# **HK LONDON**

## 4,470 SQ FT

## BRIDEWELL GATE, 9 BRIDEWELL PLACE, LONDON EC4







#### DESCRIPTION

Grade II listed building comprehensively refurbished to provide Grade A office accommodation. The highly efficient rectangular floorplate enables a variety of occupational requirements to be satisfied.

#### LOCATION

Located on the eastern side of Bridewell Place in close proximity to Fleet Street, Tudor Street and New Bridge Street.

Blackfriars station (District, Circle lines and mainline rail) is reached within a minute's walk and City Thameslink is approximately two minutes walk at Ludgate Circus. St Paul's and Chancery Lane stations (Central line) are also nearby.

#### **SPECIFICATION**

- Air conditioning.
- Metal tiled suspended ceilings.
- Raised floors.
- Category II lighting.
- Demised Male and Female WC's.
- Manned reception .
- Commissionaire.
- 24 hour access.
- Car parking / bicycle racks / showers.
- Communal garden.

#### AVAILABLE ACCOMMODATION

| FLOOR                  | SQ FT | SQ M |
|------------------------|-------|------|
| FIRST & PART MEZZANINE | 4,470 | 415  |
| TOTAL                  | 4,470 | 415  |

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#### MAP

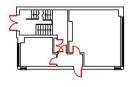




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First Floor

**FLOOR PLAN** 



Ground Floor

#### **TENURE** Lease:

Available: Guide Rent: Rates Estimate: Service Charge: VAT:

EPC:

New lease for a term by arrangement from the landlord. October 2019. £60.00 per sq ft. £19.80 per sq ft. £12.00 per sq ft. Elected. D94.

### CONTACT

**Tom Kemp** +44 (0)207 100 5555 tom@hk-london.com

Johnny Armour +44 (0)207 100 5555 johnny@hk-london.com

Stephen Foster +44 (0)207 100 5555 stephen@hk-london.com

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