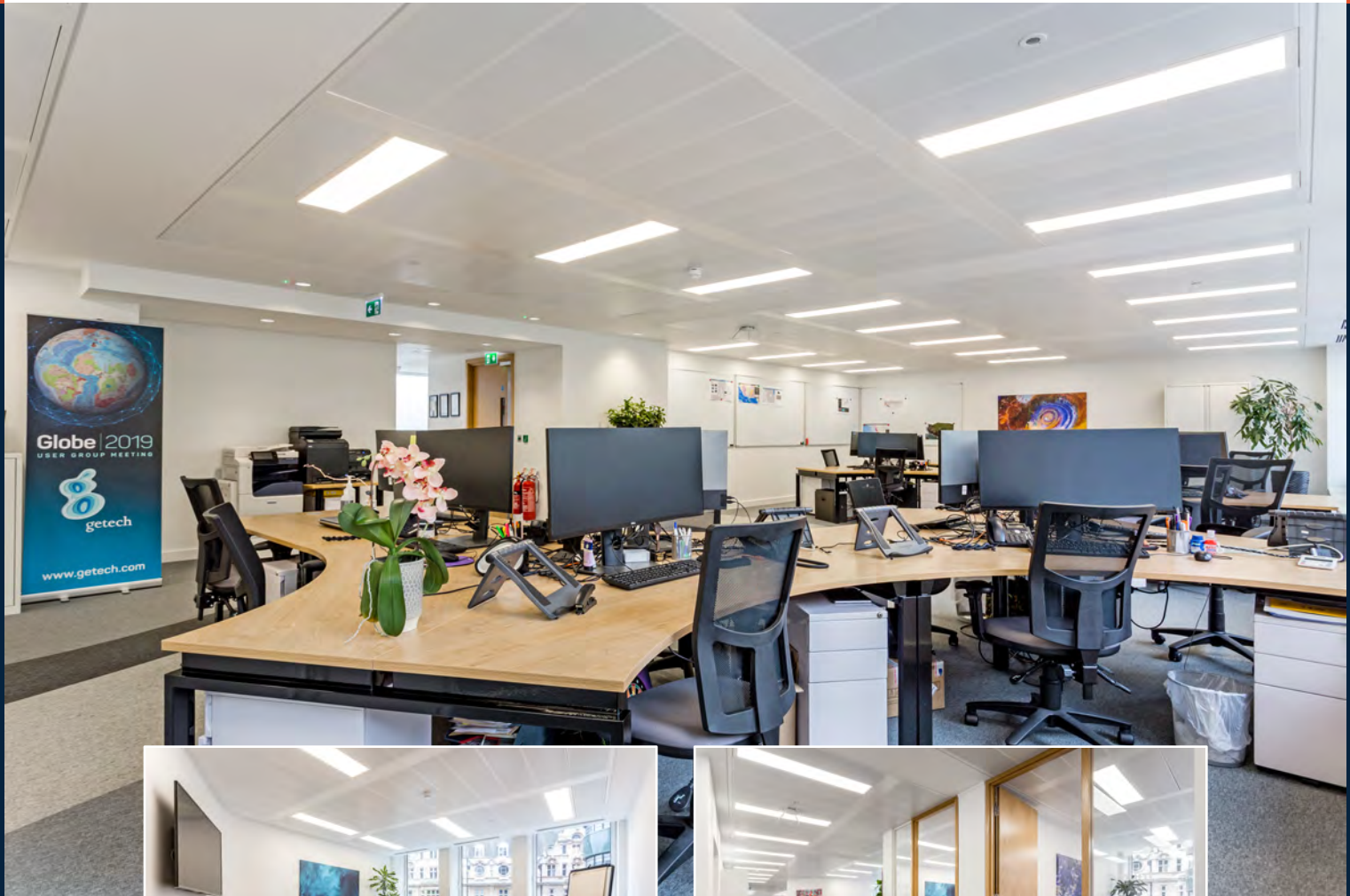




MAKING MOVES

EXIT



**2nd Floor, Holborn
Tower, 137-144 High
Holborn, WC1V 6PL**

**Office to Let
2,886 Sq Ft**

Highlights

- Fully fitted to high specification
- Great levels of natural light
- Bike storage, showers, changing room and locker facilities
- Car parking space available
- 25 workstations
- Multiple boardrooms and meeting rooms
- Fully cabled
- Air-conditioning
- Reception entrance
- 24/7 access
- Demised WC's

020 3595 3121

Makingmoveslondon.co.uk

19 Willow Street,
EC2A 4BH



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Location

Holborn Tower is perfectly situated next to Holborn Station, at the end of High Holborn Road and benefits from extensive food, restaurant and retail amenities nearby.

Holborn, Covent Garden, Chancery Lane, Russell Square and Tottenham Court Road Station are all within 10 minutes walk of the building.



Description

Holborn Tower is an 11 floor office building with car parking, bike storage, locker and shower facilities.

The space provides high quality, fully fitted accommodation with 25 workstations, 2 boardrooms, 2 meeting rooms, reception entrance and demised WC's. Large windows provide excellent levels of natural light.

Terms

Available by way of assignment or sublease until September 2028, subject to tenant break option in September 2023

Matterport

<https://my.matterport.com/show/?m=FgGXKnuqDVi>

EPC

This space has an EPC rating 'B'

Floor Areas & Outgoings

Floor	Size (sqft)	Quoting Rent	Service Charge	Business Rates	Total (pa)	Total (pcm)
2 nd	2,886	£50.00	£13.94	£25.50	£258,124	£21,510

Viewings

Strictly through appointment by sole agents:-

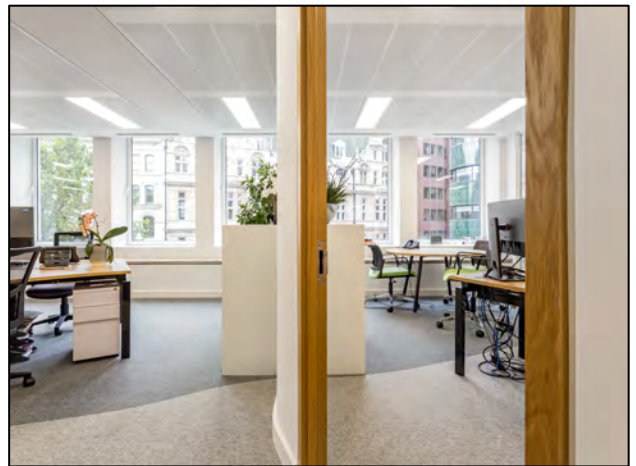
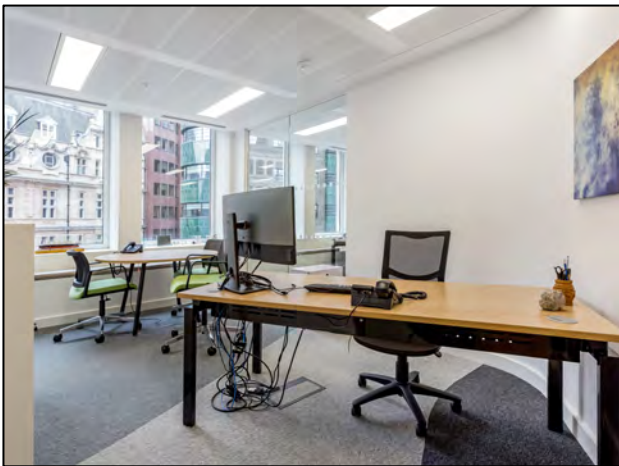
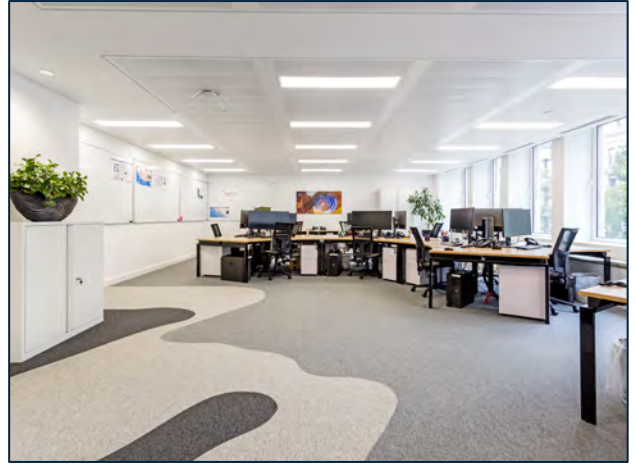
George Marment
gpm@makingmoves.london
07551 158799

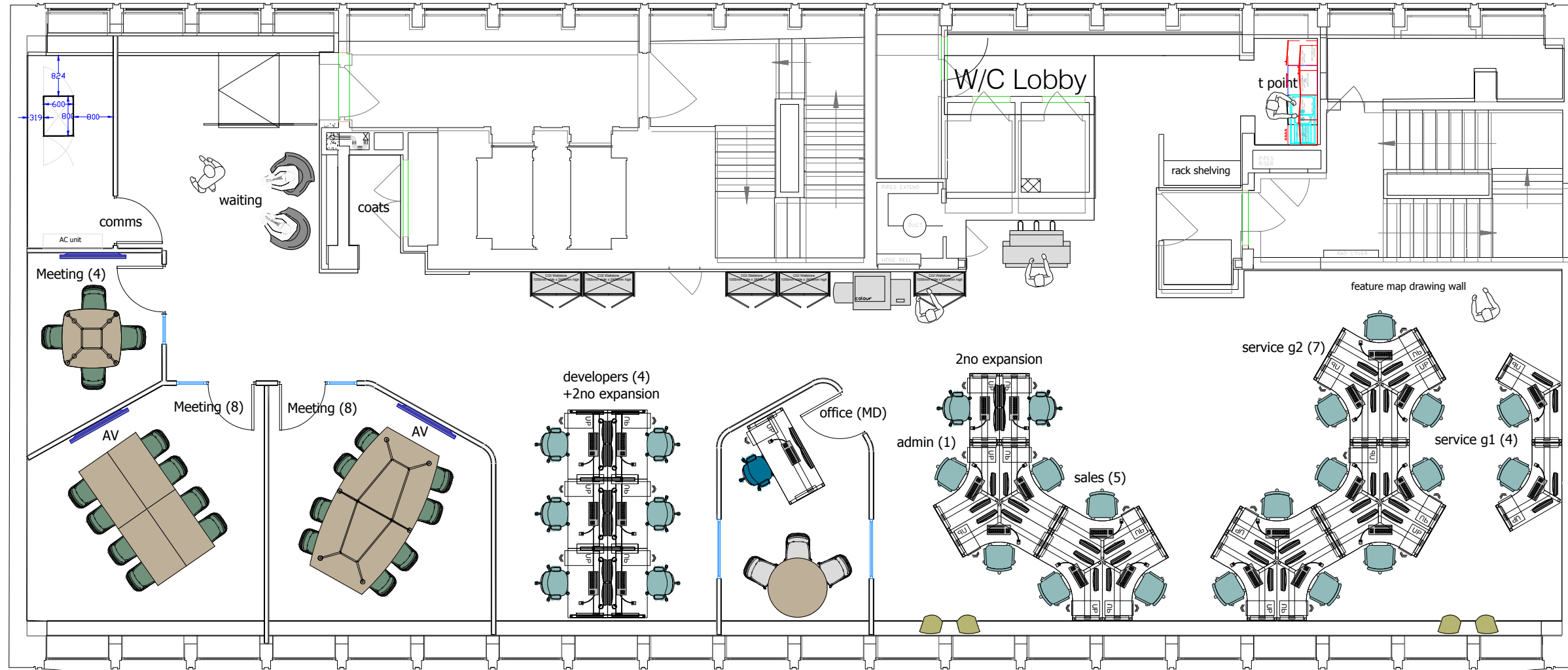
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MAKING MOVES

EXIT





D	Review	By: SLS	NOTE: LAYOUT AMENDED. REMOVAL OF LOCKERS. INCLUDED PEDS. 1NO COMMS CAB. RELOCATION OF TEA POINT
C	Review	By: SLS	NOTE: PROJECTOR REMOVED. LAYOUT FOR SIGN OFF.
B	Review	By: SLS	NOTE: LAYOUT CHANGES - ADD 4 PERSON MEETING ROOM. ADD ALTERNATIVE COMMS ROOM.
A	Review	By: A.H.	NOTE: - Amended drawing to suit furniture changes.

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WARRINGTON
THE BRICZLE, 2 HELVIN CLOSE, BIRCHWOOD, WARRINGTON, W93 7PB

BRISTOL
FARLEIGH COURT, FLAX BOULTON BRISTOL, BS48 1UR

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CLIENT
GE TECH

PROJECT TITLE & SITE ADDRESS
**SECOND FLOOR
HOLBORN TOWER
LONDON
WC1V 6PL**

DRAWING TITLE
**PROPOSED
SECOND FLOOR
GENERAL ARRANGEMENT**

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DATE 21.05.2018	SCALE 1:100
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CONTROL OFFICE