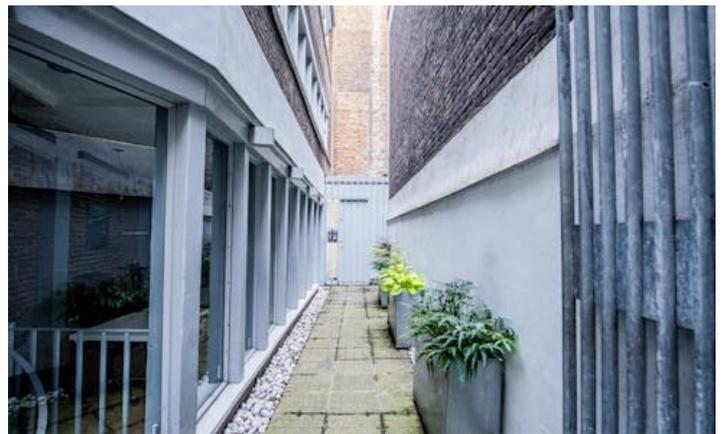


# ELLIS BROWN

## OFFICE TO LET

Fully furnished plug & play office suites in a prime Clerkenwell location

6 St John's Place, EC1M 4NP  
500 sq ft



Ellis Brown  
18-20 St. John Street  
London, EC1M 4NX

T. 020 3745 0060  
agency@ellisbrowncommercial.com

Property Misdescriptions act 1991/ Misdescriptions Act 1967. Ellis Brown for themselves and for the vendors of this property whose agents they are, give notice that These particulars do not form any part of any offer or contract. the statements contained therein are issued without responsibility on part of the firm or their clients and therefore are not to be relied upon as statements or representations of fact, any intending purchaser must satisfy himself as to the correctness of each statement made herein and the vendor does not make or give, and neither the firm nor any of their employees have the authority to make or give, any representation or warranty whatever in relation to this property. All prices exclude VAT. Generated on 23/02/2026

# ELLIS BROWN

## OFFICE TO LET

6 St John's Place, EC1M 4NP  
500 sq ft

### Description

6 St John's Place provides bright characterful warehouse-style office accommodation, recently refurbished to a high standard. The Ground and Lower Ground unit has its own self-contained entrance, and a direct connection between the two floors via a spiral staircase.

### Location

6 St John's Place is located within a small gated courtyard just off St. John's Square in the heart of Clerkenwell. The area is increasingly popular with occupiers from the creative, media, tech and design industries. Local occupiers benefit from a wide variety of cafes, bars and restaurants in the immediate vicinity.

### Accommodation

Name	sq ft	sq m	Rent	Rates Payable	Service charge	Total month	Total year	Fitout Concept	Availability
1st	286	26.57	£1,000 /month	£15.70 /sq ft	£13.35 /sq ft	£1,692.36	£20,308.30	CAT A+	Let
Ground - Lower Ground	500	46.45	£2,250 /month	£7,984 /annum	£4,779 /annum	£3,313.58	£39,763	-	Available
<b>Total</b>	<b>786</b>	<b>73.02</b>				<b>£5,005.94</b>	<b>£60,071.30</b>		

### Features

Prime Clerkenwell location

Newly refurbished

Plug & Play

Air conditioning

Flexible lease terms

Self-contained Ground and Lower Ground

### EPC

On application

### Terms

New flexible lease terms are available

### VAT

On application

### Contact

Christopher Antoniou  
07922 584 901  
christopher@ellisbrowncommercial.com

Freddie Grant  
07956 201 774  
fgrant@ellisbrowncommercial.com

# ELLIS BROWN

OFFICE TO LET

6 St John's Place, EC1M 4NP  
500 sq ft

