

# 26 Farringdon Street, London, EC4A 4AB

## TO LET

Office

1,500 to 3,000 sq ft / 139.4 to 278.7  
sq m

£62.50 per sq ft

# Private office floors available fully fitted and furnished within prime Farringdon



- High specification private office floors
- Option for fully furnished or CAT A
- Exposed brickwork and character features
- Wooden flooring
- Excellent natural light
- Air conditioning
- Passenger lift into floor
- Private kitchen and break-out space
- Fibre connectivity

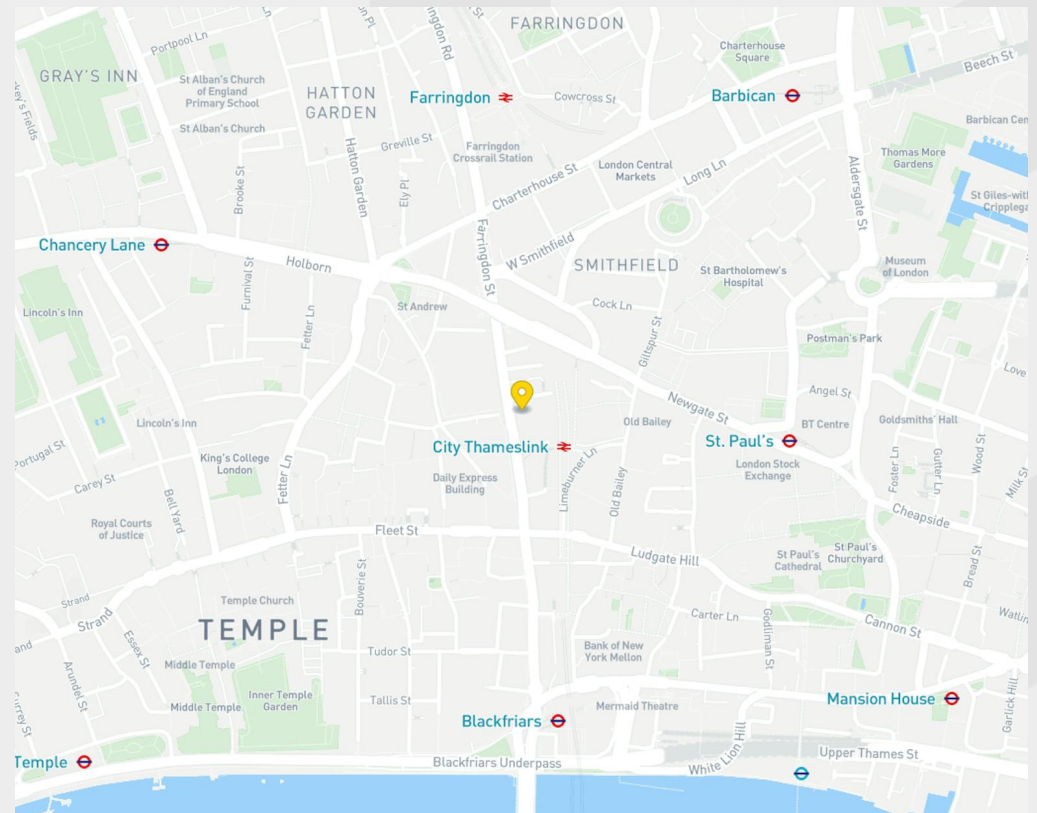


## Description

An excellent example of high-specification private office floors within a character period property. The floor's modern amenities carefully complement and enhance the exposed brickwork and wooden ceilings. \*Images are indicative of the floors.

## Location

The building is very well located being positioned in close proximity to 3 main office markets of Farringdon, St Pauls/The City and the Midtown. Due to the close proximity to several key rail networks, including Farringdon which will benefit from Cross Rail, the building is extremely well connected.



## Accommodation / Availability

Unit	Sq ft	Sq m	Rent	Rates Payable (sq ft)	Service Charge (sq ft)	Total month	Availability
2nd	1,500	139.4	£62.50 /sq ft	£15.20	£6.77	£10,558.75	Available
3rd	1,500	139.4	£62.50 /sq ft	£15.20	£6.77	£10,558.75	Available

### Tenure

New Lease

### EPC

D

### VAT

Not applicable

### Configuration

Not Fitted

### Contacts

Tom Schwier  
07583037559  
tom.schwier@strettons.co.uk

Jon Cuthbert  
07817 657079  
jon.cuthbert@strettons.co.uk

Luke Marioni  
07811651752  
luke.marioni@strettons.co.uk



#### Further Information

[View on Website](#)

[Floor Plans](#)

Strettons and their clients give notice that: 1. They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. 2. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and the Agents have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise. Generated on 01/05/2024