



AVAILABLE TO LET

12 Appold Street, EC2

12 Appold Street, London, United Kingdom EC2A 2AW



Office for rent, 1,972 - 5,459 sq ft, £55.00 psf

To request a viewing call us on +44 (0)20 7029 3610

For more information visit <https://realla.co/m/39623-12-appold-street-ec2-12-appold-street>

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High Quality Fitted Out Floor in the Heart of EC2

12 Appold Street provides an opportunity to acquire a high quality fitted out floor in the heart of EC2. The 5th floor benefits from an abundance of natural light, through the floor to ceiling glazing along one side. A meeting room and private office, currently in situ, benefit the large open plan space which offers an efficient floor plate to cater for a variety of occupiers.

A wealth of breakout space is provided in the large kitchen, isolated from the office floor.

The ground floor of 12 Appold Street showcases a high quality fit out with a number of meeting rooms and private offices currently in situ.

12 Appold Street benefits from its close proximity to Broadgate Circle which offers a wide array of dining and leisure amenities in the immediate vicinity.

Transport links are excellent, with Liverpool Street less than a two minute walk away, offering National Rail services and extensive Underground links including the Central, Circle, Hammersmith and City and Metropolitan Lines. Moorgate station is under a 10 minute walk away providing National and Underground Rail services.

Highlights

- Liverpool Street station less than a two minute walk away
- Both floors have high quality fit outs in situ
- Floor to ceiling glazing on 5th floor
- Manned reception
- Large kitchen and breakout area on 5th floor
- EPC D(91)

Property details

Rent	£55.00 psf
Building type	Office
Secondary classes	B1
Sizes	1,972 to 5,459 Sq ft
VAT charges	VAT is payable
EPC category	D

Floor	Size sq ft	Rent psf	Service charge psf	Rates psf	Planning usage	Status
Ground	1,972	£55.00	£12.96	£17.64	B1	Available
5th Floor	3,487	£55.00	£12.96	£18.93	B1	Available

More information

[Visit microsite](#)

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Contact us

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Viewings strictly through sole agents, Ingleby Trice