



MAKING MOVES



EXIT



**2<sup>ND</sup> FLOOR,  
89 WORSHIP STREET,  
LONDON,  
EC2A 2BF**

**2,763 SQ FT**

**HIGHLIGHTS:**

- Plug & Play
- Boardroom and Meeting Rooms
- High Specification Kitchen & Breakout Area
- Exposed Services
- Large Private Terrace
- Great Levels of Natural Light
- Lift Access
- Bike Storage and Showers
- Access to Communal Boardroom
- Located Next to Liverpool Street Station

**WE ARE OFFICES**

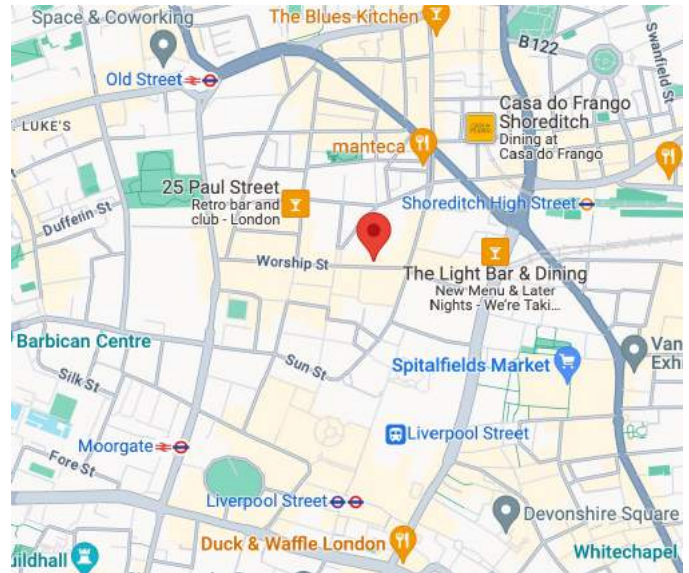
Contact us **TEL** 020 3595 3121 **E-MAIL** [info@makingmoves.london](mailto:info@makingmoves.london) **WEB** [www.makingmoves.london](http://www.makingmoves.london)

## LOCATION:



The office is perfectly located next to the Northern entrance to Liverpool Street Station and sits equidistant between Old Street, Moorgate and Shoreditch High Street Station.

Clifton Street market, Broadgate Circle and Eatily are all a stones throw from the office, perfect for lunchtime spots and there are a range of bars and restaurants for after work.



## DESCRIPTION:



This office offers a high specification, fully furnished space which comes with workstations, boardroom, meeting room, kitchen and breakout area. The exposed services and great levels of natural light provide an airy, open feel and the office has access to a large private terrace.

Occupiers have access to bike storage, showers and a communal boardroom on the ground floor.

## TERMS:



The space is available by way of a short term sublease for a 2 year term or available on a managed basis

## EPC:



An EPC is available on request

## VAT:



The building is elected for VAT purposes

## FLOOR AREAS & OUTGOINGS:

Floor	Size (sqft)	Quoting Rent	Service Charge	Business Rates	Total (pa)	Total (pcm)
2 <sup>nd</sup>	2,763	£62.50	£4.00	£16.02	£228,003	£19,000

## VIEWINGS:

Strictly through appointment by sole agent:

George Marment

**Email:** gpm@makingmoves.london

**Tel:** 07551 158799 or 020 3595 3121

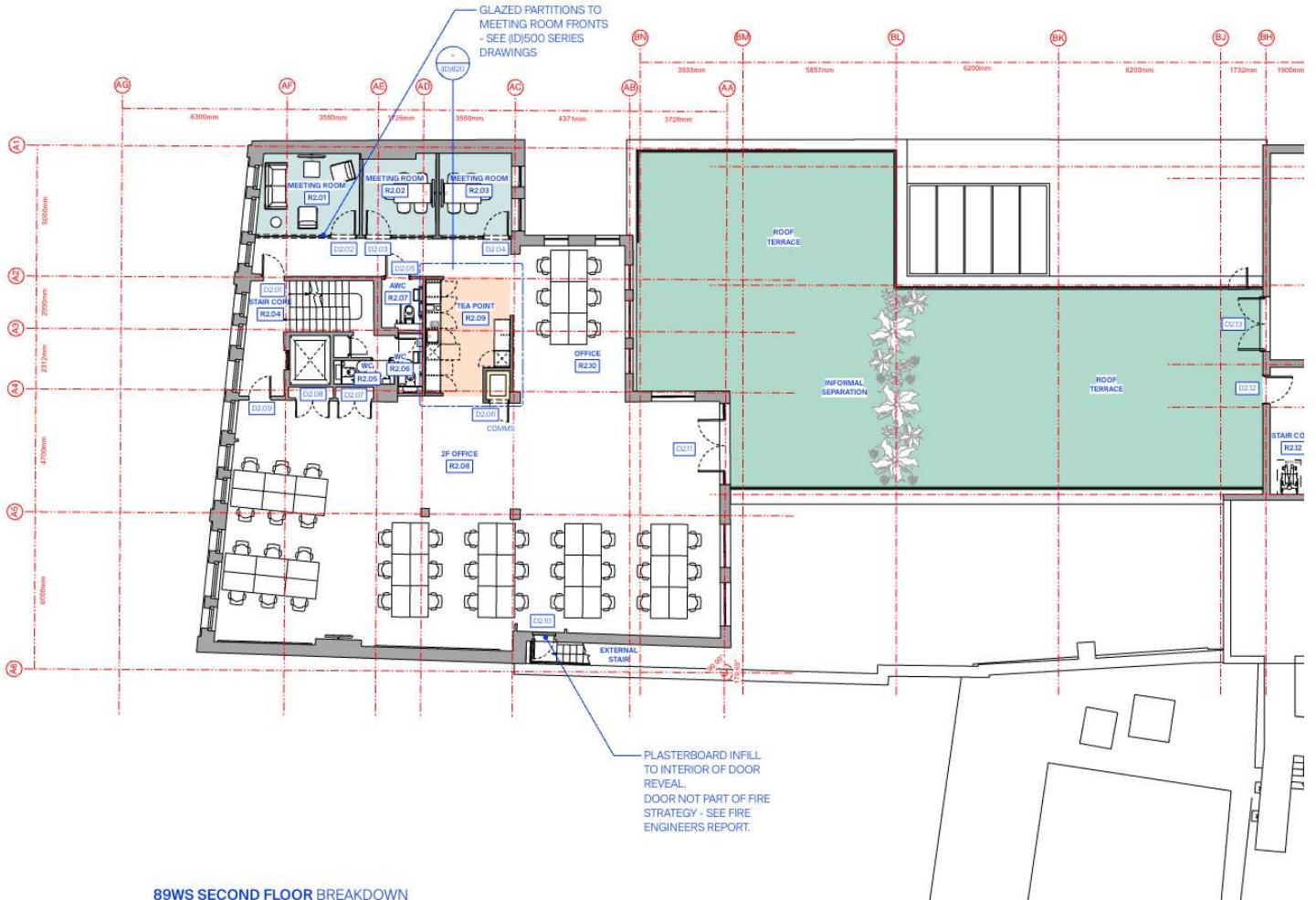


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