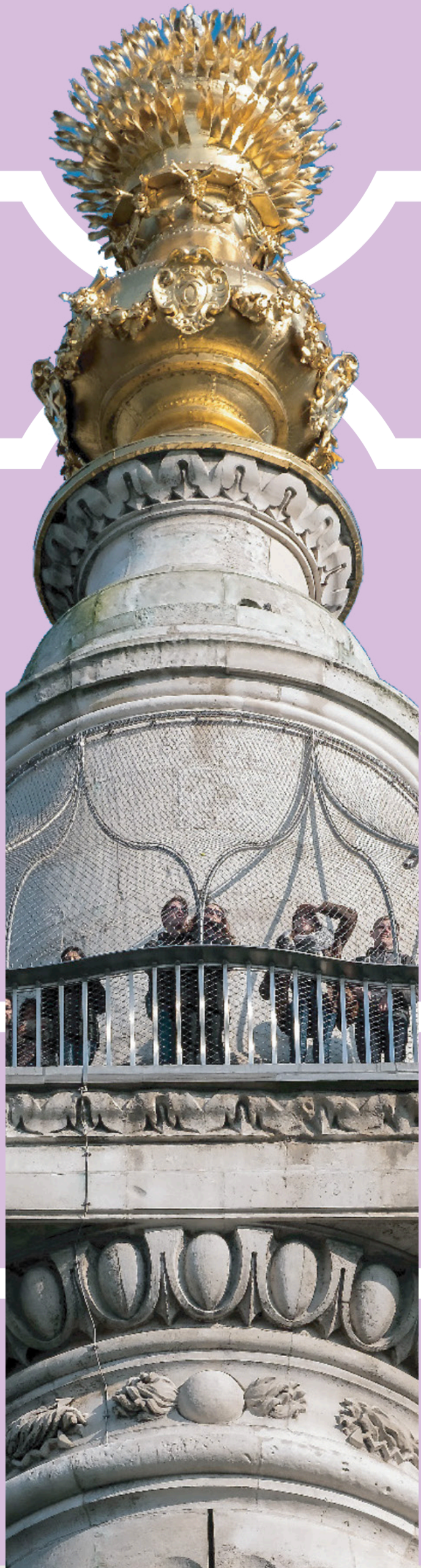
thirty eight

LOMBARD STREET

Newly refurbished in
the heart of the City

Fully Fitted options
available

Included 3rd & 6th
floors available



Opportunity Contemporary Workspace

Thirty Eight Lombard Street offers distinctive office accommodation within a Grade II listed building in the heart of the City of London. Set behind a classical Portland stone façade, the building provides well proportioned workspace with practical occupier amenities including a staffed reception, two passenger lifts, bike storage and shower facilities.

Two floors are currently available, comprising the third floor of approximately 1,236 sq ft and the sixth floor of approximately 801 sq ft. Both floors benefit from excellent natural light and can be delivered with a practical furniture solution and selected planting, creating efficient, ready to occupy workspace while retaining flexibility for occupiers to adapt the space to their own requirements.

Floor	SQ FT	SQ M	Availability
3rd	1,236	114.8	Available fully fitted
6th	801	74.4	Available fully fitted



3rd Floor (1,236 sq ft)

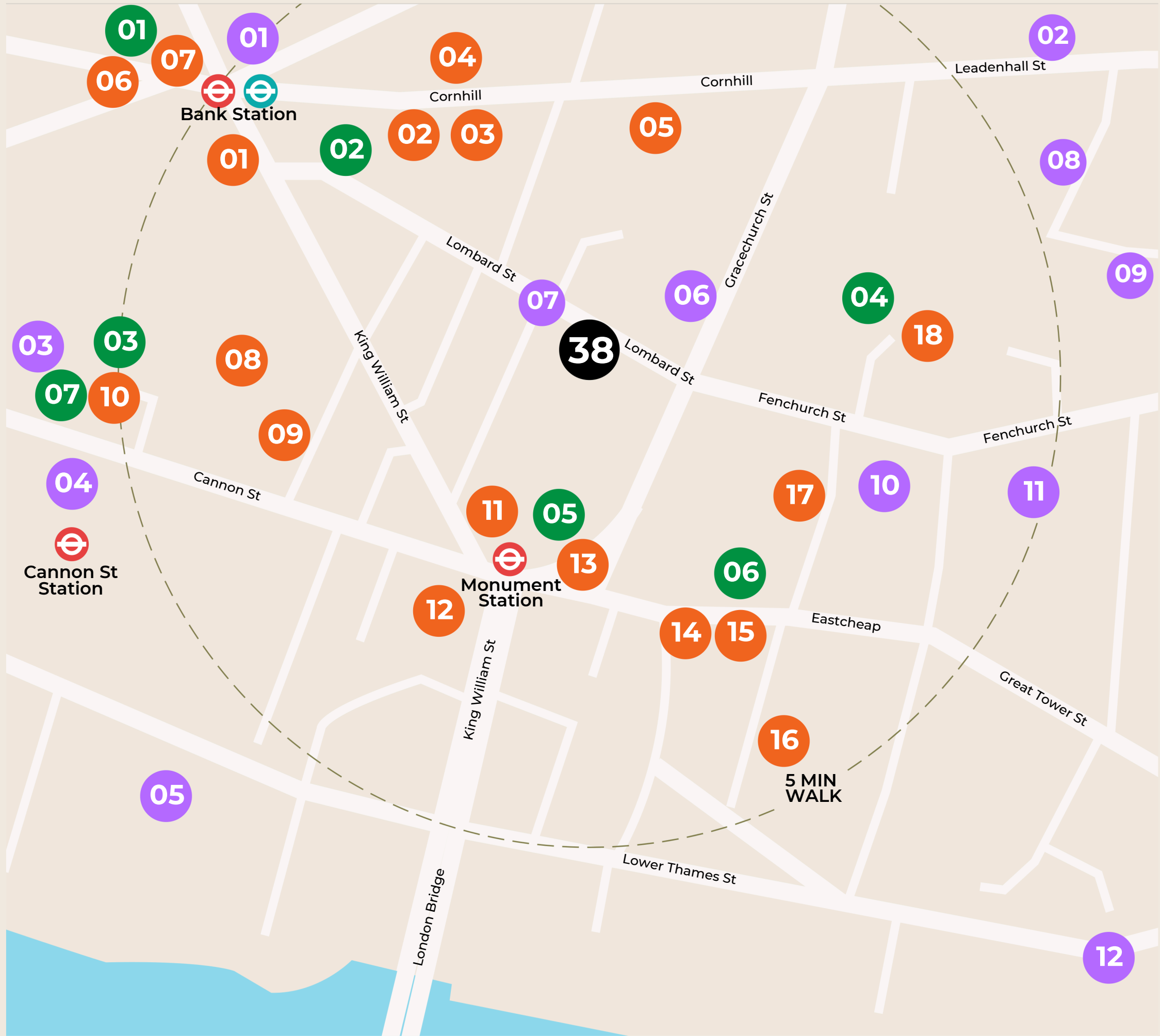
- Raised Flooring
- LED Lighting
- New VRF Systems
- Landlord led Fitout to be provided



6th Floor (801 sq ft)

- Perimeter trunking
- LED Lighting
- New VRF Systems
- Landlord led Fitout to be provided
- Efficient L Shape

Conectivity and Area



Occupiers





- 1. Bank of England
- 2. AON
- 3. Bloomberg
- 4. Sales Force
- 5. Nomura
- 6. AXA XL
- 7. St James Place
- 8. Lloyd's of London
- 9. M&G
- 10. Marker
- 11. Accenture
- 12. Marsh McLennan

Restaurants

- 1. Malibu Kitchen
- 2. Hispania
- 3. Lina Stores City
- 4. Pilpel Lime St
- 5. The Folly
- 6. Blacklock City
- 7. Caravan City

Bars

- 1. Lombard St Bar
- 2. The Libertine
- 3. Simmons Bank
- 4. Engel Bar
- 5. Counting House
- 6. Nickel Bar
- 7. Library Bar
- 8. Bar 1790
- 9. The Vintry
- 10. Cannick Tapps
- 11. Wagtail
- 12. Be At One
- 13. Cocktail Club
- 14. Alchemist
- 15. Eastcheap Records
- 16. Walrus & The Carpenter
- 17. Simmons Monument
- 18. The Bootlegger

			
Bank Station 5 min walk	Monument Station 3 min walk	Cannon St Station 6 min walk	Liverpool St Station 10 min walk

thirty eight

LOMBARD STREET

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