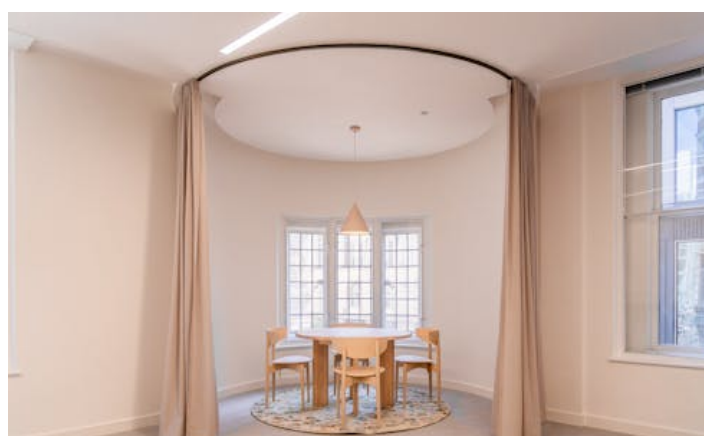
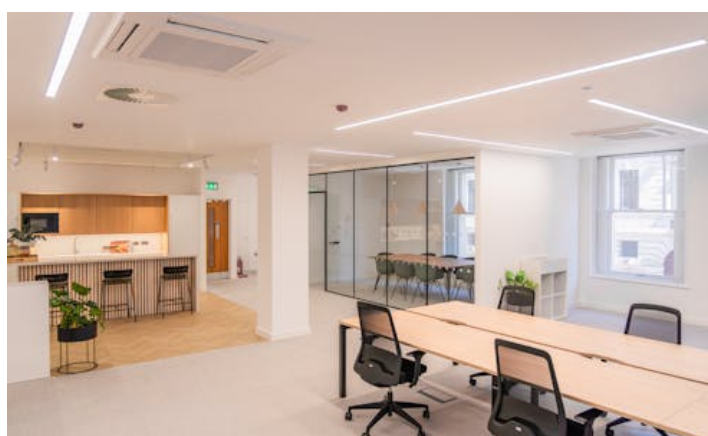


OFFICES TO LET

Newly refurbished offices in an excellent location above Moorgate Station, available fully furnished or CAT A immediately.

141 Moorgate, EC2M 6TX
2,609 - 7,866 sq ft



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

T. 020 3745 0060
agency@ellisbrowncommercial.com

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2,609 - 7,866 sq ft

Description

141 Moorgate offers bright and efficient office accommodation over 5 floors. The 1st floor has been delivered to a high quality CAT B finish with brand new M&E, LED lighting, 2 meeting rooms, a fitted kitchen point, break-out space and desks/chairs. The building benefits from high ceilings, lift access and end of trip facilities.

Location

The building is situated in a prime location in the heart of the City of London. It is positioned on top of Moorgate Underground station, allowing an easy commute for businesses looking to occupy a central location. Connections from Moorgate include Elizabeth, Northern, Hammersmith & City, Circle and Metropolitan lines. Bank and Liverpool Street stations are a short walk away providing National connections.

Accommodation

Name	sq ft	sq m	Rent (sq ft)	Rates Payable (sq ft)	Service Charge (sq ft)	Total month	Total year	Availability
3rd	2,609	242.38	-	£18.06	£14.05	£6,981.25	£83,774.99	Available
2nd	2,608	242.29	-	On Application	On Application	-	-	Coming Soon
1st	2,649	246.10	£65	£16.28	£14.05	£21,044.10	£252,529.17	Available
Total	7,866	730.77	£65	£17.17	£14.05	£28,025.35	£336,304.16	

Features

- Excellent natural light
- LED lighting throughout
- Newly installed kitchenettes
- Meeting rooms
- Passenger lift
- Comfort cooling
- Brand new CAT B fit-outs
- End of trip facilities

EPC

B (46)

Terms

On application

VAT

Applicable

Contact

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ELLIS BROWN

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