



AVAILABLE TO LET

10 Aldersgate Street, EC1

10 Aldersgate Street, London, United Kingdom EC1A 4HJ

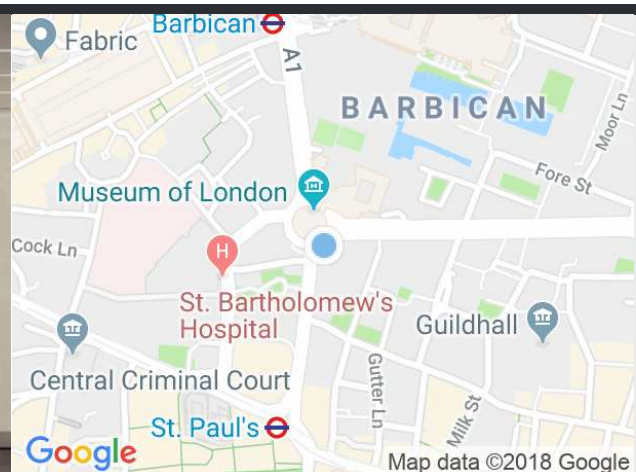
INGLEBY TRICE 

Office for rent, 5,455 sq ft, £54.50 psf (Quoting)

For more information visit <https://realla.co/m/4615-10-aldersgate-street-ec1-10-aldersgate-street>

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NEW INSTRUCTION: High quality refurbished air conditioned offices available in an excellent location by St Paul's.

A new effective FRI lease is available for a term by arrangement directly from the landlord. The 5th floor will be available in a refurbished state from September 2017. Rent on application.

10 Aldersgate Street is conveniently situated close to the vibrant areas of Paternoster Square, One New Change, Bow Lane and Smithfield Market. All of these provide fantastic leisure, retail and restaurant offerings for clients and employees alike.

Highlights

- Refurbished to Category A
- New VAV air conditioning
- New raised floor
- New metal tile suspended ceiling with new LED lighting
- Two passenger lifts
- Manned reception
- Showers / lockers / secure bicycle storage
- EPC rating E (119)
- SKA rating: GOLD
- Car parking available by separate arrangement

Property details

Rent	£54.50 psf (Quoting)
Est. S/C	£10.79 psf
S/C Details	pa (2018)
Est. rates payable	£17.53 psf
Rates detail	pa payable
Size	5,455 sq ft
VAT charges	The building is VAT elected.

Floor	Size sq ft	Rent psf	Service charge psf	Rates psf	Total pa	Planning usage	Status
5th floor	5,455 N/A	£54.50	£10.58	£17.69	£451,510.35	B1	Available

* All sizes N/A

More information

[Visit microsite](#)

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Viewings by prior arrangement.