



## Fleet House, 59-61 Clerkenwell Road

London, EC1M 5LA

Modern building in the heart of Farringdon offering space in a CAT A+ condition.

Size:

**8,014 sq ft**

Rent:

**£47.50 per sq ft**

Service Charge:

**n/a**

Business Rates:

**£18.75 per sq ft (Estimated 2023)**

Possession:

**Available Immediately**

- Showers & Bike Storage
- Air Conditioning
- Manned Reception
- Demised W/Cs
- Raised Floors

Interested?

Request more information.

020 3077 3456

[comagency@danielwatney.co.uk](mailto:comagency@danielwatney.co.uk)

Description

Fleet House is a prominent building located in Farringdon with excellent amenities and connections. The property is well served by public transport with Farringdon Station within 2 minutes walking distance. The property comprises an office building arranged over Lower Ground to 5th floors with a manned reception.

Location

Located in the fashionable district of Farringdon within a few minutes walk of Farringdon Station, which provides access to the Elizabeth Line, Circle, Hammersmith & City and Metropolitan Lines. The location offers many amenities, including restaurants, bars, gyms and cafes.

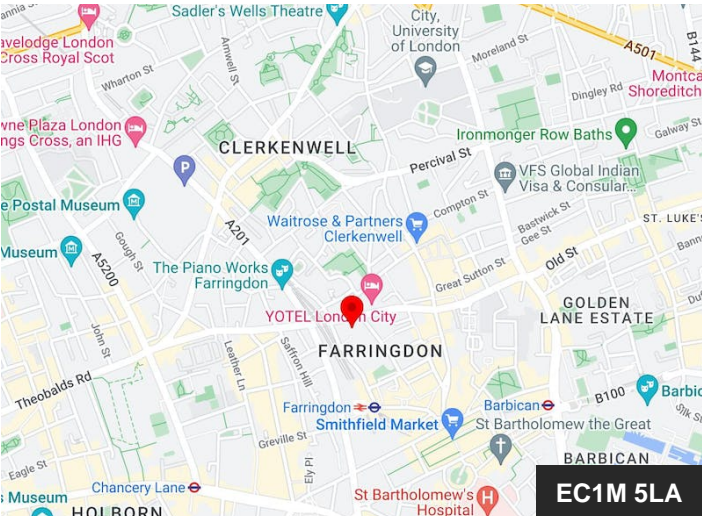
Accommodation

The accommodation comprises the following areas:

	sq ft	sq m	Rent (sq ft)	Rates Payable (sq ft)	Service Charge (sq ft)	Availability
1st	8,014	744.52	£47.50	£18.75	n/a	Available
Total	8,014	744.52	£47.50	£18.75	£0	

Business Rates

Rates payable: £18.75 per sq ft  
(Estimated 2023)



Ross Crummey  
07714956016  
rcrummey@danielwatney.co.uk

Bethan McMurrough  
07730212417  
bmcmurrough@danielwatney.co.uk

Charlie Browne  
07787 123448  
cbrowne@danielwatney.co.uk

James Little  
0751092639  
jlittle@danielwatney.co.uk