



**10 Lower Thames Street
Monument
EC3R 6AF**

BESPOKE MANAGED OFFICES

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



THE OFFICE

An architecturally important landmark building, Halkin Monument boasts a 10 story glazed atrium, huge roof terraces, a bar, an onsite cafe, generous breakout spaces, warming and attractive design features, gym, showers, access control and all the amenities of a modern and desirable building in London City.

From the breath-taking atrium with its 10 glass lifts to the stunning views from any one of the 4 large roof gardens, this is one of the most impressive and technologically advanced office spaces within the Halkin portfolio.

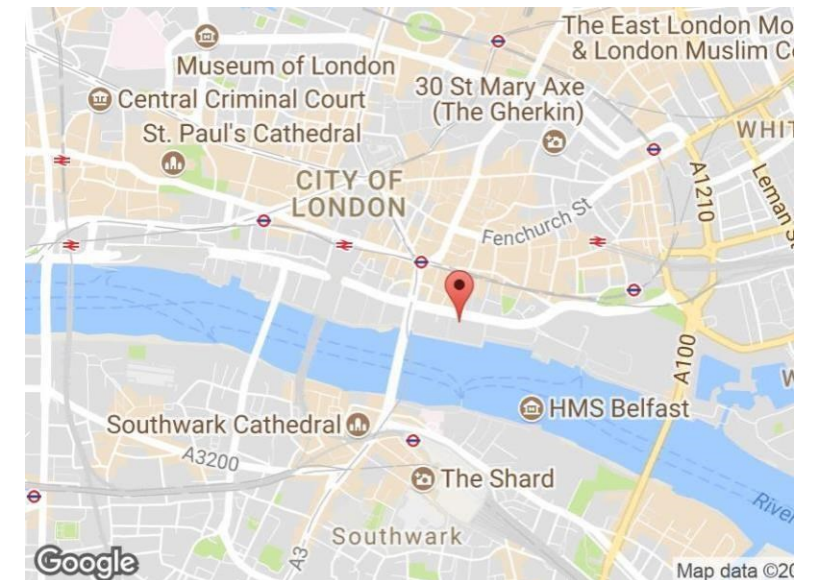


THE LOCATION

Sits on the north side of the river Thames with unobstructed and dramatic views of the river Thames, London Bridge and the iconic London skyline.

NEAREST TUBE

Monument



AVAILABLE OFFICES

UNIT	SIZE	DESKS	RENT	TERMS	FLOOR PLAN	3D TOUR
Private Office	2,000		£690	12/36 Months		
Hot Desk	TBC	1	£300	12/36 Months		
Dedicated Desk	60	1	£450	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+

Property Highlights

- Smart Lounge
- Meeting Rooms
- Conference Facilities
- Gym, Showers, Café, Breakout space



FLEXIBLE TERMS



FIXED COSTS



FULLY MANAGED



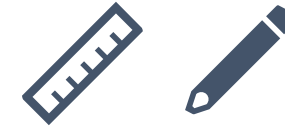
MINIMAL LEGAL



SPEED TO MARKET



OWN YOUR OWN SPACE



BESPOKE/BRANDED DESIGN



QUALITY ASSURED



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

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