

FOR RENT

Office Premises Circa 100 Metres From
Farringdon Station



465.20 sq. ft (43.20 sq. m) approx. NIA

9-10 Domingo Street, London EC1Y 0TA

- Commercial Property Agency
- Property Investment Consultants
- Surveyors • Managing Agents
- Residential Lettings

LOCATION

The property is situated on Britton Street, approximately 100 metres from Farringdon Station. The local area benefits from a wealth of amenities including numerous bars, restaurants and shops including: Pret a Manger, Caffè Nero, TM Lewin, Subway, ITZU, Byron Burger, Paul and Fabric nightclub.

DESCRIPTION

Second floor office space in a character office building on Britton Street. The property also has the following amenities:

- Individual W/C's
- Carpets
- Suspended Ceiling
- Cat 2 Lighting
- Passenger Lift
- Entry Phone System

Size: (all measurements are approx. on a NIA)

Floor:	Sq Ft	Sq M
Second:	465.20 sq. ft	43.20 sq. m
Total:	465.20 Sq Ft	43.20 Sq M

TERMS

The premises are available to rent on a new FRI lease for a term by arrangement, **at a rental of £50.00 per sq. ft. per annum exclusive.**

USE CLASS

The premises currently have office (B1) use class.

SERVICE CHARGE

The approximate service charge for 2013/2014 is £5.35 per sq. ft.

VAT

The premises are not elected for VAT.

BUSINESS RATES

All interested parties are advised to make their own enquiries.

LEGAL COSTS

Each party to cover their own legal costs incurred in this transaction.

EPC

EPC is available on request.

VIEWING

Strictly by appointment through the clients Joint Agents:

Goodsir Commercial.

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