

Best in Class Office Refurbishment

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Ten Lime, City Eastern, EC3M 7AA

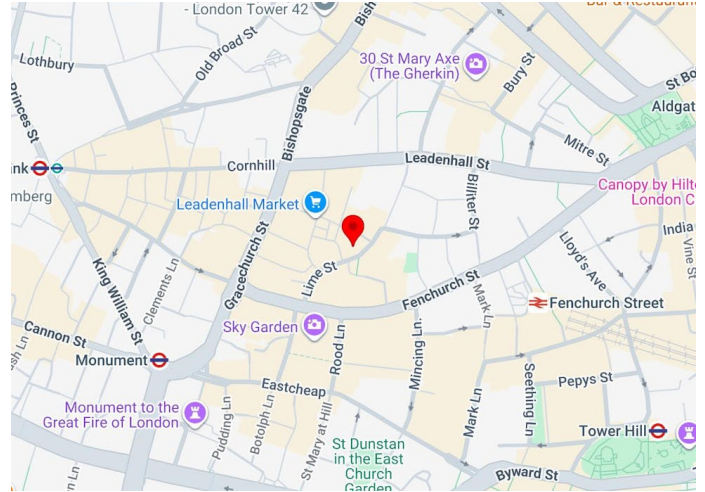
20,000 TO 43,408 SQ FT

TO LET

- Unique HQ Building Opportunity
- Extensive CAT A Refurbishment
- 3 terraces on floors 5, 6 and 7
- Adjacent to Lloyd's of London
- Superb End of Journey Facilities
- Efficient floor plates
- Manned reception with commissionaire services
- 24/7 access

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Summary

Available Size	20,000 to 43,408 sq ft / 1,858.06 to 4,032.74 sq m
Rent	Rent on application
Rates Payable	£28.50 per sq ft Prior refurbishment assessment, will require reassessment
Service Charge	TBC
EPC	Upon enquiry

Description

10 Lime Street comprises 43,408 sq. ft. of modern office accommodation arranged over ground and seven upper floors.

Location

Situated in the heart of EC3, 10 Lime Street offers unrivalled connectivity within a concentrated range of retail amenities and is within walking distance of five key London stations, including Fenchurch Street, Bank, and Liverpool Street stations. Its prime location ensures excellent access for tenants and visitors alike.

Terms

New direct lease(s) available from the Landlord.

Accommodation

The accommodation comprises the following areas, splits are available from c. 20,000 sq ft;

Floor/Unit	sq ft	Availability
7th	3,598	Available
6th	4,950	Available
5th	5,721	Available
4th	7,312	Available
3rd	7,317	Available
2nd	7,338	Available
1st	7,172	Available
Total	43,408	

Amenities

The building is undergoing a full refurbishment to achieve a Grade A specification, with a target EPC A rating and full ESG certification. The planned improvements will include terraces and enhanced tenant amenities, positioning the space to meet the highest standards of sustainability and modern occupier experience.



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