

# Compton

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**Old Street**  
The Featherstone  
Building  
66 City Road  
EC1Y 2AL

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Final Two Fitted And Non Fitted  
Offices Remain In This New Build  
Net Zero Carbon 130,000 Ft<sup>2</sup>  
Scheme By Derwent London.

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**For Rent**  
5,700 to 15,500 ft<sup>2</sup>

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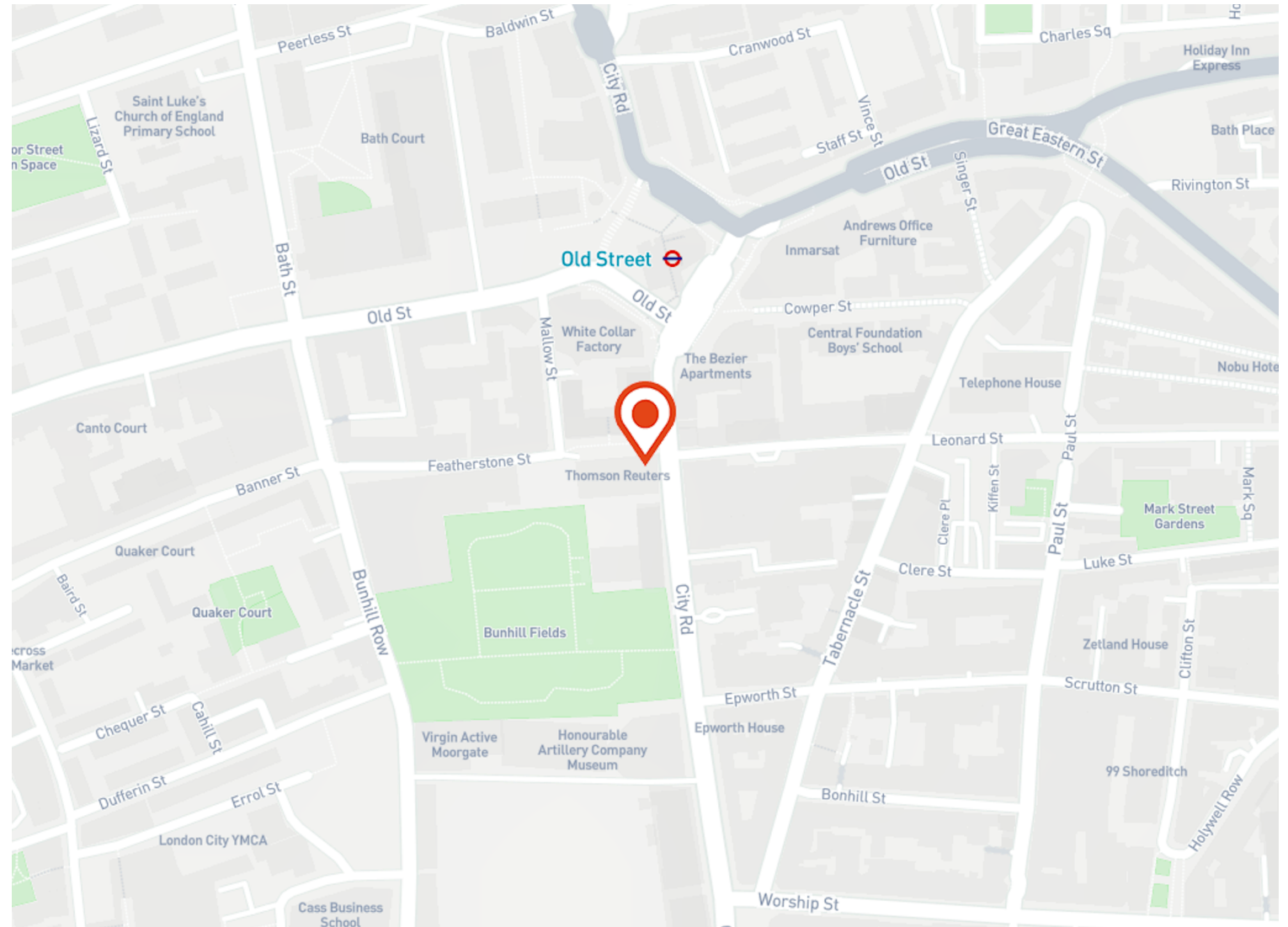
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## Location

The last few years has seen Old Street transform into an established office district for a broad range of sectors, with businesses coming to Old Street because of its deep talent pool and wealth of amenity. The transformation and upgrade of the roundabout into a peninsular system, along with the arrival of the Elizabeth Line at Moorgate, will contribute further to the area's evolution.

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## Amenities

- Final remaining floors available in both CAT A and Furnished & Flexible condition (Plug & Play)
- 2nd Floor, West in open plan format
- 3rd Floor, East fit out includes 50 x fitted desks, 3 meeting rooms, 2 phone booths and a kitchenette
- New build scheme under the design direction of Morris & Co Architects
- In-house café facility offering in reception informal collaborative space
- Generous communal roof terrace on the 10th floor with pavilion seating
- Superb natural daylight throughout the building
- Triple aspect floorplates with stunning views across London
- Situated next to Old Street Roundabout and in good proximity to the Elizabeth line accessed via Moorgate
- Concrete Core Cooling system offering an industrial aesthetic, where cooling is delivered via a chilled ceiling soffit with pipework cast into the concrete slab
- Heating is delivered via perimeter trench heaters, and fresh air is delivered from the

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## Description

The Featherstone Building is a 130,000 Ft<sup>2</sup> industrial inspired workspace with a contemporary finish in the heart of Old Street, offering 51,337 Ft<sup>2</sup> of remaining office space across levels 2-4.

In addition to further enhance the fluidity for occupiers, soft spots are proposed to be built into every floor providing the ability to add interlinking staircases throughout.

Duplex space over ground and lower ground floors of 13,400 Ft<sup>2</sup> with opportunity for Derwent London to curate a shared amenity, DL/28 (under design, targeted opening from September 2023)

main ventilation riser directly into the floor void, with circular floor diffusers distributing air into the office space above

- Bespoke suspended LED liner light fittings with a black coated finish
- Beautifully designed double-height reception with 7.5 m floor to ceiling height
- 3.125 m floor to ceiling height on all floors & fully accessible raised flooring (250 mm void)
- 21 showers, 222 lockers & 286 cycle spaces (includes 84 Brompton)
- 4 Passenger lifts
- 1:8 occupancy for building services
- 1:6 occupancy on fire escape
- BREEAM – Outstanding
- WiredScore – Platinum rating
- LEED – Platinum rating



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## Content

Watch the film



Watch the film



Watch the film



View on Website



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## Floor Areas & Outgoings

The accommodation comprises of the following:

Name	sq ft	Rent (sq ft)	Rates Payable (sq ft)	Service Charge (sq ft)	Total month	Total year	Availability
3rd	5,773	£85	£26	£16.69	£61,429.53	£737,154.37	Available
2nd - West	9,724	£75	£26	£16.69	£95,368.13	£1,144,417.56	Available
Total	15,497	£80	£26	£16.69	£156,797.66	£1,881,571.93	



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## Contact Us

All appointments to view must be arranged via sole agents, Compton, through —

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