

Excellent Value Offices 141 Fenchurch Street, EC3



Transport Links

- 0.20 miles from Monument
- 0.30 miles from Bank Station
- 0.40 miles from Tower Hill
- 0.40 miles from Cannon Street

Lease

New leases are available direct from the Landlord.

Rent

From £57.50 per sq. ft.

Service Charge

Estimated at £18.53 per sq. ft.

Accommodation

7 th Floor	517 sq. ft.
6 th Floor	541 sq. ft.
5 th Floor	541 sq. ft.
3 rd Floor	541 sq. ft.
Ground Floor	699 sq. ft.
Total	2,839 sq. ft.

Rates Payable (2024/25)

Estimated at £16.21 – £17.26 per sq. ft.

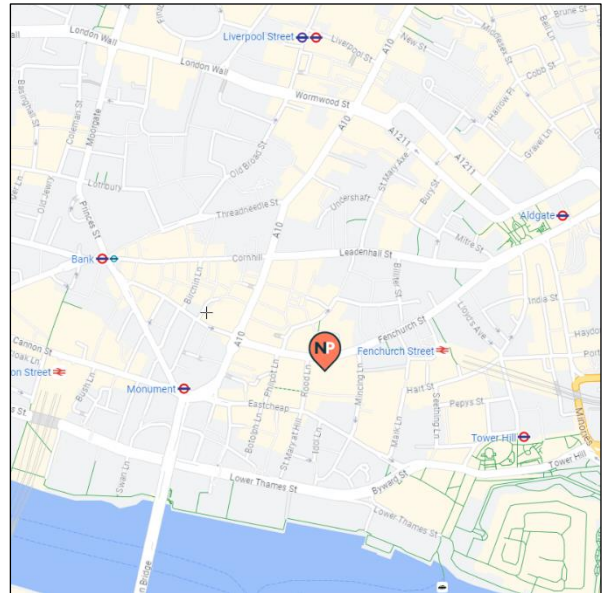
However, all interested parties should make their own enquiries.

VAT

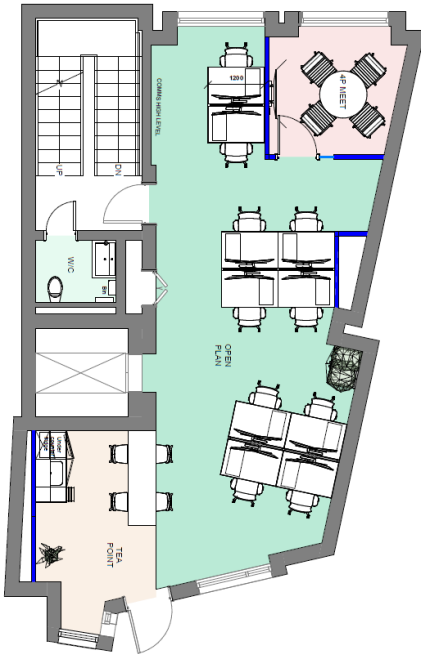
The building has been elected for VAT.

Amenities

- New fully fitted & furnished offices
- Fibre installed (no wayleave required)
- New VRF heating & AC
- Newly refurbished reception
- Refurbished common areas
- 8-10 desks including 1 x meeting room
- New kitchenette & breakout room
- 1 x passenger lift
- DDA compliant W/C
- Targeting EPC-B rating
- Bike racks & shower facilities



Typical Floor Plan



Reception



Newton Perkins

Chris Sutcliffe – 07970 831 250
E-mail: crs@newtonperkins.com

Harry Woods – 07884 602 870
E-mail: hw@newtonperkins.com

