



## Brownlow House, 50-51 High Holborn, London, WC1V 6ER

Fitted and Furnished Office Accommodation in a Prime Holborn Location

### Summary

Tenure	To Let
Available Size	1,434 to 5,004 sq ft / 133.22 to 464.89 sq m
Rent	£59.50 per sq ft
Service Charge	£16.29 per sq ft
Rates Payable	£24.46 per sq ft
EPC Rating	Upon enquiry

### Key Points

- Comprehensively Refurbished
- Fully Furnished and Fitted Offices
- End of Trip Facilities
- New Air Conditioning
- Remodelled Entrance

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## Description

The building is positioned in a prominent corner position overlooking the junction of High Holborn and Brownlow Street.

The building has undergone a comprehensive refurbishment. Designed by architects, Buckley Gray Yeoman, it offers stylish, high-quality, contemporary office space.

## Location

The immediate area has benefitted from a notable increase in the number of hotels, restaurants, bars and cafes. There are excellent transport links close by with Holborn (Central and Piccadilly lines), Chancery Lane (Central line) and Farringdon (Crossrail) being within a few minutes distance

## Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
4th	1,434	133.22	Available
3rd	1,755	163.04	Available
1st	1,815	168.62	Available
Total	5,004	464.88	

## Specification

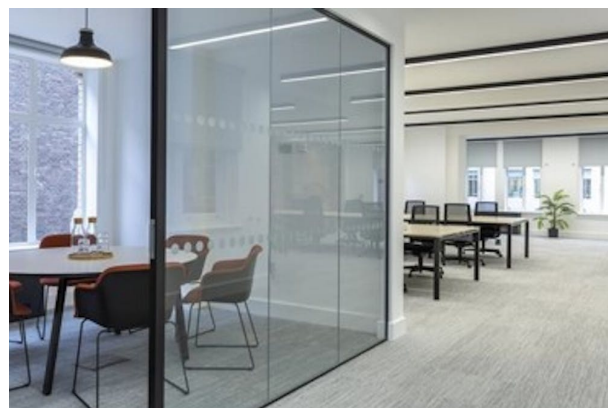
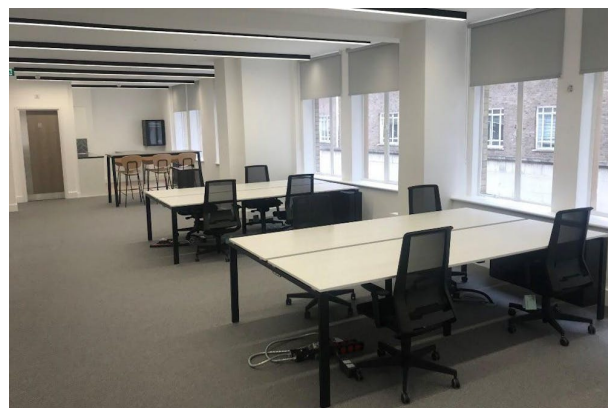
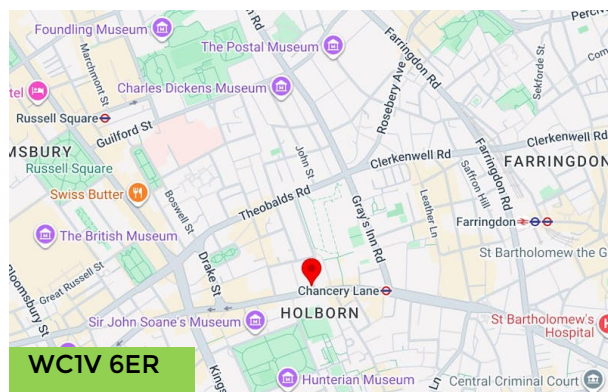
Comprehensively refurbished  
Fully-furnished & fitted  
1400mm desks  
New WC's  
New air-conditioning  
Remodelled entrance  
Excellent natural light  
Bicycle storage and shower facilities  
Exposed brick finishes  
Strip LED lighting

## Viewings

By appointment only via sole agents Kinney Green

## Terms

A new lease from the Landlord, for a term by arrangement



## Viewing & Further Information

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