



**62-64 Cannon Street**  
**Bank, Monument**  
**EC4N 6AE**

## **BESPOKE MANAGED OFFICES**

*The flexible future of medium term office  
Space for business.*



## THE OFFICE

The 2nd, 4th and 6th floors are currently available for a completely bespoke fit-out based on the tenants requirements.

The building is directly opposite the new Bloomberg HQ, a new cultural hub which will incorporate extensive retail and leisure facilities together with landscaped public realm.



## THE LOCATION

Cannongate House is situated just a few minutes from both the popular Cannon Street Station and Mansion House station. Bank, St Paul's and Blackfriars stations are also in close proximity, making it an easily accessible City of London location.

## NEAREST TUBE

Cannon Street





## AVAILABLE OFFICES

UNIT	SIZE	DESKS	RENT	TERMS	FLOOR PLAN	3D TOUR
2nd Floor	3,058	upto 65	£37,850	12/36 Months		
3rd Floor	3,074	upto 65	£38,150	12/36 Months		
4th Floor	2,947	upto 60	£36,600	12/36 Months		
6th Floor	1,719	upto 36	£22,900	12/36 Months		

### Benefits of a Managed Office?

- Bespoke Design & Specification with customised Branding, Culture & Workspace.
- Built and fitted-out according to business needs and budget.
- Low upfront capex with everything included in a fixed monthly payment.
- Short Form Lease/Licence – Reduced Legals.
- Flexible lease terms for SME Office Space.
- Move in within as little as 4-6 weeks.
- Suitable for any requirement of 18 months+



FLEXIBLE TERMS



FIXED COSTS



FULLY MANAGED



MINIMAL LEGAL



SPEED TO MARKET



OWN YOUR OWN SPACE



BESPOKE/BRANDED DESIGN



QUALITY ASSURED

### Property Highlights

- Offices for 50-55 desks
- Fully fitted, customisable and managed
- Super-fast internet
- Modern Kitchen & Breakout space



BESPOKE COMMUNICATIONS



25% LESS THAN SERVICED



PROCURED EFFICIENCY



MOVE IN SERVICE\*



### VIEW

We will source and collate your viewing schedule based on your location and office requirements.

Select from a “blank canvas” from the spaces available in our network.



### BESPOKE DESIGN

Along with the Office Provider we will assist you to identify a final design brief to match your requirements, branding, IT specifications and company identity/culture.

Often we will use VR & CGI to help visualise this process.



### AGREE TERMS

Working with you to negotiate the best terms for you; including: Commercial value, Length of Term, Flexibility on Contract Breaks.

If necessary or required ad hoc services tailored to your needs or requirements.



### FIT OUT

Following agreeing terms and deposits paid. The space is refurbished and fitted out to your requirements.

Often the space will be completed and ready to move in within 4-8 weeks



### FULLY MANAGED

A Dedicated facilities Management team will manage the day to day delivery of your office services.

To include, but not exclusively, IT, HVAC Services, Cleaning & Security, which can all evolve as and when your needs change.

## THE MANAGED OFFICE SEARCH PROCESS

# CONTACT US

## LONDON OFFICE

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## LEEDS OFFICE

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