



High quality fitted office space available in the heart of Cannon Street

108 Cannon Street

EC4N 6EU

Office

TO LET

4,039 sq ft

(375.24 sq m)

- Shared Roof Terrace on Level 8
- A stylish reception with striking lighting, greenery, and flexible spaces for work or relaxation awaits at 108 Cannon Street
- High efficiency LED lighting with integral dimming & presence detection
- Ground floor coffee provision with Scanomat's TopBrewer
- Building App

Summary

Available Size	4,039 sq ft
Rent	£75 per sq ft pax passing rent
Rates Payable	£30.09 per sq ft estimated pa (26/27)
Service Charge	£15 per sq ft est. pa
VAT	Applicable
EPC Rating	B (31)

Description

108 Cannon Street is a Grade A office building in the City of London. The building has been extensively refurbished to provide flexible, sustainable, and tenant-friendly environments. The 7th floor tenant can offer flexible subleases until December 2031.

Location

- Cannon Street (District & Circle) – 1 min walk
- Bank (Central, Northern, Waterloo & City, DLR) – 1 min walk
- Mansion House (District & Circle) – 5 min walk
- Monument (Circle & District) – 6 min walk

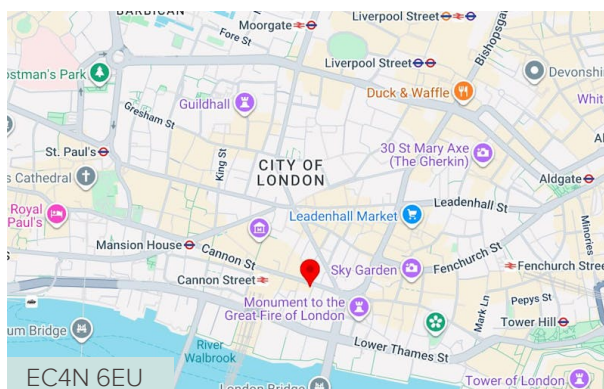
Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Rent (sq ft)	Rates Payable (sq ft)	Service Charge (sq ft)	Total month	Total year	Fitout Concept
7th	4,039	375.24	£75	£30.09	£15	£40,420.29	£485,043.51	CAT B
Total	4,039	375.24	£75	£30.09	£15	£40,420.29	£485,043.51	

Terms

Flexible subleases can be offered until December 2031.



Viewing / further information

Jonty Robinson

02070293616 | 07748654997

j.robinson@inglebytrice.co.uk

James Heyworth-Dunne

0207 029 3626 | 0777 932 7071

jhd@inglebytrice.co.uk

Ingleby Trice

10 Foster Lane, London EC2V 6HR

inglebytrice.co.uk

+44 (0)20 7029 3610

agency@inglebytrice.co.uk

