



**AGENCY**

**OFFICE**

# 81 CHANCERY LANE, LONDON WC2A 1DD

## DESCRIPTION

The available accommodation comprises the 2nd floor totalling 11,681 sq ft of Grade A office space available in Category A condition. The entire building has undergone a comprehensive refurbishment to include a newly modelled reception complemented by ground floor retail accommodation as well as a brand new central atrium which provides large amounts of natural light to the office floors above.

## LOCATION

81 Chancery Lane is located at the midpoint of Chancery Lane between Holborn to the North and Fleet Street to the South. The street act as the main artillery route between Holborn and Fleet Street; the two major City to West End links.

The property benefits from good access to the London underground with close proximity to Chancery Lane, Holborn, Temple and Blackfriars. The property also benefits from National Rail links close by via City Thameslink and Blackfriars stations.

## ACCOMMODATION

Floors / Units	Size
2nd	11,081 sq ft (1,029.42 sq m)
<b>Total</b>	<b>11,081 sq ft (1,029.42 sq m)</b>

## ADDITIONAL INFORMATION

- Terms: £59.50
- Rates: £24.00 psf
- Service Charges: £10 psf est



<b>TENURE</b>	<b>LEASEHOLD</b>
<b>PRICE</b>	<b>POA</b>
<b>SIZE</b>	<b>11,081 SQ FT</b>

## KEY FEATURES

- ▶ Comprehensive redevelopment
- ▶ Grade A office space
- ▶ Located at the midpoint of Chancery Lane
- ▶ Brand new central atrium
- ▶ Close to City Thameslink and Blackfriars stations

## FOR FURTHER INFORMATION

**CHRIS WILLIAMS-ELLIS**

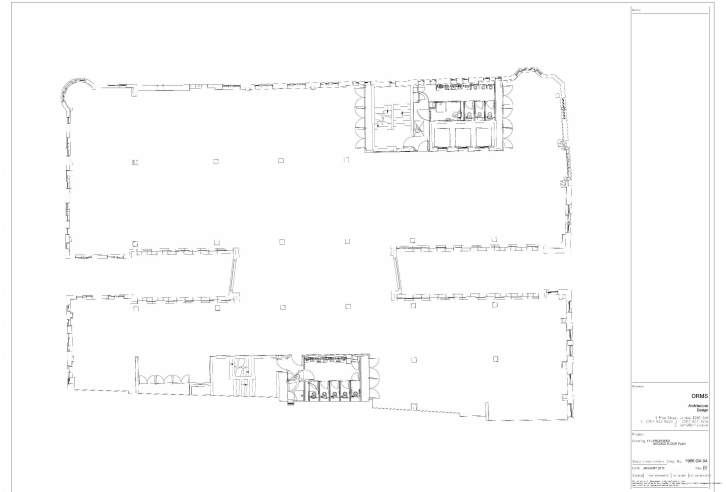
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