



Office To Let

Dixon House

1 Lloyds Avenue, London, EC3M 5DJ

Fully fitted, refurbished ground floor office with dedicated entrance and excellent natural light in a prominent city location.

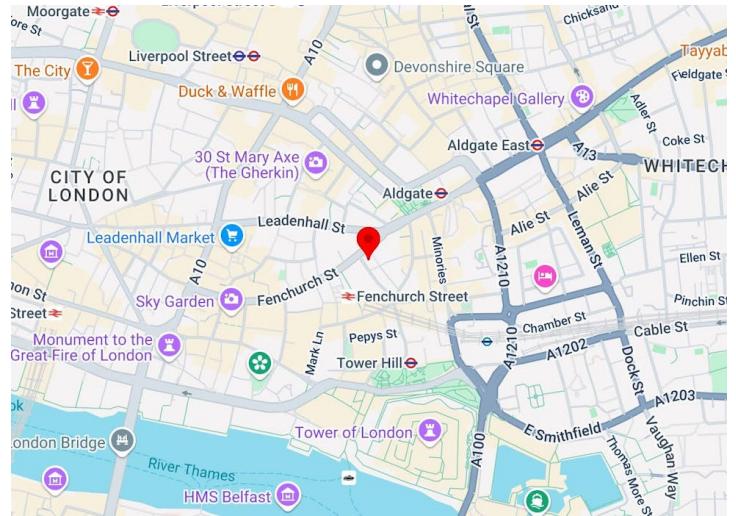
2,484 sq ft (230.77 sq m)

**AVISON
YOUNG**

Dixon House

1 Lloyds Avenue, London, EC3M 5DJ

AVISON
YOUNG



Summary

Available Size	2,484 sq ft / 230.77 sq m
Rent	Rent on application
Rates Payable	£21.50 per sq ft
Service Charge	£16.54 per sq ft
EPC	A

Description

Dixon House offers modern, refurbished accommodation behind an impressive period façade. We will be refurbishing the Ground floor to provide fully fitted office space, benefitting from excellent levels of natural light. The building reception has been newly refurbished and commissioned. The building has been upgraded to fully electric with an EPC A rating.

Location

Located in the bustling EC3 district of London, Dixon House is in close proximity to a number of bars, restaurants and cafe's as well as the popular leisure destination of Leadenhall Market. The area has excellent transport links including Fenchurch Street, Monument, Tower Hill and Aldgate stations all within a short walk of the building.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Ground - With own entrance	2,484	230.77	Available
Total	2,484	230.77	



Andy Ingram

07918588468

andrew.ingram@avisonyoung.com



Daniel Gilbert

+44 (0)7879 475 112

daniel.gilbert@avisonyoung.com



