

# 125 OLD BROAD STREET

LONDON, EC2N 1AR



GRYPHON  
PROPERTY PARTNERS



## DESCRIPTION

Recently built on the site of the former Stock Exchange, 125 Old Broad Street provides high levels of natural light and unrivaled amenities. This serviced office centre is strategically positioned on the 6th, 7th and 8th floors with an open roof terrace exclusive for tenants to use. In addition to the striking main reception, there is a dedicated client reception and impressive break-out areas. There are also a number of interior designed interview rooms, meeting and boardrooms available. An extensive range of corporate services are on offer to clients, including onsite professional IT support, state of the art digital telephone system and twin circuit resilience.

## LOCATION

In the hub of the City and superbly located, just 2 minutes walk from Bank Tube and 5 minutes walk from the stations at Liverpool Street, Monument, Cannon Street, Mansion House and Moorgate. In the past few years the financial district has been transformed into a vibrant social and business centre with an unrivaled choice of designer shops and bars and restaurants, including Leadenhall Market which is a restored Victorian covered market that sells traditional game, poultry, fish and meat.

## SPECIFICATION/AMENITIES

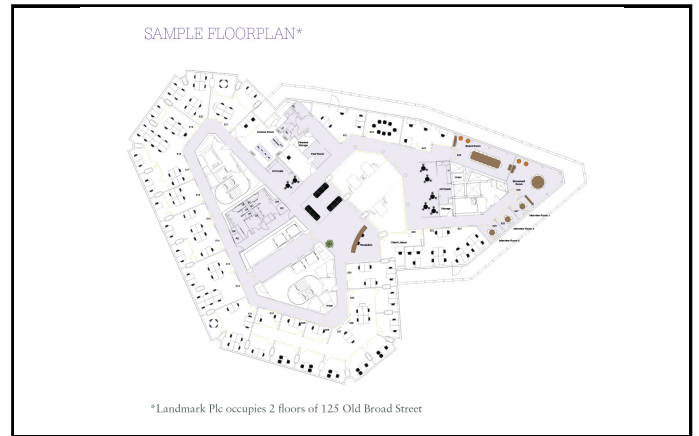
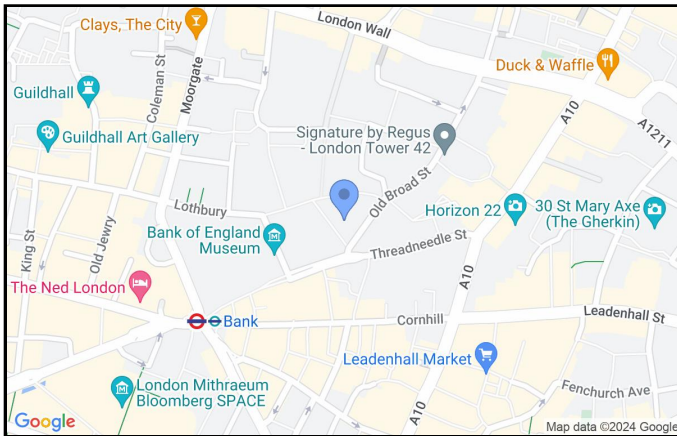
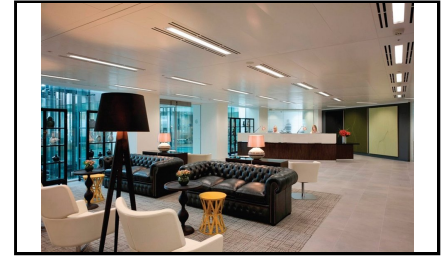
- Air Conditioning
- High speed broadband
- 24hr access
- Meeting rooms

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## TERMS

### LEASE

Flexible by arrangement

### VAT

Elected

## VIEWING

Viewing strictly by prior appointment with the sole agent:

**ANDREW MCCALLUM**

0203 440 9809

andrew@gryphon.uk.com

### Subject to Contract

Gryphon Property Partners for themselves and for the vendors or lessors of this property whose agents they are, give notice that:- a. the particulars are set out as a general outline only for guidance and do not constitute, nor constitute part of, an offer or contract; b. all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are believed to be correct, but any intending purchasers, tenants or third parties should not rely on them as statements or representations of fact but satisfy themselves that they are correct by inspection or otherwise; c. All properties are measured in accordance with the RICS property measurement, 1st Edition May 2015 (incorporating IPMS) unless designated NIA/GIA/GEA, in which case properties are measured in accordance with the RICS Code of Measuring Practice (6th Edition); d. Any images may be computer generated. Any photographs show only certain parts of the property as they appeared at the time they were taken. February 2024