



THE
• EASTCHEAP •
ESTATE

№ 39

4TH AND 5TH FLOORS
1,833 SQ FT

SPACE THAT DELIVERS

39 Eastcheap has been comprehensively refurbished providing 1,833 sq ft of plug and play office space across the fourth and fifth floors.

Eastcheap Estate is ideally situated in the City's financial district. Benefiting from a full array of local amenities, including dedicated access to 20 Fenchurch Street's Sky Garden.

SPECIFICATION

- Plug & play office space
- Private south-facing terrace
- Double glazed wooden sash windows
- VRF air conditioning
- Igguzni LED LG7 lighting
- Demised WC's and shower
- Fibre installed
- 8 person passenger lift



5th floor private terrace





5th floor kitchen



5th floor meeting room

5th floor breakout area

4th floor workspace



READY FOR WORK

The 4th and 5th floors have been refurbished offering premium plug-and-play offices.

The space is ready for immediate occupation featuring high-quality finishes throughout. The 5th floor benefits from a dedicated kitchen and private terrace with impressive views across the City.





4th floor workspace

5th floor private terrace

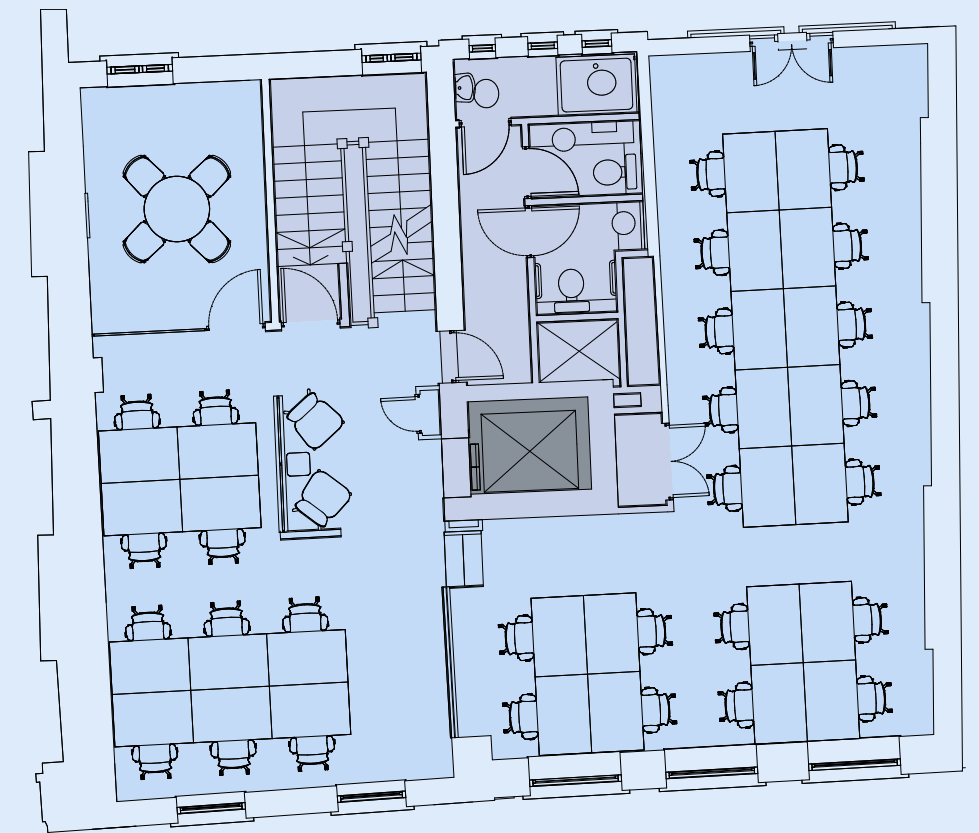


4TH & 5TH FLOORS

1,833 SQ FT - 170 SQ M

4th Floor

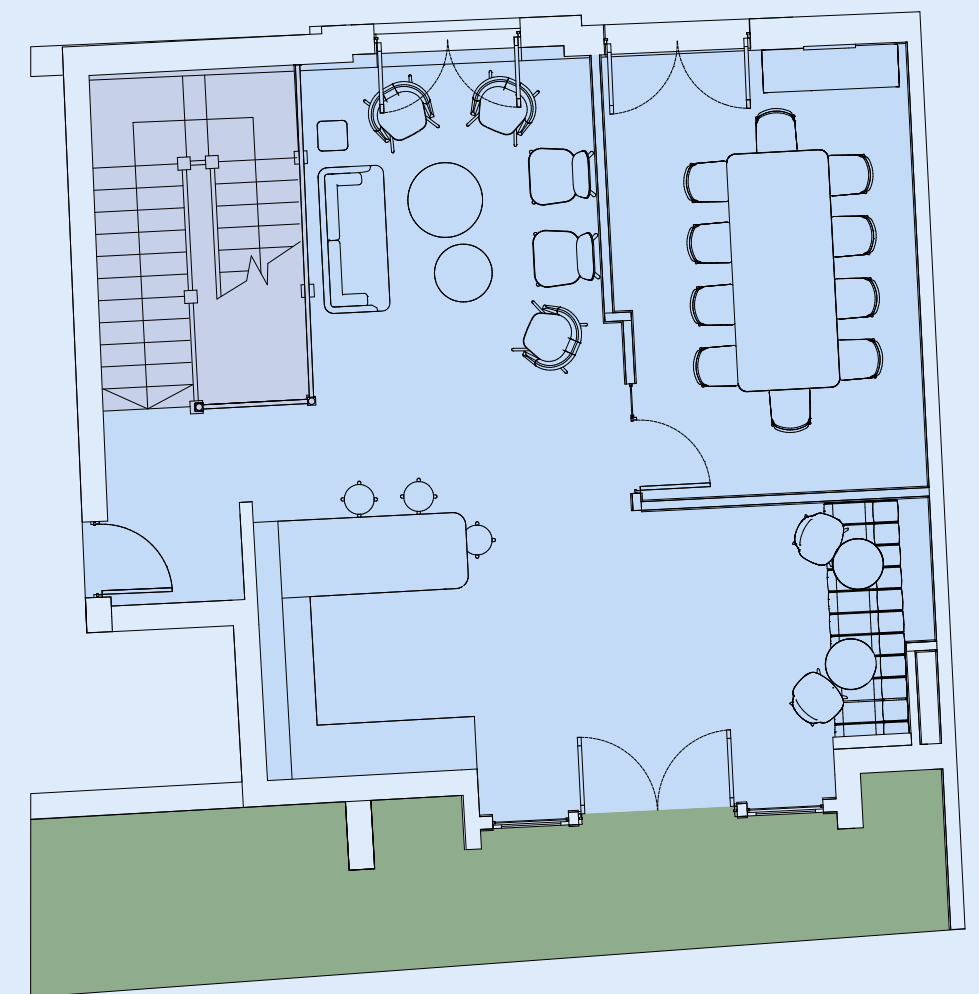
Open plan desks	28
4 person meeting room	01



Eastcheap

5th Floor

10 person meeting room	01
Breakout areas	02
Kitchen	01
Private terrace	01



Eastcheap

- Office
- Core
- Lift
- Terrace

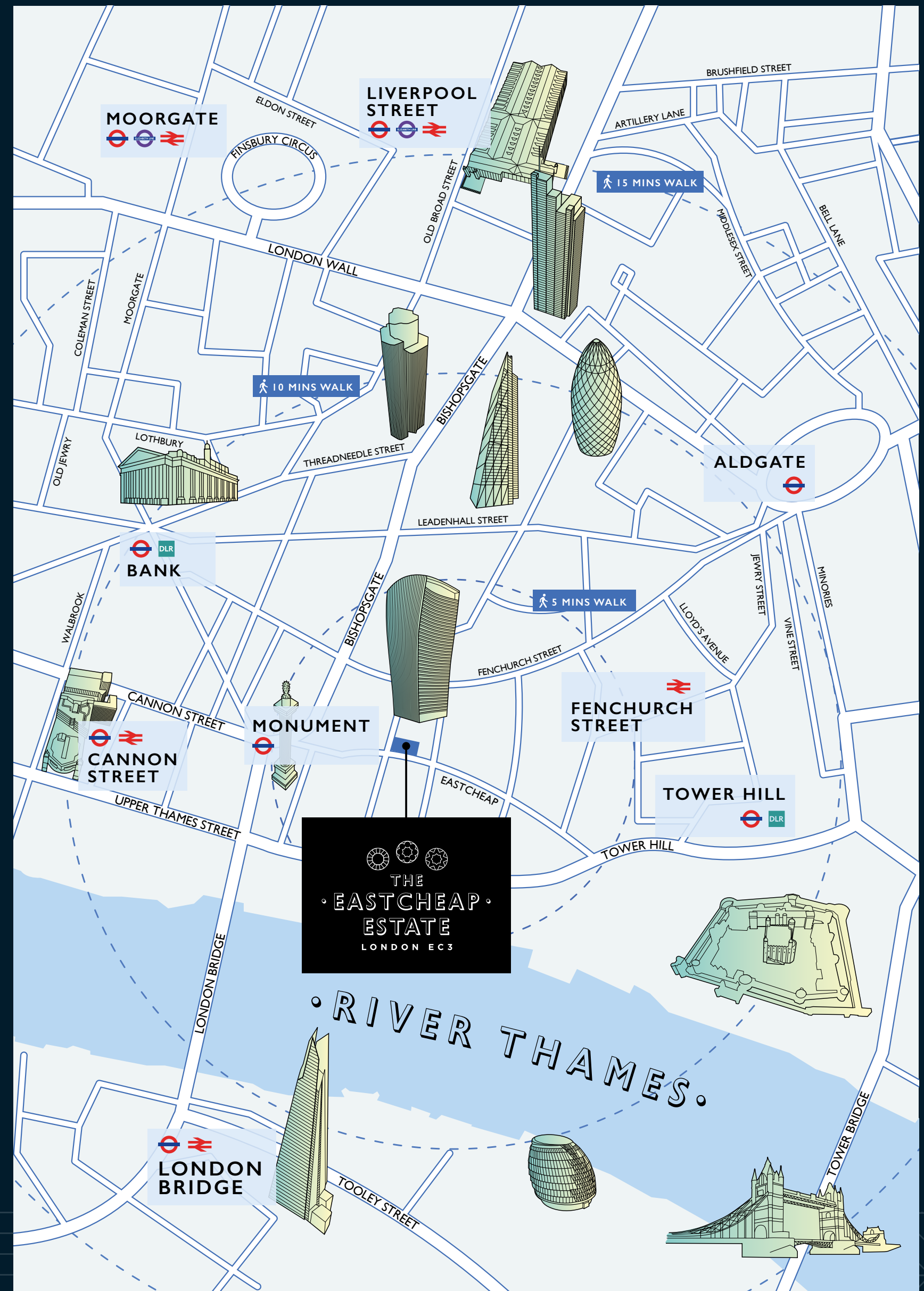
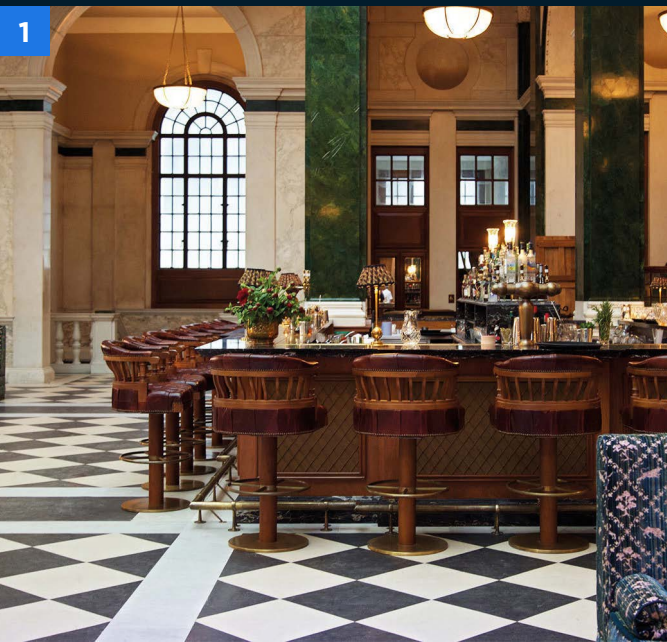
Floor plans are not to scale and are for indicative purpose only.

LOCAL LIFESTYLE

39 Eastcheap is surrounded by bars, restaurants, cafés, leisure and retail amenities including Leadenhall Market and The Royal Exchange.

Underground and mainline rail stations are all within easy reach including Monument, Bank, Fenchurch Street and London Bridge.

1. The Ned Hotel
2. Eastcheap Records
3. Leadenhall Market
4. Exclusive tenant access to the Sky Garden, with no booking or queuing required.



TERMS

New leases are available direct from the landlord.

HK LONDON

Monique Kelliher
monique@hk-london.com
07462 883 358

RENT

Upon application.

CBRE

Will Greed
will.greed@cbre.com
07740 354 436

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