



AVAILABLE TO LET

1 Canada Square

1 Canada Square, Wider Docklands Canary Wharf, London E14 5AA



**BNP PARIBAS
REAL ESTATE**

Office for rent, 11,878 - 41,039 sq ft, p.o.a

To request a viewing call us on 0207 338 4431

For more information visit <https://realla.co/m/43185-1-canada-square-1-canada-square>

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Office space available in 1 Canada Square

One Canada Square is located in the heart of Canary Wharf adjacent to the DLR and Jubilee line stations and a short walk from the new Elizabeth Line Station.

The 46th and part 45th floors benefit from fantastic 360 degree views across Central London. Both floors are available with a top quality fit out in situ. The 46th floor provides a large specialist client facing area to include a spacious reception / waiting area, 6 large meeting rooms which benefit from 2 large breakout / event spaces along with a catering kitchen. The other side of the floor is open plan office space which previously housed 132 desks and provides 10 internal meeting rooms. Post room, comms room, print room, 2 x tea points / breakouts.

The part 45th floor is predominantly made up of open plan office space which previously housed 135 desks and provides 7 internal meeting rooms, a large breakout/kitchen area, first aid room, IT store, IT command centre and 2 additional store rooms.

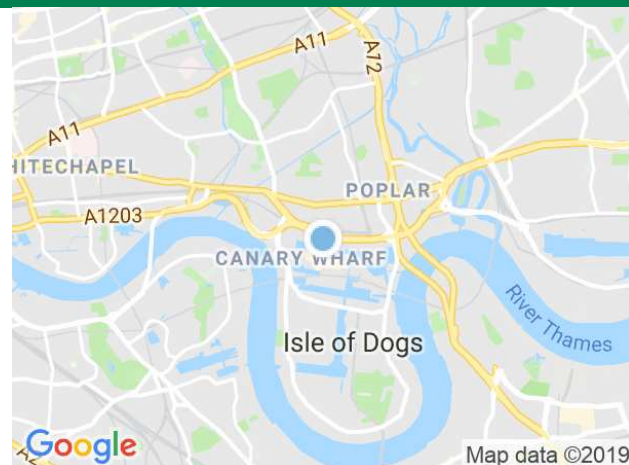
Highlights

- High quality fit out
- Fantastic 360 degree views
- Air conditioning
- Raised floors
- Suspended ceilings
- 2.75m floor to ceiling height
- Dual power supplies
- 32 x person passenger lifts
- 3 x goods lifts

Property details

Rent	P.O.A
Est. S/C	£14.90 psf
Estate charge	£3.64 psf
Est. rates payable	£17.75 psf
Sizes	11,878 to 41,039 Sq ft
Lease details	The space is available by way of a sublease until September 2020 or longer by arrangement.

Floor	Size sq ft	Service charge psf	Rates psf	Total pa	Status
46th	29,161	£14.90	£17.75	£952,106.65	Available
Part 45th	11,878	£14.90	£17.75	£387,816.70	Available



More information

[Visit microsite](#)

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Contact us

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