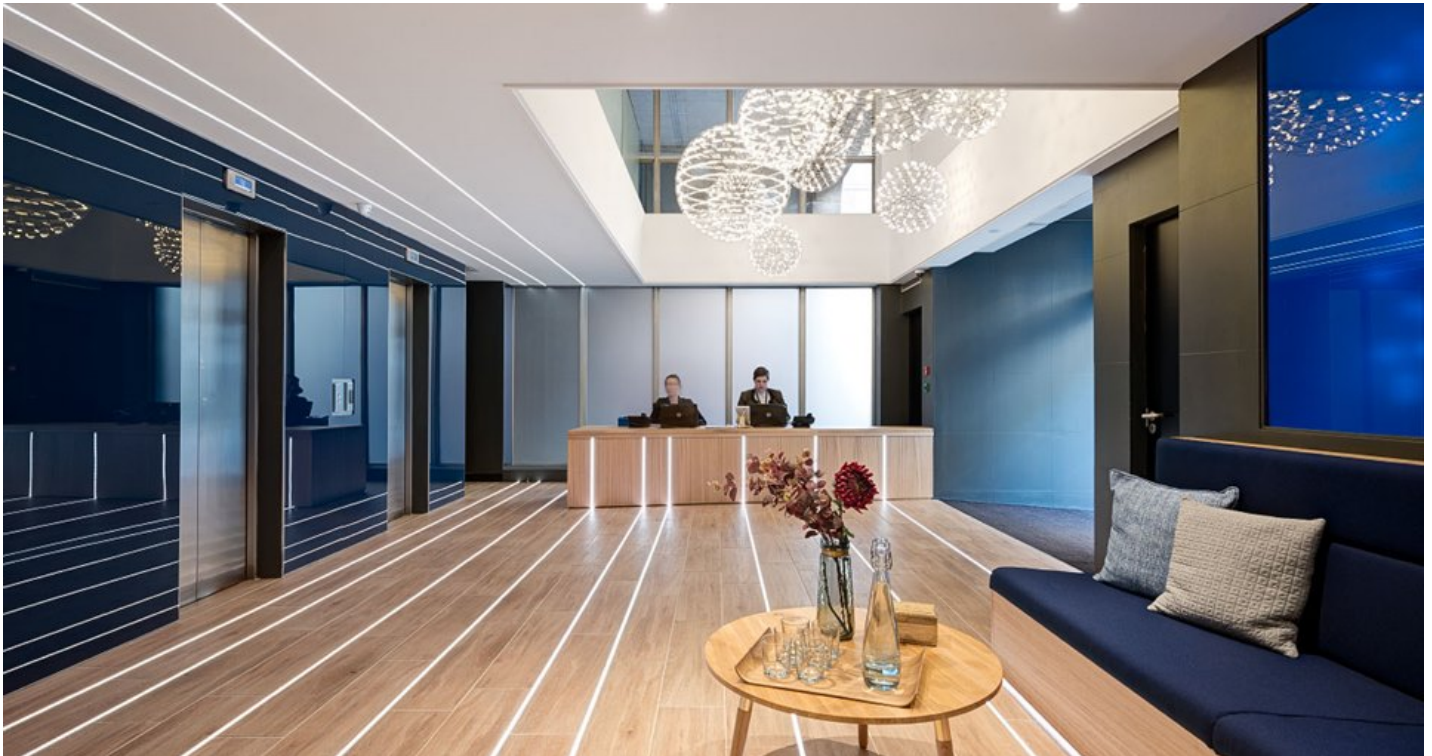


DAWSON HOUSE

5 JEWRY STREET, LONDON, EC3N 2PJ



GRYPHON
PROPERTY PARTNERS



DESCRIPTION

These serviced offices on Jewry Street in EC3 have been renovated to the highest standard with high-end fixtures and fittings. As well as complimentary meeting rooms and private chat rooms on each of the floors, there are larger conferencing facilities available to hire by the hour, half day or full day on the ground floor. These offices are offered on a flexible licence agreement which is perfect for start up companies and projects as there is no long term commitment. A fully trained onsite management team take care of the day to day running of the building so you can concentrate on running your business.

ACCOMMODATION

FLOOR	AREA
3rd Floor	120 - 6,300 sq ft
4th Floor	6,300 sq ft
TOTAL	12,600 sq ft

Floor area subject to measurement

LOCATION

These flexible offices are in a great location between Aldgate, Tower Hill and Fenchurch Street Stations. Liverpool Street and Bank are both within a 10 minute walk meaning getting around the Capital is very easy. St Katherine's Dock is only a short distance away and is a great place to spend a lunchtime or socialise with after work drinks.

SPECIFICATION/AMENITIES

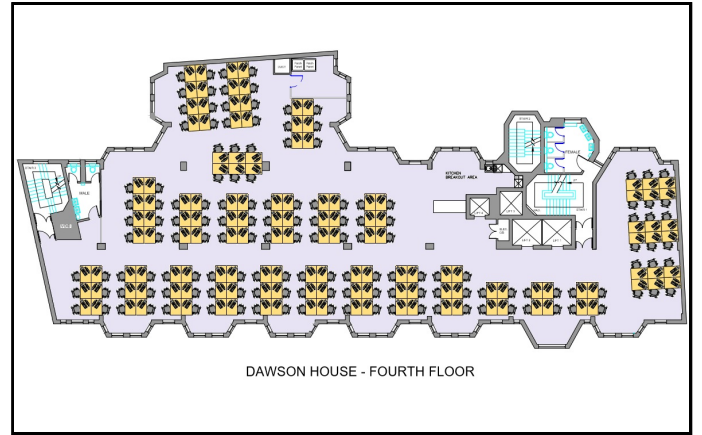
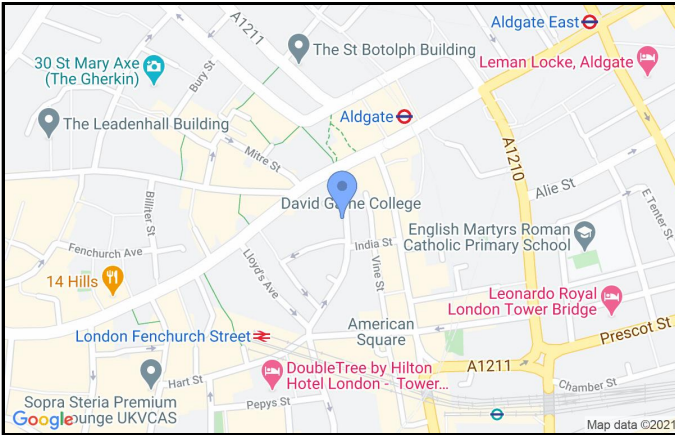
- Meeting rooms available for hire
- Flexible licence agreement
- Office cleaning
- Dedicated centre reception
- Re-styled double height entrance hall

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TERMS

LEASE

Flexible by arrangement

VAT

Elected

VIEWING

Viewing strictly by prior appointment with the sole agent:

JAMIE MAJOR

0203 440 9809

jamie.major@gryphonpropertypartners.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. January 2021