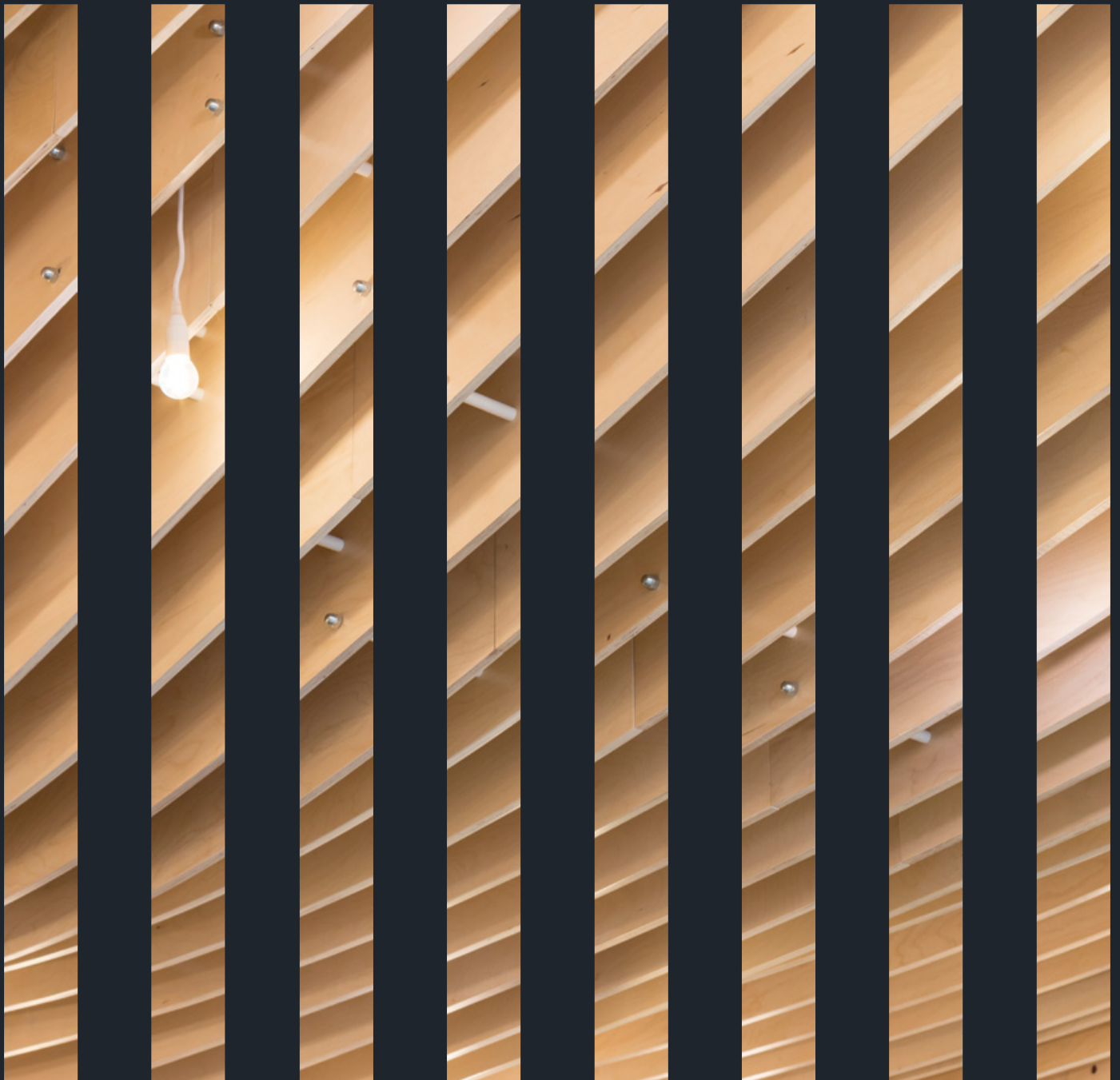


Eastcheap



41 Eastcheap has been redesigned by Ben Adams Architects to provide an impressive new reception, Grade A office floors, lift lobbies and WC's, behind a retained Portland Stone facade.



# modern & highly specified



- New entrance lobby
- Excellent natural light
- Column free, highly flexible floor plates
- LED lighting
- Four pipe fan coil air conditioning
- Fully accessible raised floors
- Metal tile suspended ceilings
- 2 x 13 person passenger lifts
- Manned reception
- New male, female and disabled WCs
- Bicycle storage, locker and shower facilities

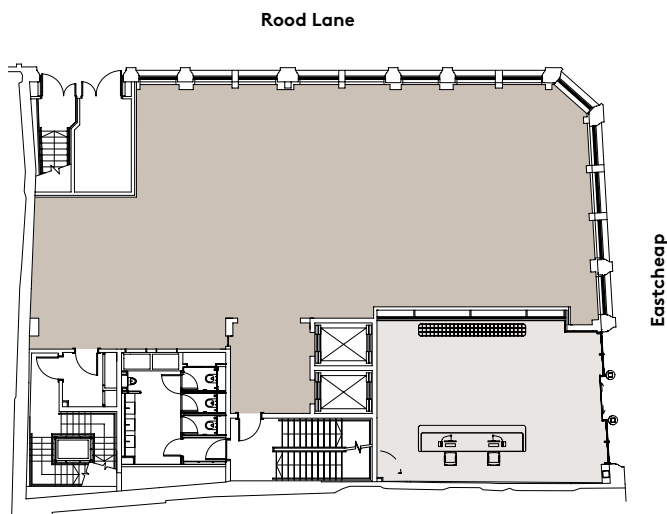




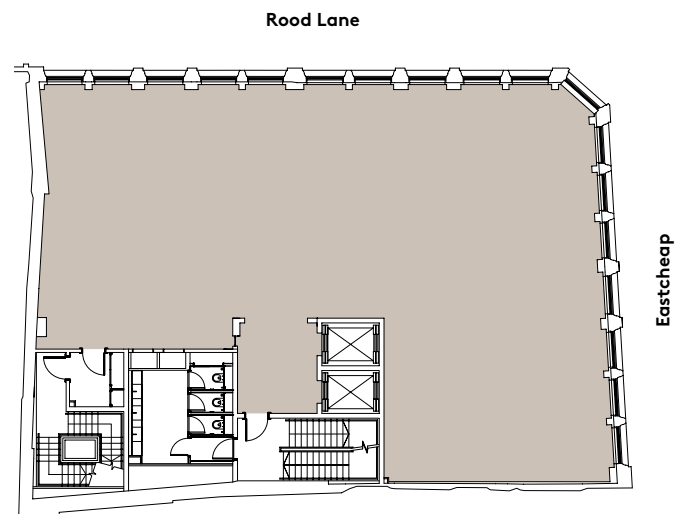


The available floors are highly efficient and benefit from excellent natural light.

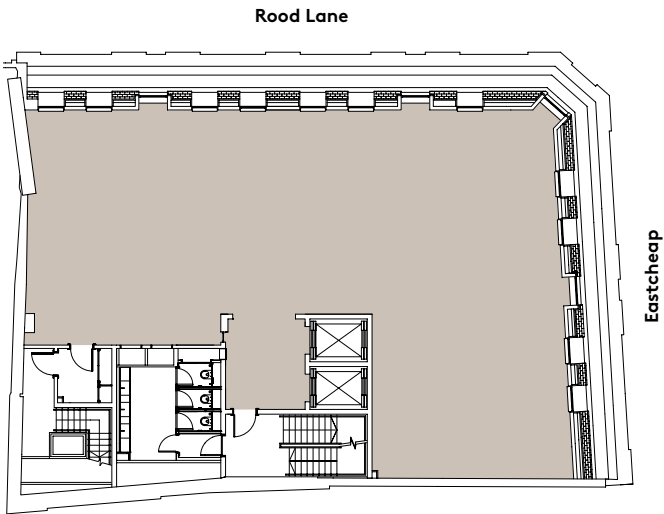
light  
bright &  
column  
free



**First Floor**  
2,469 Sq Ft / 229.4 Sq M



**Fourth Floor**  
3,388 Sq Ft / 314.8 Sq M

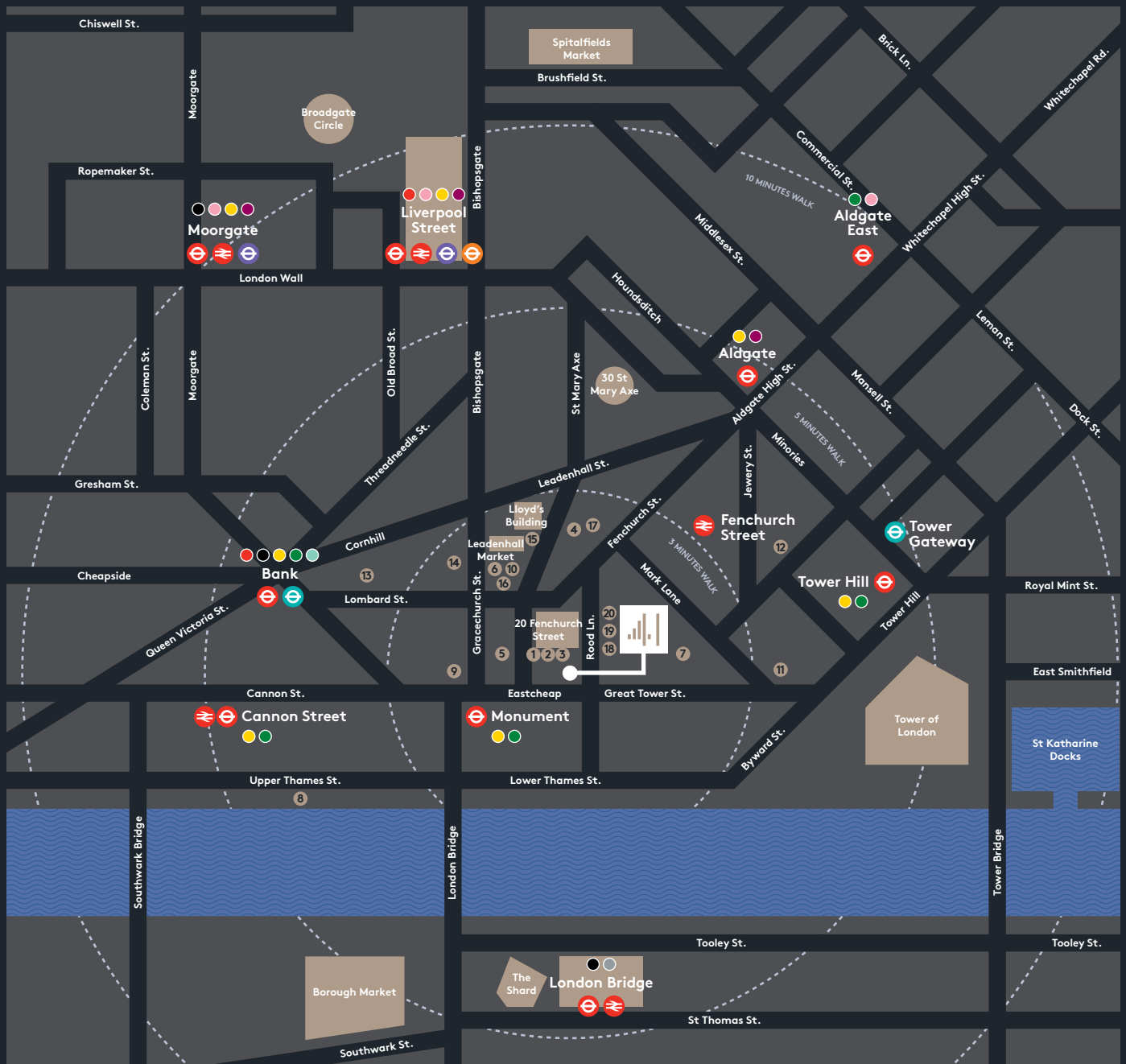


**Sixth Floor**  
2,856 Sq Ft / 265.3 Sq M

Floor	Sq Ft	Sq M
Sixth	2,856	265.3
Fourth	3,388	314.8
First	2,469	229.4
<b>Total</b>	<b>8,713</b>	<b>809.5</b>

For indicative purposes only. Not to scale.

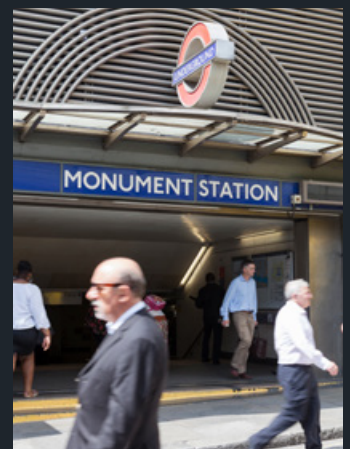




## Local Amenities

1. Sky Garden
2. Darwin Brasserie
3. Fenchurch
4. Curators Coffee
5. The New Black
6. Luc's Brasserie
7. K10
8. The Oyster Shed
9. The Folly
10. Chamberlain's
11. Brasserie Blanc
12. SkyLounge
13. Hispania
14. Gaucho
15. Factory House
16. Loch Fyne
17. Corney & Barrow
18. Davy's
19. Camino
20. Haz

41 Eastcheap





41 Eastcheap occupies a prominent position adjacent to the 'Walkie Talkie' building and 200 metres south of the Lloyd's Building.

Leadenhall Market is a short walk away, offering a wide range of restaurant and retail amenity. Transport connections are excellent, with Monument Station (interlinking with Bank) less than 2 minutes walk.

central  
vibrant &  
connected







# effortless style & character



## Further Information

**TOM KEMP**  
020 7100 5555  
tom.kemp@hallkemp.com

**STEPHEN FOSTER**  
020 7100 5555  
stephen.foster@hallkemp.com

**JOHNNY ARMOUR**  
020 7100 5555  
johnny.armour@hallkemp.com

**HK** **HALL KEMP**  
REAL ESTATE CONSULTANTS  
**020 7100 5555**

[www.41eastcheap.london](http://www.41eastcheap.london)

MISREPRESENTATION ACT 1967 - HK Property Services Ltd for themselves and for the Vendor. Lessors of this property for whom they act, give notice that: (i) these particulars are a general outline only, for the guidance of prospective purchasers, and do not constitute the whole or any part of an offer or contract. (ii) HK Property Services Ltd cannot guarantee the accuracy of any description, dimensions, references to condition, necessary permissions for use and occupation and other details contained herein and prospective Purchasers or Lessors must not rely on them as statements of fact or representations and must satisfy themselves as to their accuracy. (iii) no employee of HK Property Services Ltd has any authority to make or give any representation or warranty or enter into any contract whatever in relation to the property. (iv) prices/rents quoted in these particulars may be subject to VAT; and (v) HK Property Services Ltd will not be liable, in negligence or otherwise, for any loss arising from the use of these particulars. PROPERTY MISDESCRIPTION ACT 1991 - These details are believed to be correct at the time of compilation but may be subject to subsequent amendment. February 2017.

Designed and produced by Cre8te - 020 3468 5760 - [www.cre8te.london](http://www.cre8te.london)