

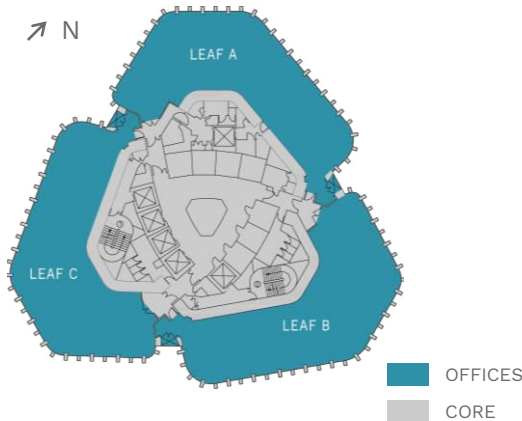


CHOOSE 42

Total Leasing Flexibility in the Heart of the City of London
www.tower42.com



- Total leasing flexibility from 12 months +
- Units available in Cat A, with an existing fitout in situ, with a new plug and play fitout installed, or fully managed
- Highly efficient column free floorplates
- Vibrant estate restaurant, bar, and retail offering including Pizza Pilgrims, Scarpetta and City Social



Rent: From £55.00 per sq ft per annum

Average Rates: Approximately £26.50 per sq ft per annum

Service Charges: £19.81 per sq ft per annum

Utilities Charge: £TBC per sq ft per annum

The building is elected for VAT

EPC Rating: C

All negotiations are subject to contract, receipt of satisfactory references and where appropriate, landlord's consent.
All rents and prices quoted are exclusive of VAT. Caveat emptor.

Viewing through joint agents



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FLOOR	LEAF A SQ FT	LEAF B SQ FT	LEAF C SQ FT	TOTAL SQ FT
40		3,187		3,187
36	2,997			2,997
34	2,997	3,087		6,139
32	2,997			2,997
18	2,880			2,880
17	2,880	2,970	2,970	9,072
16		2,970		2,970
14		2,970		2,970
11	2,758	2,848	2,848	8,706
8	2,758	2,848		5,660
4		2,975		2,975
Total				50,553

Note: Individual leases are available on each floor from 2,758 sq ft upwards.
In due course the landlord will have the ability to offer additional floors.

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