



The Leadenhall Building, City of London, EC3

122 Leadenhall Street, City of London, EC3V 4AB

**Flexi/ managed, fully fitted
space in the iconic
'Cheesegrater' building**

1,500 sq ft
(139.35 sq m)

- BREEAM 'Excellent'
- Plug & play office space
- Demised meeting room
- Presentation area
- Motor bike parking
- Event space at Landing 42
- Bike racks
- Showers and lockers
- High speed lifts
- Commissionaire
- 24 hour access

The Leadenhall Building, City of London, EC3, 122 Leadenhall Street, City of London, EC3V 4AB

Summary

Available Size	1,500 sq ft
Rent	£550 per desk All inclusive
Business Rates	N/A
VAT	Applicable
EPC Rating	Upon enquiry

Description

The available 1,500 sq ft of fully fitted, managed space is part of the 14th floor in the iconic Leadenhall Building. The building incorporates cutting edge energy-efficient systems and materials, achieving a BREEAM rating of “Excellent.” Tenants enjoy top-tier amenities, including advanced security systems, high-speed elevators as well as flexible office spaces designed to foster productivity and collaboration. The building features top class end of journey facilities, with secure bicycles parking and shower facilities. The space benefits from a demised meeting room, 10-20 desks and shared break out and kitchen facilities. A large board room and presentation area for up to 25 guests, is also available for hire by separate arrangement. This is a fantastic opportunity to occupy an office space on the same floor as the architects of the building itself.

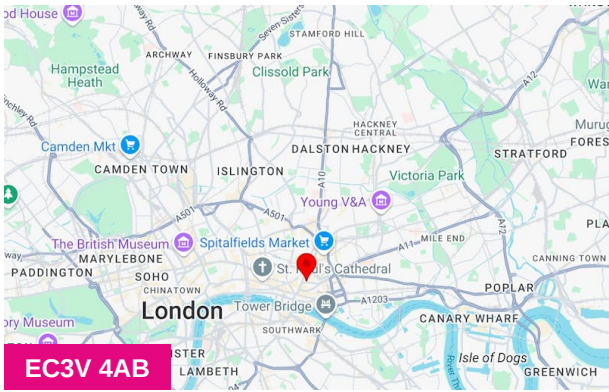
Location

The Cheesegrater is located in the heart of the Insurance District, across the road from the iconic Lloyds of London and the Leadenhall Market. The build has access to 5 tube stations, 4 railways stations and the Elizabeth Line within 6 minutes walk. The building is also on numerous bus and cycling routes. With the surrounding area having a large variety of dining, retail and entertainment spots.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
14th - Part 14th	1,500	139.35	Available
Total	1,500	139.35	



Viewing & Further Information

 **Will Newton**
07880242178
will.newton@bbgreal.com

 **Tom Boggis**
02037131950 | 07795 070 676
tom.boggis@bbgreal.com

 **Abigail Duckworth**
07886170663
abigail.duckworth@bbgreal.com