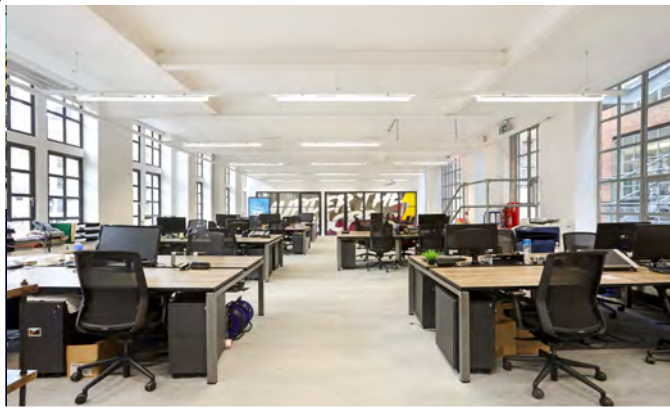




MAKING MOVES



EXIT



1st Floor
Morelands 5-27 Old
Street EC1V 9HL

OFFICE TO LET 1,879
SQ FT

HIGHLIGHTS:

- Fully Furnished
- Creative, Media Style Fit Out
- Kitchen & Breakout Area
- 22 Person Boardroom
- Office Reception Entrance
- Demised WC's
- Excellent Levels of Natural Light
- 3.6m Floor to Ceiling Height
- Private Café & Courtyard
- Secure Bike Storage, Lockers & Showers
- Manned Building Reception Entrance

WE ARE OFFICES

Contact us **TEL** 020 3595 3121 **E-MAIL** info@makingmoves.london **WEB** www.makingmoves.london



MAKING MOVES

1st Floor, Morelands, 5-27 Old Street, EC1V 9HL



LOCATION:



Morelands is ideally situated between Farringdon and Old Street and benefits from extensive food, restaurant and retail amenities nearby, including a café within the building.

Old Street, Barbican and Farringdon Station are all within 10 minutes walk of the building.



DESCRIPTION:



Morelands is a mixed-use building with café and courtyard on the ground floor and office space throughout. The office is fitted in a creative style with desks, 22-person boardroom, kitchen, breakout area and demised WC's. The building has a manned reception entrance, secure bike storage, showers and lockers.

TERMS:



Available by way of assignment or flexible sublease until April 2023.

A new, longer lease is available direct with the landlord.

EPC:



An EPC is available on request

VIRTUAL TOUR:



[Click here to view virtual tour](#)

FLOOR AREAS & OUTGOINGS

Floor	Size (sqft)	Quoting Rent	Service Charge	Business Rates	Total (pa)	Total (pcm)
1st	1,879	£49.00	£8.11	£17.44	£140,079	£11,673

VIEWINGS

Strictly through appointment by sole agents:

George Marment

Email: gpm@makingmoves.london

Tel: 07551 158799 or 020 3595 3121

Phil Snowden

Email: ps@makingmoves.london

Tel: 07765 722626 or 020 3595 3121

