



City Office Agency
5 Aldermanbury Square
London
EC2V 7BP

Tel: 020 7338 4000

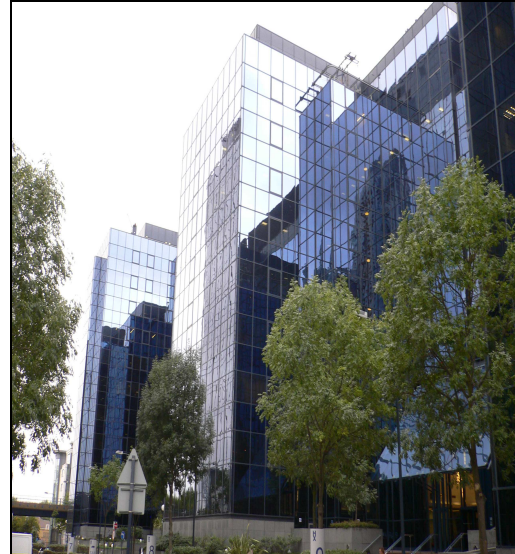
Fax: 020 7588 4542

TO LET

8 & 9 Harbour Exchange Square Lime Harbour, London, E14

9,186 – 27,659 sq ft available

Total 27,659 sq ft



Location: 8 & 9 Harbour Exchange Square is located at the heart of the London Docklands Business District, a short distance from Canary Wharf. The property is located on the Isle of Dogs, situated on Harbour Exchange Square, and backs onto Millwall Inner Docks. It benefits from good communication links, with both South Quay and Crossharbour stations (both on the DLR), equidistant from the property.

All floors are provided in a CAT A condition following a recent refurbishment.

Accommodation: Current availability is as follows:

Floor	Sq M	Sq Ft
8 th	LET	LET
7 th	853	9,186
6 th	1,720	18,509
5 th	LET	LET
TOTAL	2,573	27,659

**Amenities /
Features**

- Fully accessible raised floor
- Suspended ceiling
- Air conditioning
- Manned reception
- Passenger lift
- Male and Female WC's
- Car parking

Lease: A new sub lease is available on flexible terms.

Rent: On application

Rates: £9.80 per sq ft (Guide)

Service Charge: £10.00 per sq ft

EPC Rating: **

Viewing: By appointment only through sole agents:

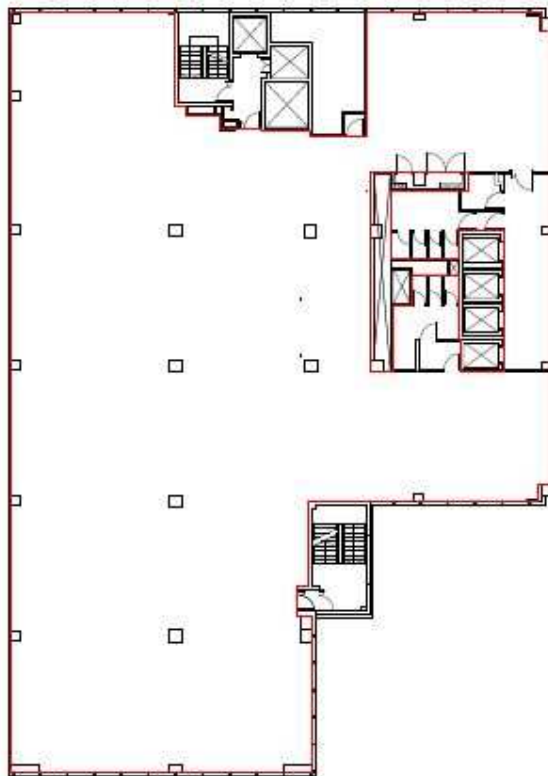
BNP Paribas Real Estate

Chris Williams-Ellis
020 7338 4442
Chris.williams-ellis@bnpparibas.com

Michael Umfreville
020 7338 4829
07467448794
michael.umfreville@bnpparibas.com

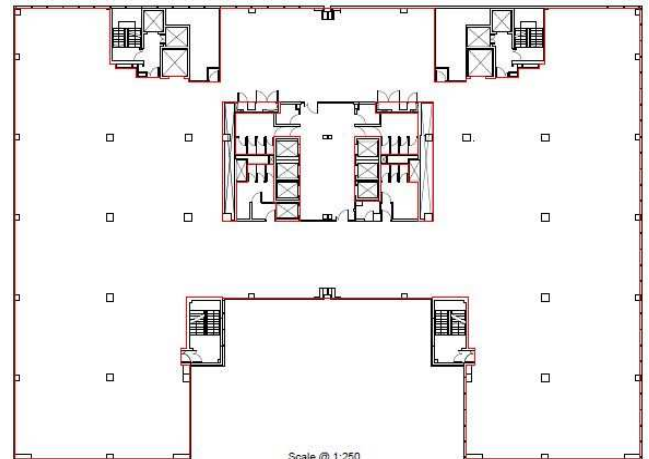
Subject to Contract August 2016

Typical floor plate for the 7th floor*



Scale @ 1:250

Typical floor plate for the 6th floor*



Scale @ 1:250

*NOT TO SCALE.

**EPC to be provided