



**14-16 Dowgate Hill**  
**London**  
**EC4R 2SU**

**BESPOKE MANAGED OFFICES**

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



## THE OFFICE

Dowgate Hill House offers tailor made office space to suit your exact requirements with very competitive prices on flexible terms, from monthly licence agreements with all inclusive rates to 5+ year leases.

The property is arranged over lower ground, ground and five upper floors. 24 hour access, including weekends and Bank holidays. Each floor has its own toilet and kitchen facilities. In addition, the building benefits from a gym and shower facilities.



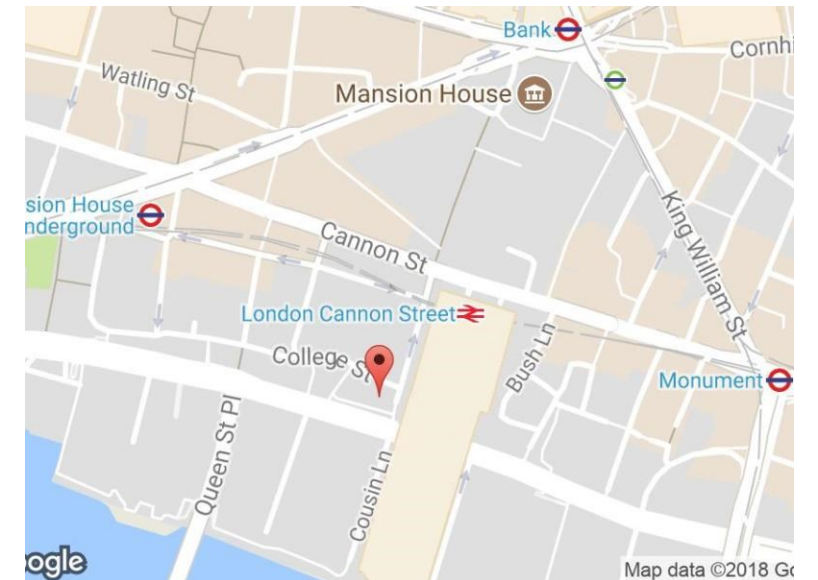
## THE LOCATION

Dowgate Hill House is a landmark location in the heart of the City and has recently been completely refurbished to create the perfect home for your business

Cannon Street station is conveniently located adjacent to the centre and provides fast mainline rail services to south and south-east, also served by the District and Circle Underground lines and Bank station is a short walk away.

## NEAREST TUBE

Cannon Street



## AVAILABLE OFFICES

UNIT	SIZE	DESKS	RENT	TERMS	FLOOR PLAN	3D TOUR
Office	2,000		£375	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

- Newly refurbished office space
- Flexibility to upsize or downsize
- 24 hour access
- Meeting and conference rooms available



FLEXIBLE TERMS



FIXED COSTS



FULLY MANAGED



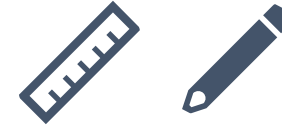
MINIMAL LEGAL



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

## LONDON OFFICE

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## LEEDS OFFICE

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