



CHARTERHOUSE STREET
FARRINGTON EC1





11,530 sq ft of state-of-the-art
refurbished accommodation within
a landmark Farringdon building,
with two new fully-fitted floors,
featuring glazed roof lights and
an interconnecting slide.

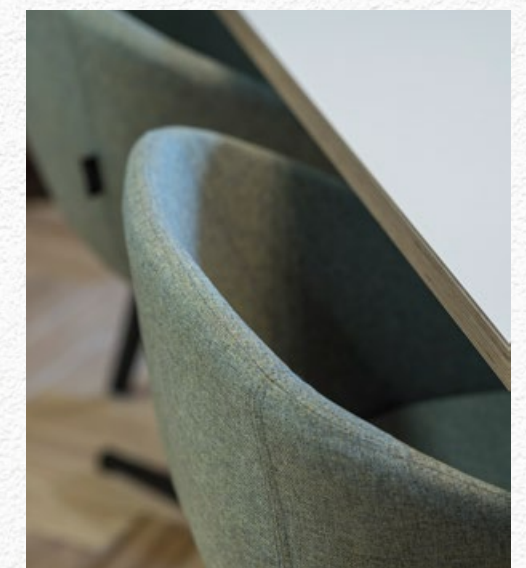
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- Refurbished, self-contained, open-plan offices
- Fully-fitted & managed on your behalf
- Dedicated meeting rooms, break-out areas and kitchens
- 24/7 access, facilities and IT support
- Lift and modern stair access to all floors
- Bicycle parking, lockers & shower

Light and spacious – with views over Smithfield Market to St Paul's Cathedral and the City, these are desirable, modern offices full of character and sophistication



Each office floor has been carefully designed to maximise the space and create the prefect work environment



Each office has an air of sophistication and is available on flexible terms from 24 months, price on application



FLOOR	SQ FT	SQ M
4th & 5th*	2,534	235.4
3rd	1,921	178.4
2nd	1,960	182.1
1st	1960	182.1
G & LG*	3,155	293.1
TOTAL	11,530	1071.1

*Dual space. Floors to be let together.





The finishes and specification of the building have been substantially upgraded to meet the requirements of all types of occupiers





LOWER GROUND*
1,465 sq ft / 136.1 sq m

- Meeting rooms (boardroom) 1
- Meeting rooms (6-8 person) 1
- Kitchen
- Break-out space



GROUND FLOOR*
1,690 sq ft / 157 sq m

- Workstations 46**
- 6 person collaboration table
- Break-out tea point

** based on 1200x600 mm desks



*Dual space. Floors to be let together.

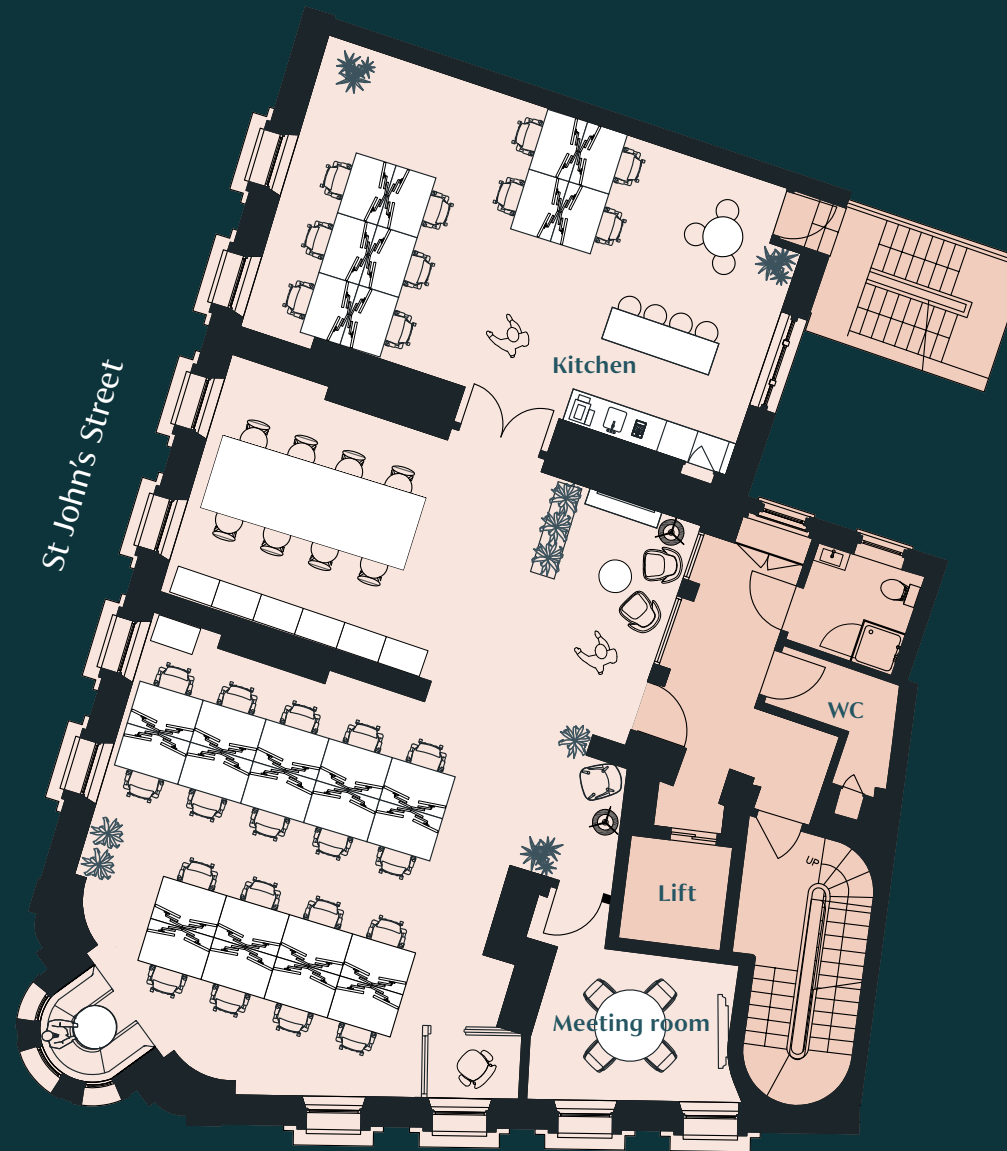
Floorplans are not to scale, are indicative only and subject to change.



Charterhouse Street

FLOOR 1
1960 sq ft / 182.1 sq m

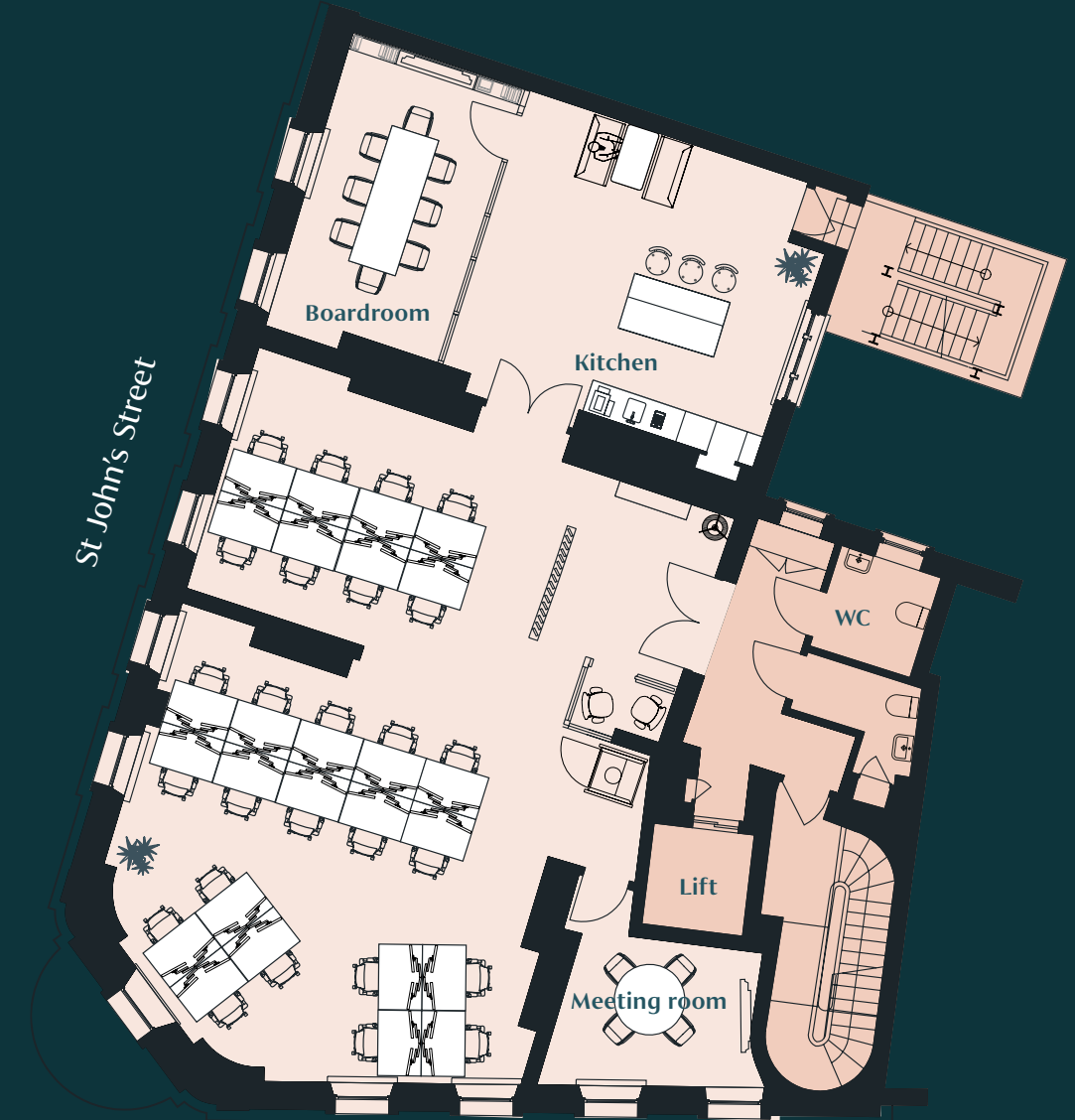
- Workstations 22
- Meeting rooms (boardroom) 1
- Meeting rooms (4-6 person) 1
- Kitchen
- Break-out spaces



Charterhouse Street

FLOOR 2
1,960 sq ft / 182.1 sq m

- Workstations 28
- Meeting rooms 1
- Kitchen
- Break-out spaces

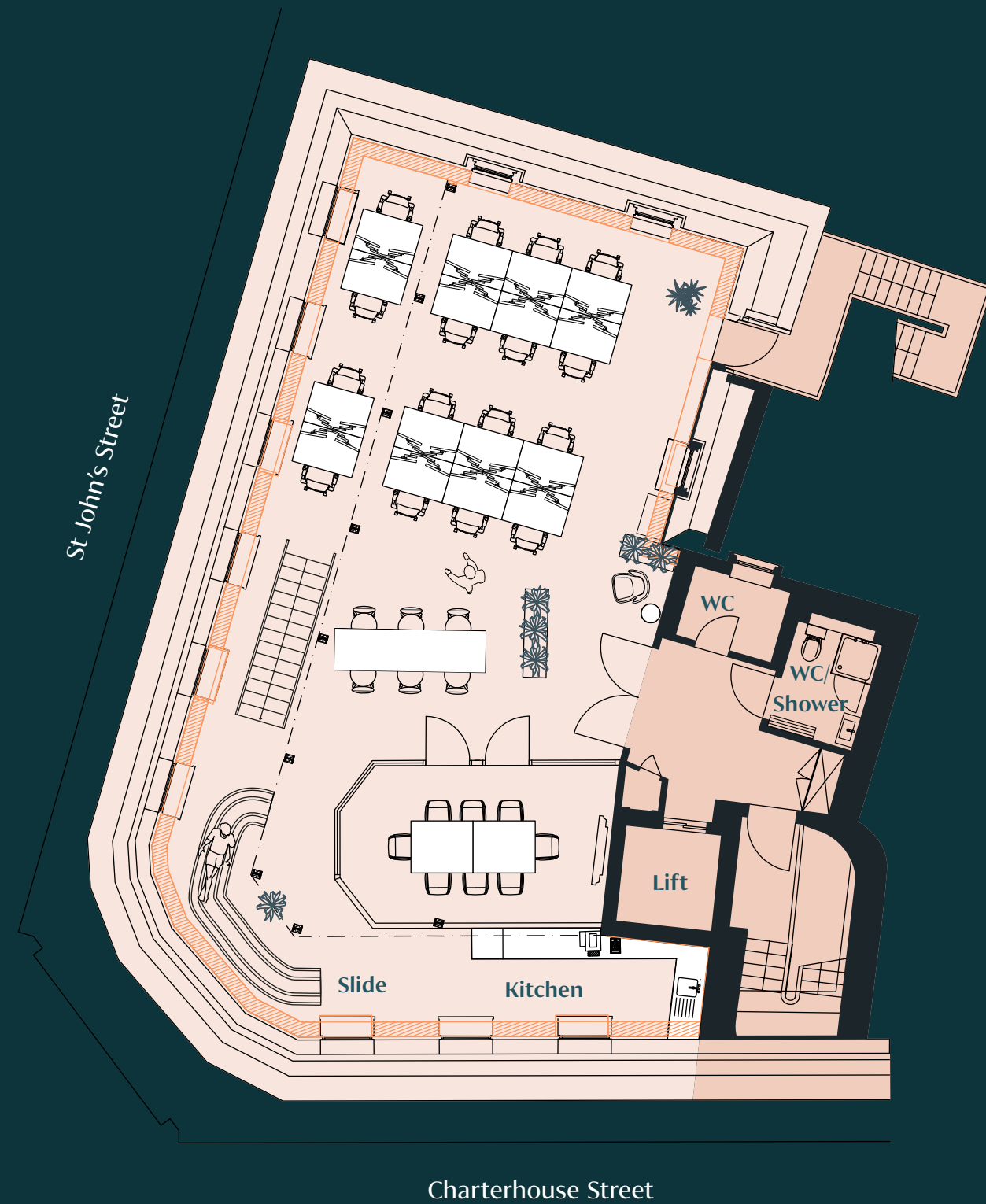


Charterhouse Street

FLOOR 3
1,921 sq ft / 178.4 sq m

- Workstations 26
- Meeting rooms (boardroom) 1
- Meeting rooms (4-6 person) 1
- Kitchen
- Break-out spaces



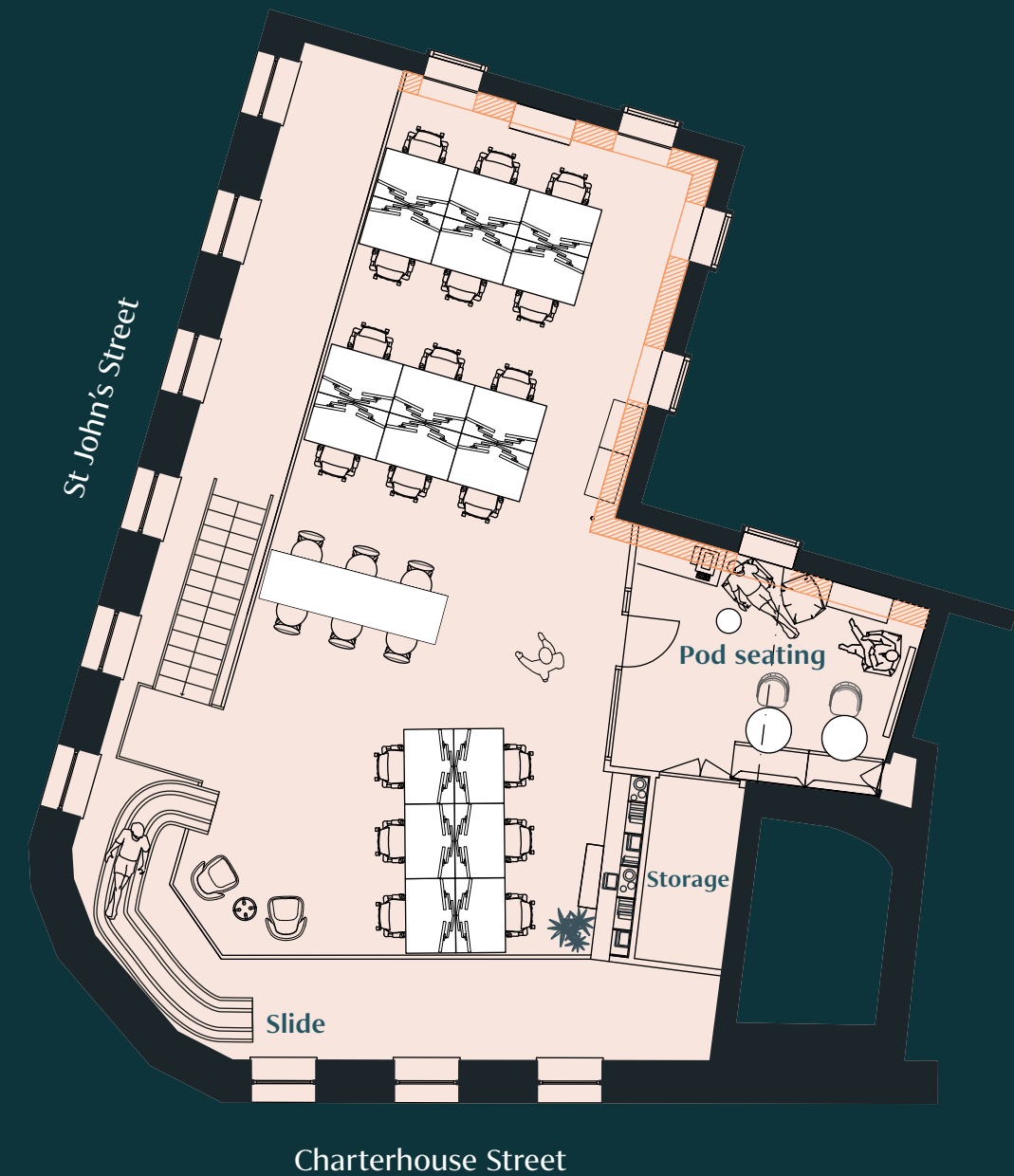


FLOOR 4* – Layout 1

1,534 sq ft / 142.5 sq m

- Workstations 16
- 6 person collaboration table
- Meeting rooms (boardroom) 1
- Kitchen
- Break-out space

*Dual space. Floors to be let together.



FLOOR 5* – Layout 1

1,000 sq ft / 92.9 sq m

- Workstations 18
- 6 person collaboration table
- Break-out seating area



Floorplans are not to scale, are indicative only and subject to change.



Views over Smithfield Market

Located within the Square Mile of the City of London, Smithfield Market is housed in three listed buildings and has been a livestock market for over 800 years. The offices at 89 Charterhouse have views over Smithfield Market, to the city, the Shard and St Paul's.

This is a highly desirable location in which to work with a colourful history, many local attractions, restaurants, bars and good communication links to the rest of London.



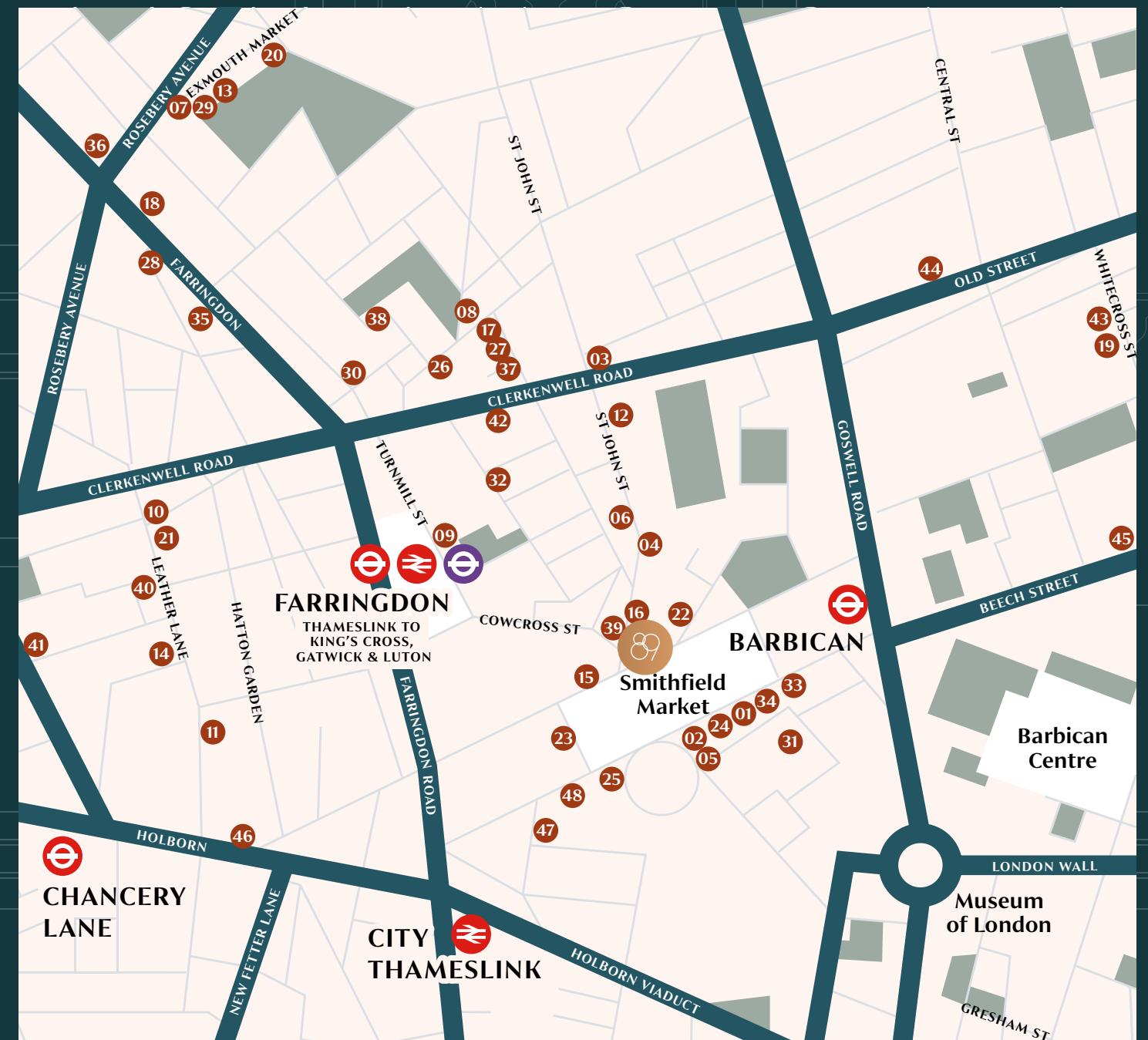
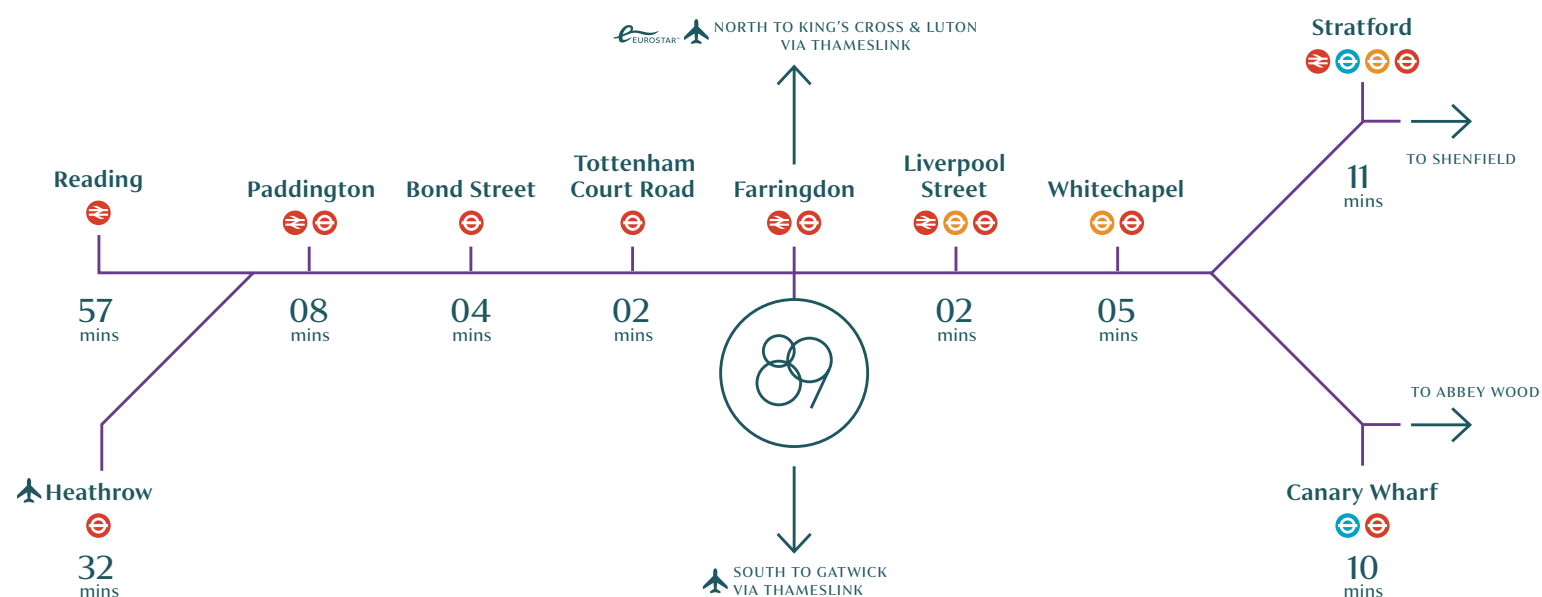
London's new transport hub



89 Charterhouse is two minutes walk from Farringdon Station, a stone's throw from the Barbican station and St Paul's station and offers excellent travel connections across London and beyond. The Elizabeth Line will further improve times across the City when Crossrail completes, and Farringdon Station will become the busiest station in Britain and the key transport hub for cross-London travel, being the only station to provide a single interchange between the east-west Crossrail, the north-south Thameslink and the London Underground. Crossrail will provide a high speed connection across London and when fully open, an estimated 140 trains per hour will pass through Farringdon and by 2026, 102,000 passengers will use the station per day.



Computer generated image, indicative only © Crossrail Ltd



Eat

- 01 Apulia
- 02 Ask For Janice
- 03 Benugo
- 04 Burger & Lobster
- 05 Club Gascon
- 06 Dans Le Noir
- 07 Exmouth Market
- 08 Granger & Co
- 09 Ibérica
- 10 Kin

Drink

- | | | | |
|----|------------------------|----|--------------------|
| 11 | Leather Lane Market | 20 | Coin Laundry |
| 12 | Luca | 21 | Craft Beer Co. |
| 13 | Morito | 22 | Fox & Anchor |
| 14 | Prufrock | 23 | Oriole Bar |
| 15 | Smiths Of Smithfield | 24 | St Bart's Brewery |
| 16 | St John | 25 | The Bishops Finger |
| 17 | Sushi Tetsu | 26 | The Crown Tavern |
| 18 | The Quality Chop House | 27 | The Dovetail |
| 19 | Whitecross Market | 28 | The Eagle |
| | | 29 | The Exmouth Arms |

Coffee

- [illegible]

Entertainment

- 45 Barbican Cinema
46 Bounce
47 Karaoke Box
48 Urban Golf

Farringdon attracts occupiers from a diverse range of business sectors – in part due to the rich amenity offering on the doorstep.



Barbican



Smithfield Market



Club Gascon



Exmouth Market



Coin Laundry

Located in the heart of Clerkenwell 89 Charterhouse is surrounded by a wealth of gastro pubs, restaurants, markets, clubs and shopping streets and is an exciting place to work. The Barbican Centre is also close by and is the largest performing arts centre in Europe hosting classical and contemporary music concerts, theatre performances, film screenings and art exhibitions.



Bounce



Cowcross Street

Let us be your landlord partners

WE OWN OUR BUILDINGS

- Direct contact with the building owner
- No ambiguity over responsibilities
- Efficient query resolution
- Access to quality communal amenities across the portfolio

WE MANAGE OUR BUILDINGS

- We effectively manage your end-to-end user experience
- One point of contact for all your office needs
- We fully control connectivity of all our buildings

WE ARE INVESTORS IN LONDON REAL ESTATE

- We offer options to grow within your desired location or across our London portfolio
- We have a network of trusted suppliers
- All our locations offer high-quality office accommodation tailored to the location in which they sit



89charterhouse.com

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For more information contact:

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Kiri Norton-Brennan
0203 002 2503
enquiry@copthallestates.com

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