



AVAILABLE TO LET

125 Finsbury Pavement, EC2

125 Finsbury Pavement, London EC2A 1NQ



Office for rent, 2,637 - 7,470 sq ft, P.O.A

For more information visit <https://realla.co/m/29613-125-finsbury-pavement-ec2-125-finsbury-pavement>

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Newly available flexible offices in a high quality office building, adjacent to Moorgate station.

125 Finsbury Pavement presents high quality office accommodation and lifestyle amenities, which would suit both City and City fringe occupiers.

The building is located on the west side of Finsbury Pavement, between Moorgate and Finsbury Square.

The building benefits from excellent transport links, being within a two minute walk of Moorgate station and Liverpool Street station, with the benefit of easy access to Elizabeth Line which is due to open in Autumn 2019.

Highlights

- The part 2nd floor is fitted out
- Four pipe fan coil air conditioning
- Raised floor
- LG7 compliant light fittings
- 2.7m typical floor to ceiling height
- 3 passenger lifts
- Contemporary entrance with a 24/7 manned reception
- Secure bicycle storage and showers

Property details

Rent	P.O.A
Est. S/C	£13.50 psf
S/C Details	per sq. ft pa plus VAT
Sizes	2,637 to 7,470 sq ft
VAT charges	VAT is payable.
Lease details	A new effective FRI lease is available for a term by arrangement directly from the landlord, outside the 1954 Act
EPC category	D

Floor	Size sq ft / sq m	Service charge psf	Rates psf	Total pa	Status
pt 2nd	4,833 449.0	£13.50	£18.24	£153,399.42	Available
LG	2,637 NIA 244.99 NIA	£13.50	£14.34	£73,414.08	Available
Total	7,470 693.99			£226,813.50	

* All sizes NIA

More information

[Visit microsite](#) >

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Quote reference: RENT-29613

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