

**To Let**

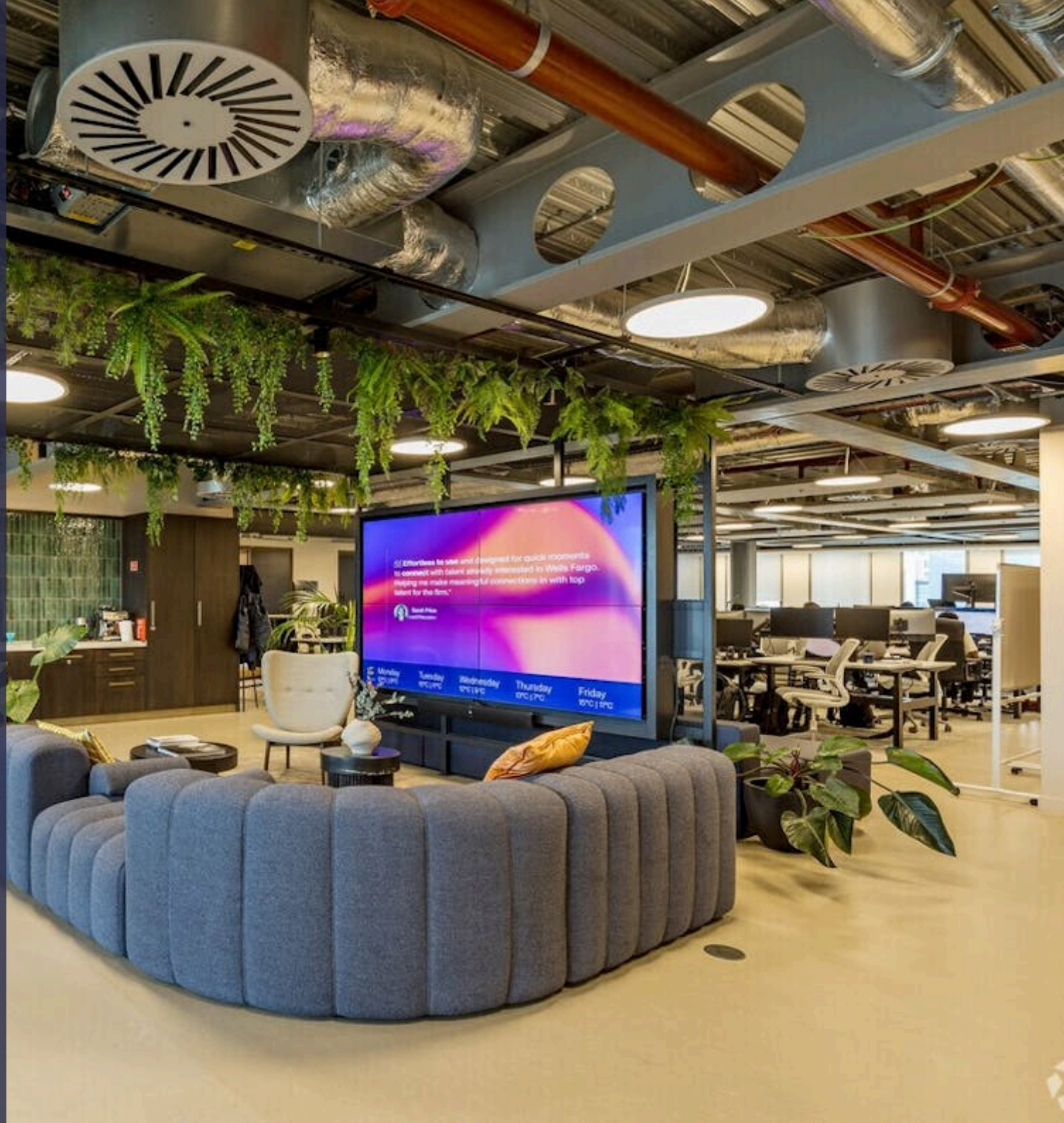
8,000 to 13,100 sq ft

**105 Bunhill Row, London,  
EC1Y 8LZ**

Superb HQ Office for a Leading  
Tech / Ai Company within  
Shoreditch Triangle close to  
Liverpool Street Station.

- Best fitted floor in Shoreditch
- Floor to ceiling windows
- 10 x Meeting Rooms
- Executive Offices
- Open Plan with Collaboration Zones
- Ideal for Leading Tech or Ai Company
- EPC A

020 7183 8458  
victorharris.co.uk





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### Summary

- Rent: £90 per sq ft
- Business rates: £25 per sq ft Parties are advised to check on the VOA website to verify the rates.
- Service charge: £18 per sq ft
- VAT: Applicable
- EPC: A
- Lease: New Lease

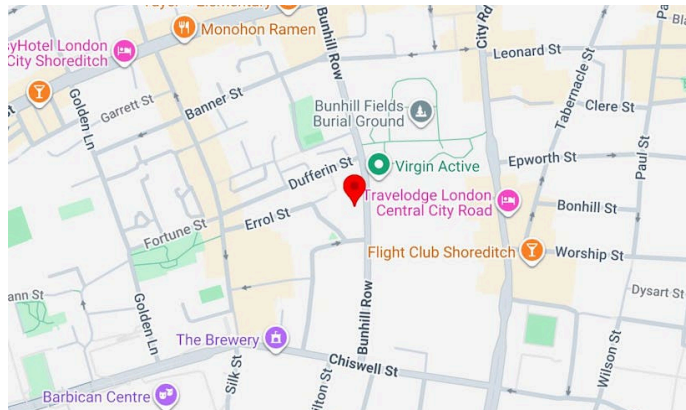
### Further information

- [View details on our website](#)
- [Watch a video](#)

### Contact & Viewings



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### Description

The best fitted out office CAT A+ in Shoreditch available close to Liverpool Street Station. The building is already the leading property for Tech and has a vast array of reputable tenants which includes TikTok and Sage to name a few.

### Location

Located in the Heart of Shoreditch within Shoreditch Triangle close to Liverpool Street Station on Elizabeth Line.

### Accommodation

The accommodation comprises the following areas:

| Name                                                                       | sq ft         | sq m            | Availability |
|----------------------------------------------------------------------------|---------------|-----------------|--------------|
| 20th - Two interconnecting floors available. Sizes between 8-13,000 sq ft. | 13,100        | 1,217.03        | Available    |
| <b>Total</b>                                                               | <b>13,100</b> | <b>1,217.03</b> |              |





