



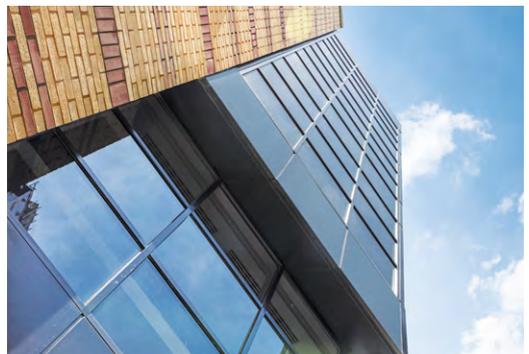
Twenty Furnival Street

London EC4



Twenty Furnival Street offers 22,893 sq ft of contemporary Grade A office space arranged over basement, ground and five upper floors – located in the heart of Midtown.

The building has undergone an extensive refurbishment including the reception, entrance, new Category A finishes to the floors and new bicycle and shower facilities throughout.

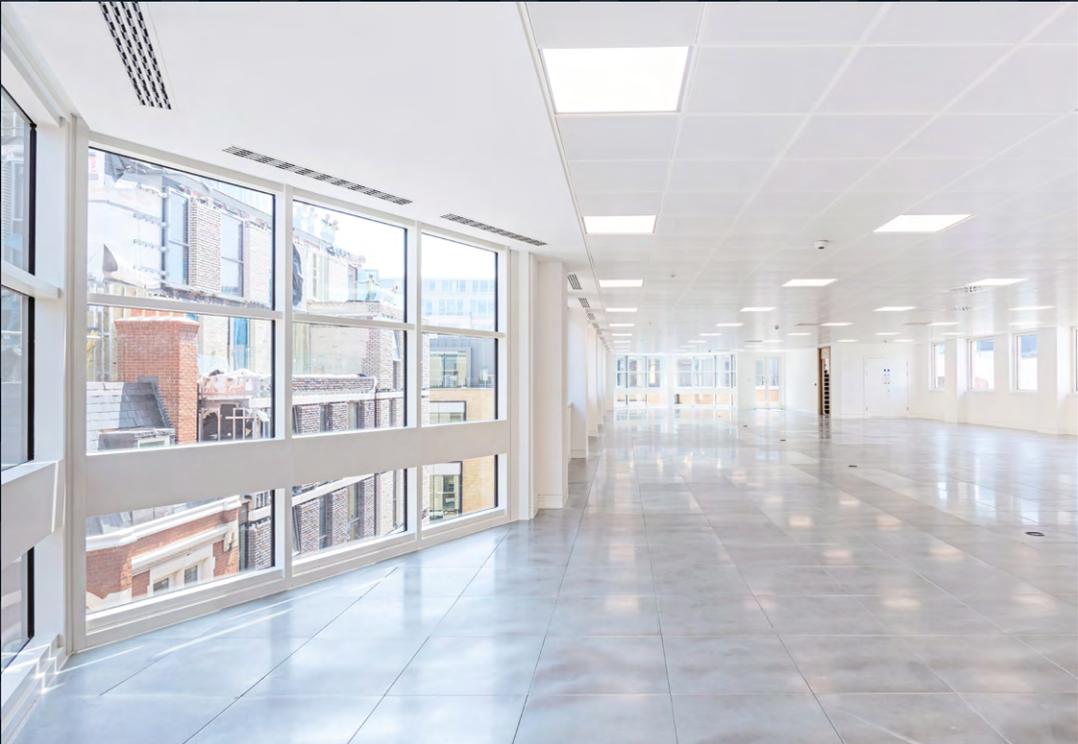
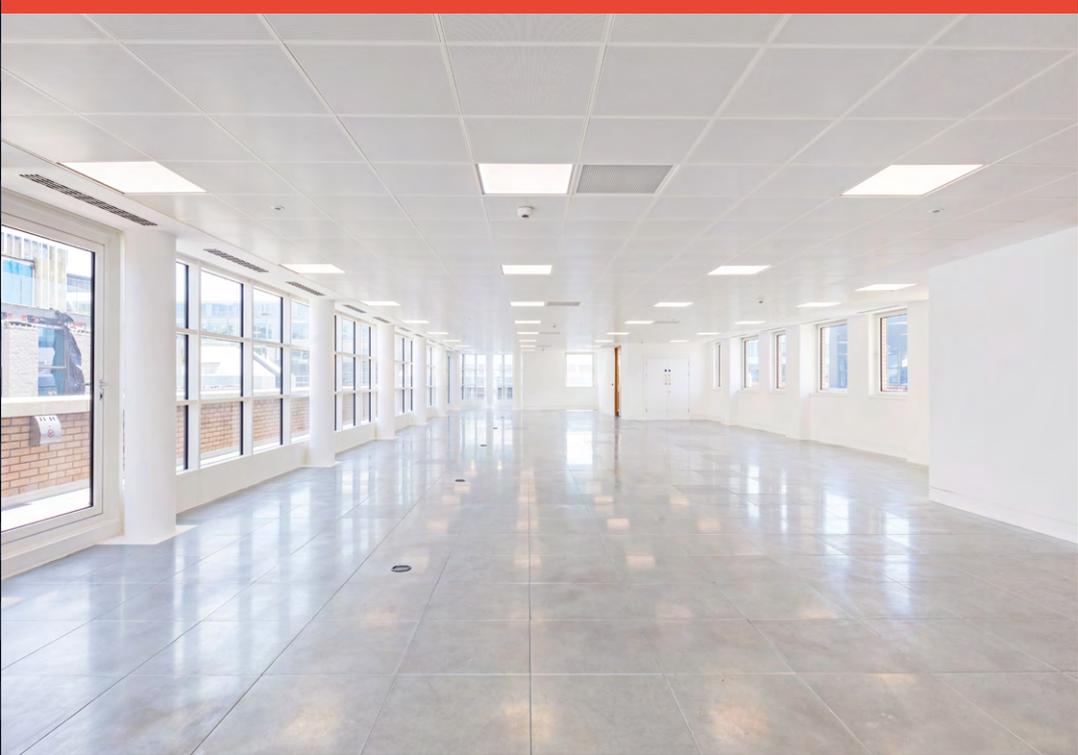




High quality finishes throughout the building with terraces on the 4th & 5th floors.



- Full CAT A refurbishment
- Newly refurbished reception & entrance
- New VRV air conditioning
- New LED lighting
- New raised floors
- 2 x passenger lifts
- New on-floor male and female WCs
- Bicycle racks and shower facilities
- Terraces on 4th and 5th floors



5th floor

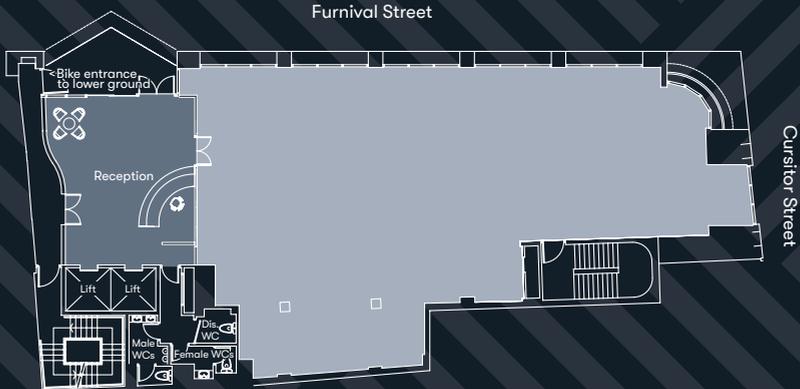
Floor	Sq Ft	Sq M
5th	2,670	248.1
4th	3,425	318.2
3rd	3,599	334.4
2nd	3,884	360.8
1st	3,834	356.2
Ground	3,441	319.7
Lower Ground	2,040	189.5
Total	22,893	2,126.9



Floor Plans

Ground Floor

3,441 Sq Ft (319.7 Sq M)



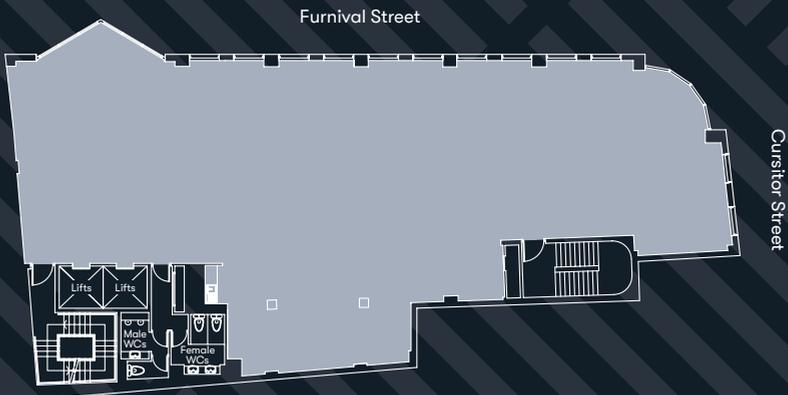
1st floor

3,834 Sq Ft (356.2 Sq M)



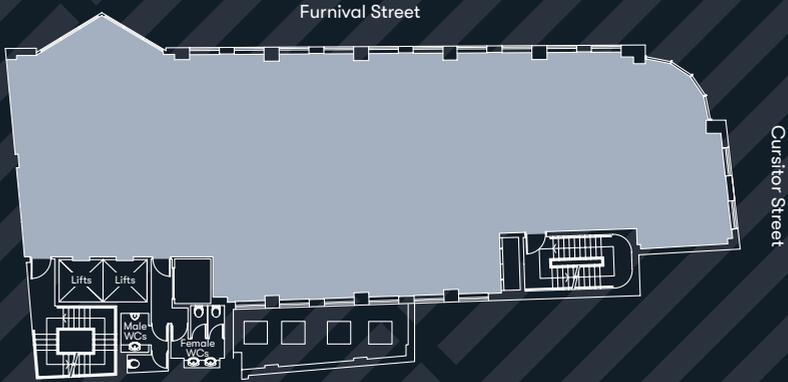
2nd floor

3,884 Sq Ft (360.8 Sq M)



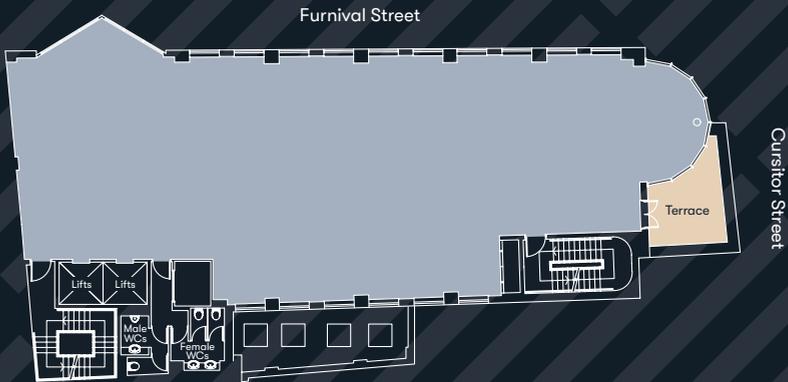
3rd floor

3,599 Sq Ft (334.4 Sq M)



4th floor

3,425 Sq Ft (318.2 Sq M)



5th floor

2,670 Sq Ft (248.1 Sq M)

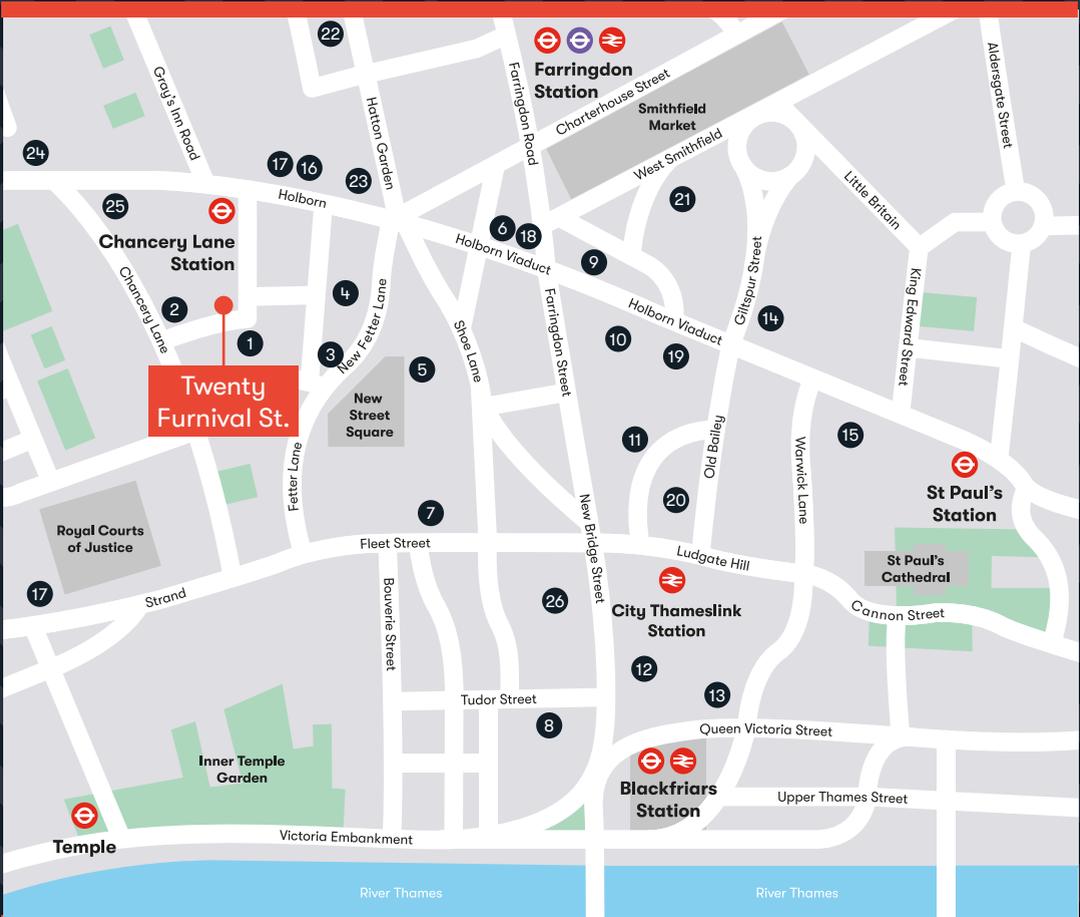


A vibrant location with excellent connections.



Furnival Street is located just off High Holborn and runs through to Chancery Lane. There are excellent transport links with Chancery Lane, Farringdon and City Thameslink stations all within a short walk of the property.

Farringdon Station is set to benefit from the new Elizabeth Line, Europe's largest infrastructure project, which is incorporating a major upgrade of the station, due to open in late 2018.



Local Occupiers

- | | | | |
|------------------------------------|------------------------|-----------------------------------|---------------------------|
| 1. Macfarlanes LLP | 7. Goldman Sachs | 14. Bank of America Merrill Lynch | 20. Metro Bank |
| 2. Saatchi & Saatchi | 8. JP Morgan | 15. London Stock Exchange | 21. Brewin Dolphin |
| 3. Bird & Bird LLP | 9. Amazon | 16. Inter Public Group | 22. Grey Advertising |
| 4. Lego | 10. Dentons | 17. WeWork | 23. Lastminute.com |
| 5. Deloitte | 11. Matt MacDonald | 18. Caggeini | 24. Oath |
| 6. Hogan Lovells International LLP | 12. Baker McKenzie LLP | 19. Withers Ltd | 25. WSP |
| | 13. Dechert LLP | | 26. Crowe Clark Whitehall |

Easy access to London & beyond.


Chancery Lane
 2 minute walk


City Thameslink
 6 minute walk


Farringdon
 8 minute walk


Temple
 12 minute walk



Viewings

Strictly through sole agents.

Terms

Available upon request.

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