

29 CLERKENWELL ROAD

LONDON, EC1M 5RN



GRYPHON
PROPERTY PARTNERS



DESCRIPTION

29 Clerkenwell Road is a greatly sought-after address for anyone in creative design. Our newly-refurbished shared office space there means you can now be a proud resident of Clerkenwell's creative heart on your own terms. It's one of the largest workspaces in the Boutique Collection. Inside, you'll find 17,500sqft of office and coworking space, and all the amenities you could ever need including meeting rooms, break-out areas, well-equipped kitchens, event space, and a roof terrace with a panoramic view. It's a great option for small to medium businesses, remote workers, and solo professionals looking for a new space to call their own or use on a flexible basis. The range of private office spaces on offer includes something for everyone. There are small units suitable for a single team or managed spaces across self-contained floors for established businesses downsizing from a lease and looking to brand their space and make it their own. And the casual member's lounge is the perfect place for remote workers to pop in and get productive for an hour or a full day of coworking. And the entire shared office space is design-led with wellbeing in mind, creating an environment that's inspiring and engaging to work in. 29 Clerkenwell Road is built for businesses and professionals looking for more from their workspace, and it's here to make every working day a little better.

LOCATION

Clerkenwell Road, lying between Clerkenwell and Farringdon, is a great location for a workspace. It's easily reached from elsewhere in London via nearby Farringdon and Barbican underground stations, providing access to lines including Circle, Hammersmith & City, and Metropolitan. Farringdon Station is also set to become part of the upcoming Crossrail network, making it even easier to reach 29 Clerkenwell Road from further afield. It is also one stop on the overground to Kings Cross St. Pancras International providing easy access for overseas business.

SPECIFICATION/AMENITIES

- Hand sanitising stations and daily cleaning
- Business grade fibre-optic broadband
- High ceilings and excellent natural light
- Cyclist-friendly
- Roof Terrace
- Mailing and trading address
- Dog-friendly
- Air filtration and fresh airflow

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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

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