

London EC4

**111 Cannon Street - Unit B**

**Prominent Corner Unit - New Lease Available**





The premises form part of a new 20,000 sq ft office development opposite Cannon Street mainline station, close to the new Bank Underground Station.

In the heart of the City the office tenants include Bloomberg, Columbia Threadneedle, CSM Solicitors alongside retailers such as Boots, M&S Simply Food, Pret a Manger and Leon amongst others.

The unit is in shell condition and is arranged over ground floor with remote storage with the following approximate areas:

Frontage	20"	
Internal Width	28'6"	
Ground Sales	609 sq ft	56.58 sq m
Remote Storage	450 sq ft	41.80 sq m
Total	1,059 sq ft	98.38 sq m

**Rent**  
**£155,000** per annum exclusive.

Our clients are able to agree new leases for a term to be agreed with suitable upward rent reviews.

Available Immediately.

The split of the premises will require a re-valuation.

(Interested parties are advised to make their own enquiries with the relevant local authority.)

**Legal Costs**  
Each party to be responsible for their own legal and professional costs incurred in this transaction.

EPC - Available on request.

Strictly by prior arrangement only with:

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