



100










Lower Thames Street
London EC3

2,928 - 10,982 Sq Ft
Newly Refurbished Offices to Let

Stylish new contemporary workspace in CAT A or Fully Fitted condition

100 Lower Thames Street offers 2,928 - 10,982 Sq Ft of refurbished office space, with a spacious terrace on the 8th floor.

The reception has been substantially refurbished, and provides an impressive welcome with contemporary finishes.

-  Hybrid suspended ceiling
-  Refurbished reception
-  EPC Rating B
-  Refurbished air conditioning
-  Secure bike storage & shower facilities
-  New passenger lifts
-  Raised floors
-  Backbone Connect (fibre connectivity)
-  New LED lighting



Part 5th floor



Accommodation

Floor	Availability	Sq ft	Sq m
8th (with terrace)	Coming soon	4,844	450.0
Part 5th	Available now	3,210	298.2
Ground	Available now	2,928	272.0
Total		10,982	1,020.2

Ground Floor Plan

2,982 Sq Ft (272.0 Sq M)

- Workstations 28
- 8 person meeting room 01
- 4 person meeting room 01
- Reception 01
- Soft seating areas 02
- Teapoint / breakout 01



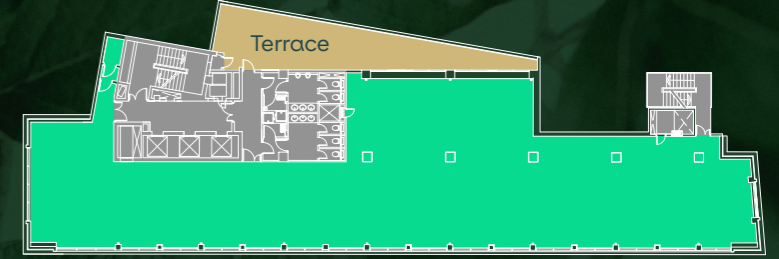
Part 5th Floor Plan

3,210 Sq Ft (298.2 Sq M)



8th Floor Plan

4,844 Sq Ft (450.0 Sq M)



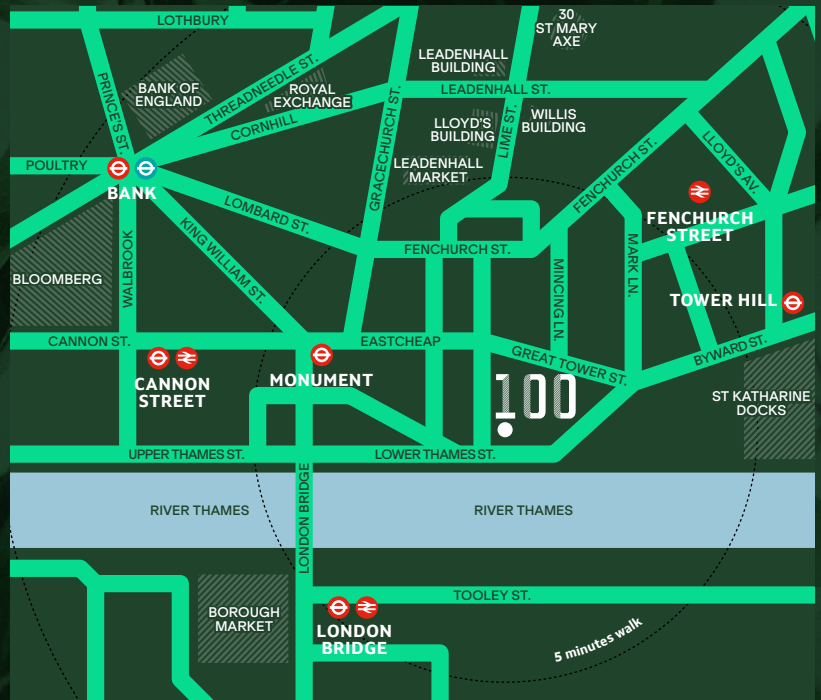
Plan not to scale, for indicative purposes only.



Positioned amongst an array of amenities and transport links

The building benefits from an excellent City location, situated on Lower Thames Street and within close proximity to the River Thames.

The local area offers a diverse range of amenities, cafés and restaurants with Leadenhall Market, Borough Market and the Royal Exchange located nearby.



03 mins walk

Monument

05 mins walk

Fenchurch Street

06 mins walk

Cannon Street

07 mins walk

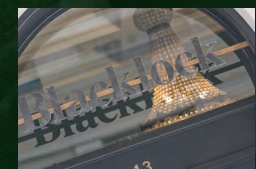
Bank

07 mins walk

Tower Hill

10 mins walk

London Bridge



VIEWINGS

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