



# THE CURSOR BUILDING

38 Chancery Lane — London WC2

Available Q4 2025

## 31,365 sq ft of stand-out workspace on the corner of Chancery Lane and Cursitor Street

↳ An exceptional and eco-friendly choice



BREEAM Refurbishment  
Excellent Rating



Gas free building -  
fossil fuel free tariff



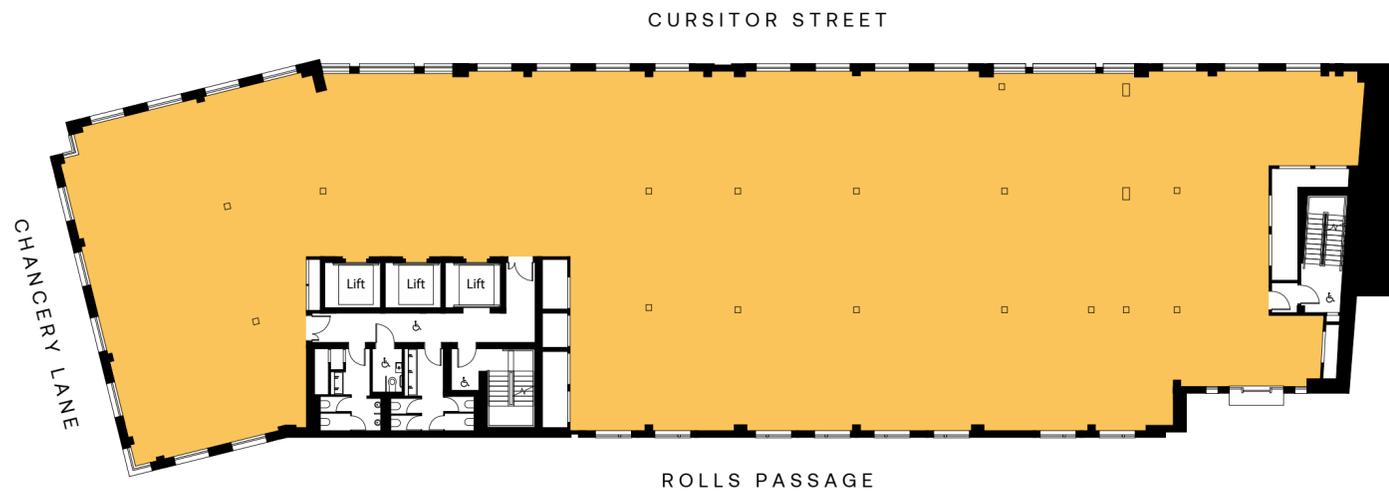
EPC A

## Availability

 N Not to scale – Indicative Only

### Typical floor

c. 10,000 sq ft



Level	Office	Terrace
Sixth Floor	U/O	U/O
Fifth Floor	U/O	U/O
Fourth Floor	U/O	-
Third Floor	10,570 sq ft	-
Second Floor	10,570 sq ft	-
First Floor	10,225 sq ft	-
Ground Floor	LET	-
Lower Ground Floor	LET	-
<b>TOTAL</b>	<b>31,365 sq ft</b>	-

## Specification



Gas free building - fossil fuel free tariff



11 showers



New lounge area for all tenants



94 secure bike spaces & 12 folded bike lockers



Private terraces on floors 5 & 6



Excellent natural light on all floors



New CAT A floors



Completely remodeled reception



New suspended raft ceiling



Targeting EPC A



BREEAM Refurbishment Excellent Rating



Highly efficient floor plates

## Contact



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