

FOR LEASE

BENTIMA HOUSE, OLD STREET

4,989 – 9,992 sq ft

FULLY FITTED OFFICES TO LET ON FLEXIBLE TERMS

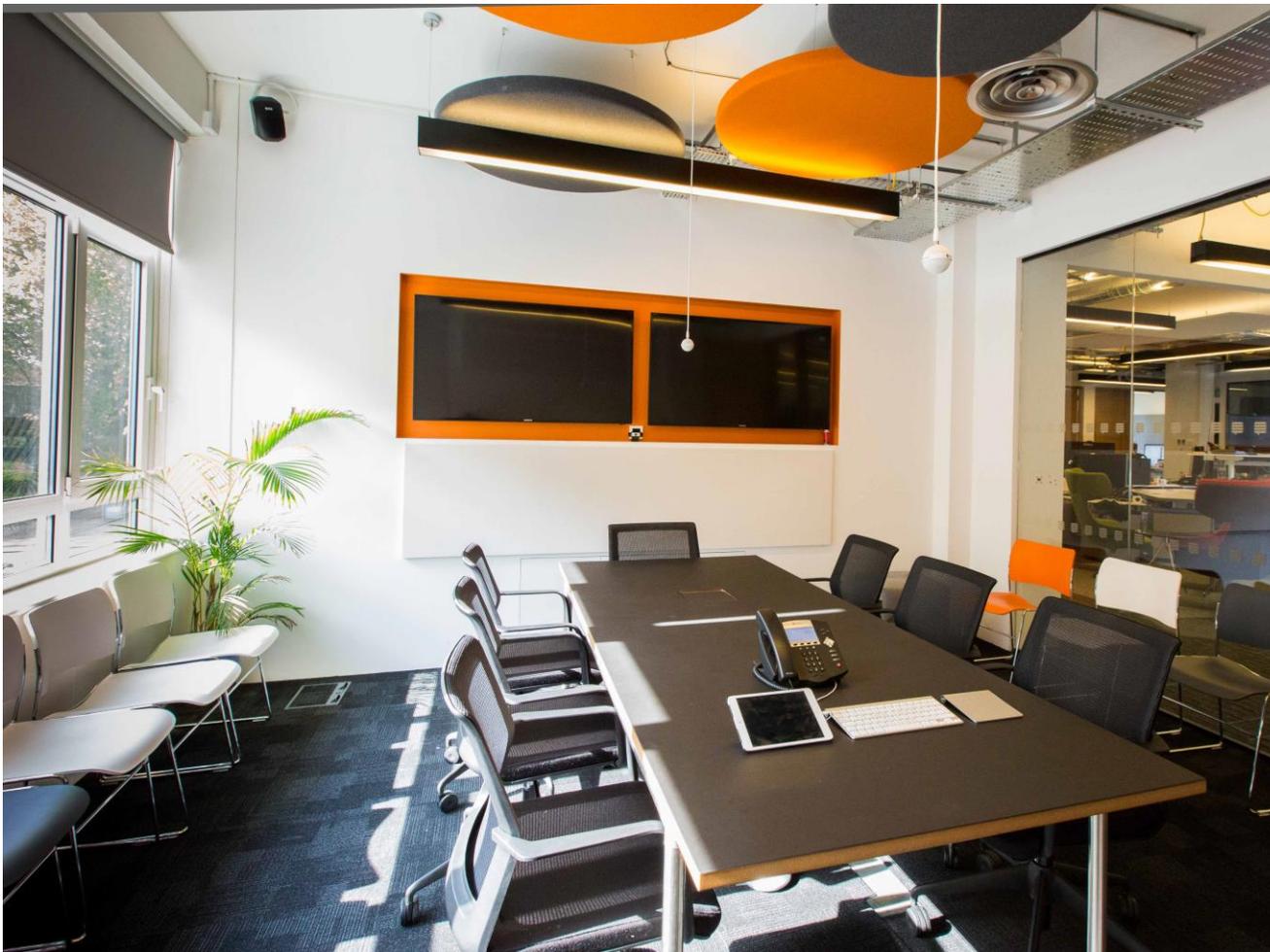


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SPECIFICATION

- + High quality fitted offices
- + HVAC Air Conditioning
- + Suspended lighting
- + Shower
- + Large breakout area
- + 8 person passenger lift
- + Goods lift
- + Manned reception
- + 24 hour security
- + Communal roof terrace
- + EPC rating D 94

TERMS

- + Lease: Available on a new flexible sublease for a term to October 2023.
- + Guide Rent: £57.50 per sq ft
- + Rates y/e 2020: £19.47 per sq ft
- + Service Charge y/e 2019: £6.96 per sq ft



PRIME LOCATION

Old Street is home to a cluster of high growth technology companies such as Pusher, Adobe and Inmarsat, owing to this synergy amongst like-minded individuals the area is often referred to as Silicon Roundabout.

A mix of independent baristas, pop-up retailers and trendy bars call Old Street home including the Magic Roundabout, Shoreditch Grind and Bone Daddies. Bentima House is located next to Old Street Station.



CONTACT US

LUKE THURLOW

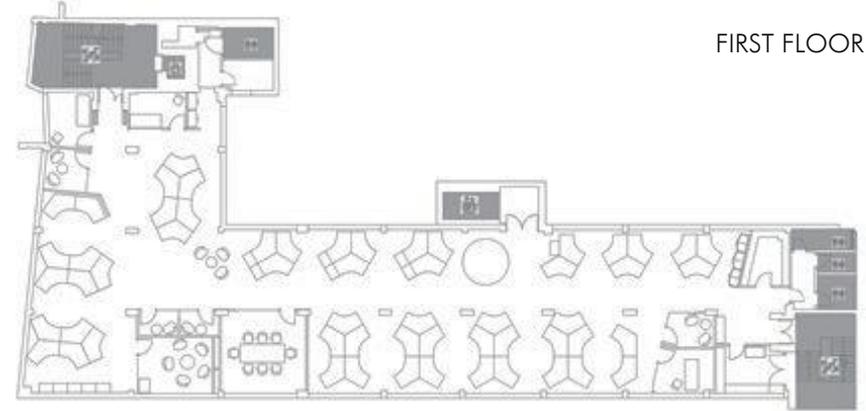
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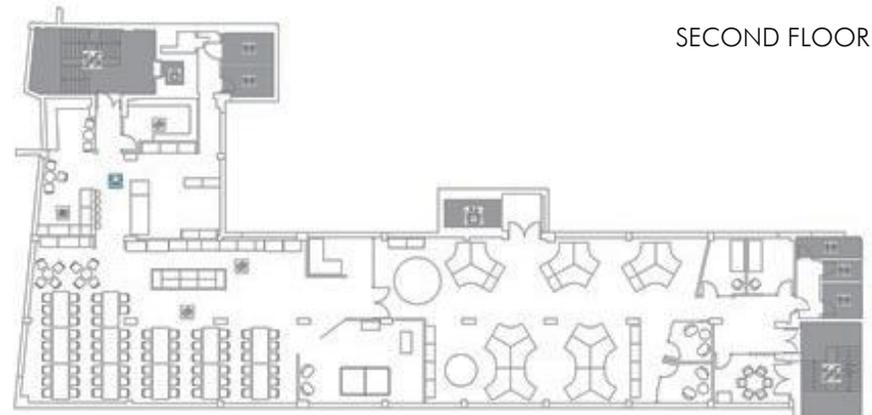
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Level	Size
2 nd	5,003 sq ft
1 st	4,989 sq ft
Total	9,992 sq ft

*Floor sizes subject to measurement



FIRST FLOOR



SECOND FLOOR

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