

REB

1-3 ROYAL EXCHANGE  
BUILDINGS

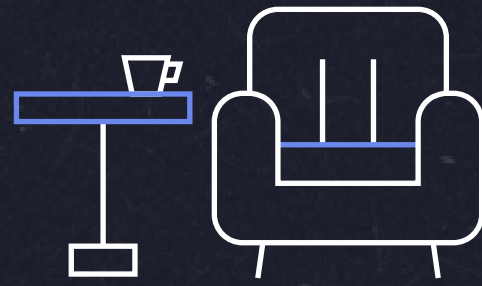
OVERVIEW

# A prime City opportunity

A unique, heritage property in an unrivalled City Core location overlooking the iconic Royal Exchange between Threadneedle Street and Cornhill.

Its Portland stone facade and classical detailing significantly contribute to the noble architectural tone that characterises the heart of the City of London. Originally constructed in 1910, Royal Exchange Buildings has been comprehensively refurbished to provide high specification fully fitted space totalling 1,985 sq ft.

KEY FEATURES



Premium fully fitted refurbished office space



Exceptional attention to design details



Prime City Core location overlooking Royal Exchange



## THE BUILDING



### The building has been designed with efficiency and sustainability in mind.

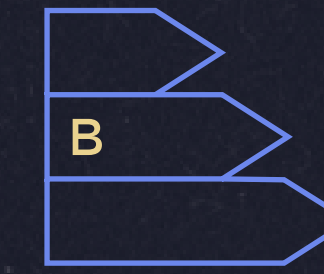
Beyond the impressive refurbished reception and end of journey facilities, the newly refurbished floor maximises the inherent qualities of this beautiful Grade II listed building - combining lofty light and airy interiors with elegant high-quality fittings and detailing.



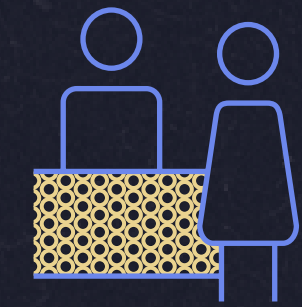
## SUMMARY SPECIFICATION



BREEAM  
'Excellent'



EPC  
rating B



Refurbished reception  
with Commissionaire



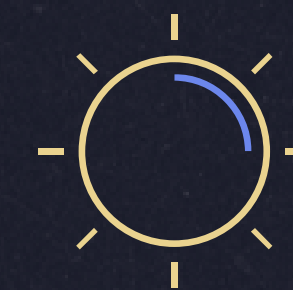
Fully fitted  
and furnished floors



Bike  
racks



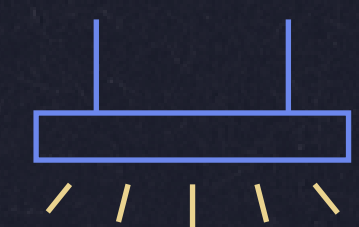
Showers



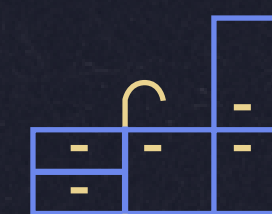
Excellent natural  
light and new  
secondary glazing



New VRF cooling &  
heating system



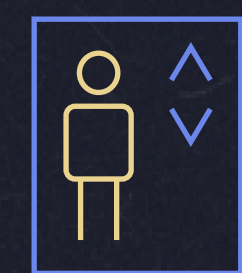
LED  
lighting



On floor kitchenettes  
with built-in storage  
and coat cupboards



24 hour  
access



2 x 8 person  
passenger lifts

## THE SPACE

The fully fitted and furnished floor has been designed to provide a workspace with unique and refined aesthetic.



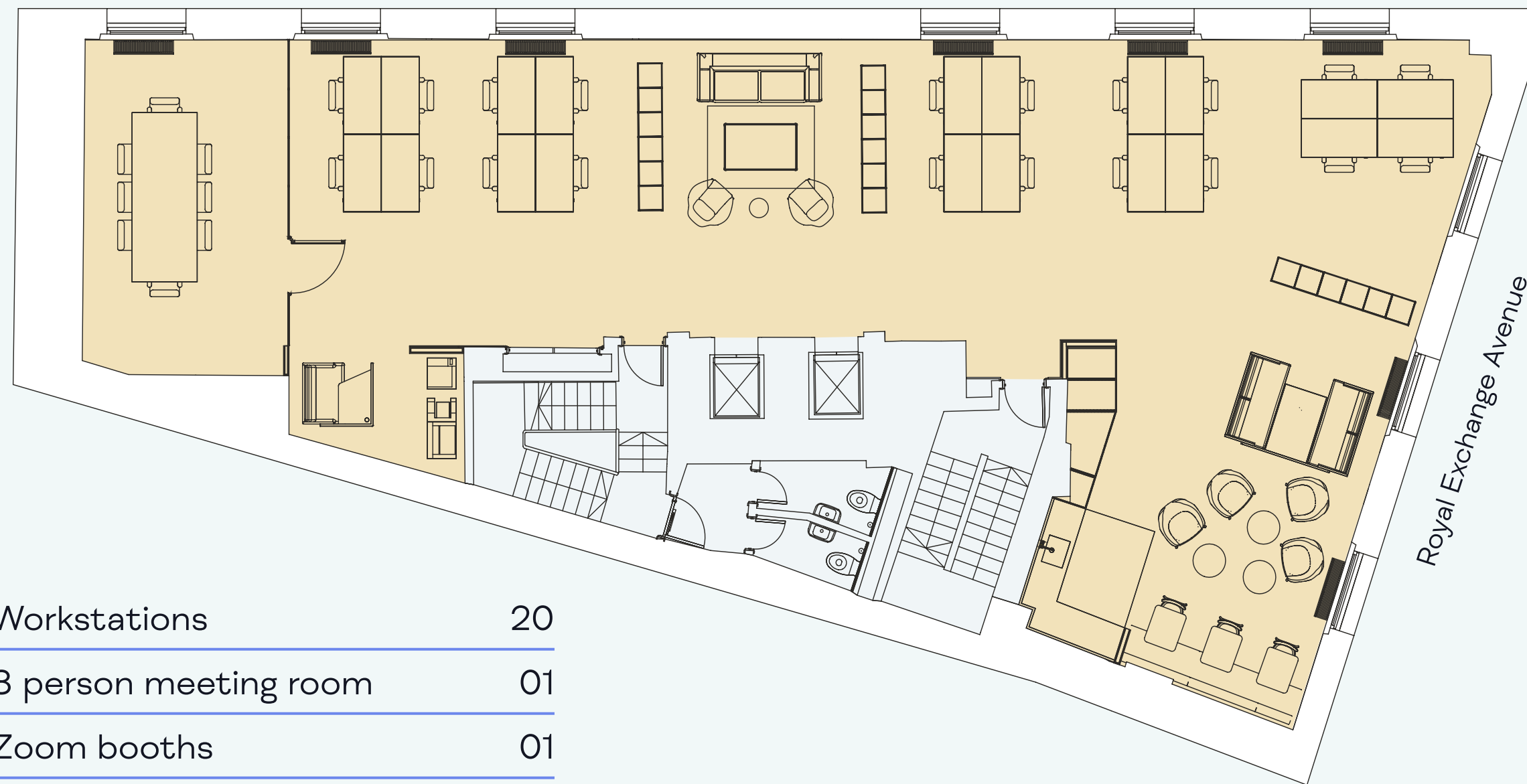
## SCHEDULE OF AREAS

FLOOR	SQ FT (NIA)	SQ M (NIA)
Fifth	U/O	U/O
Fourth	1,985	184.4
Third	U/O	U/O
Second	U/O	U/O
First	U/O	U/O
<b>TOTAL</b>	<b>1,985</b>	<b>184.4</b>

## SPACE PLAN

# Fourth Floor 1,985 Sq Ft / 184.4 Sq M

Royal Exchange



Workstations	20
8 person meeting room	01
Zoom booths	01
Welcome/collaboration area	01
Breakout area	01
Kitchenette	01

- Office
- Core



Floorplans not to scale.  
For indicative purposes only.

## ACCOMMODATION



## LOCATION / CONNECTIVITY

# All within easy reach

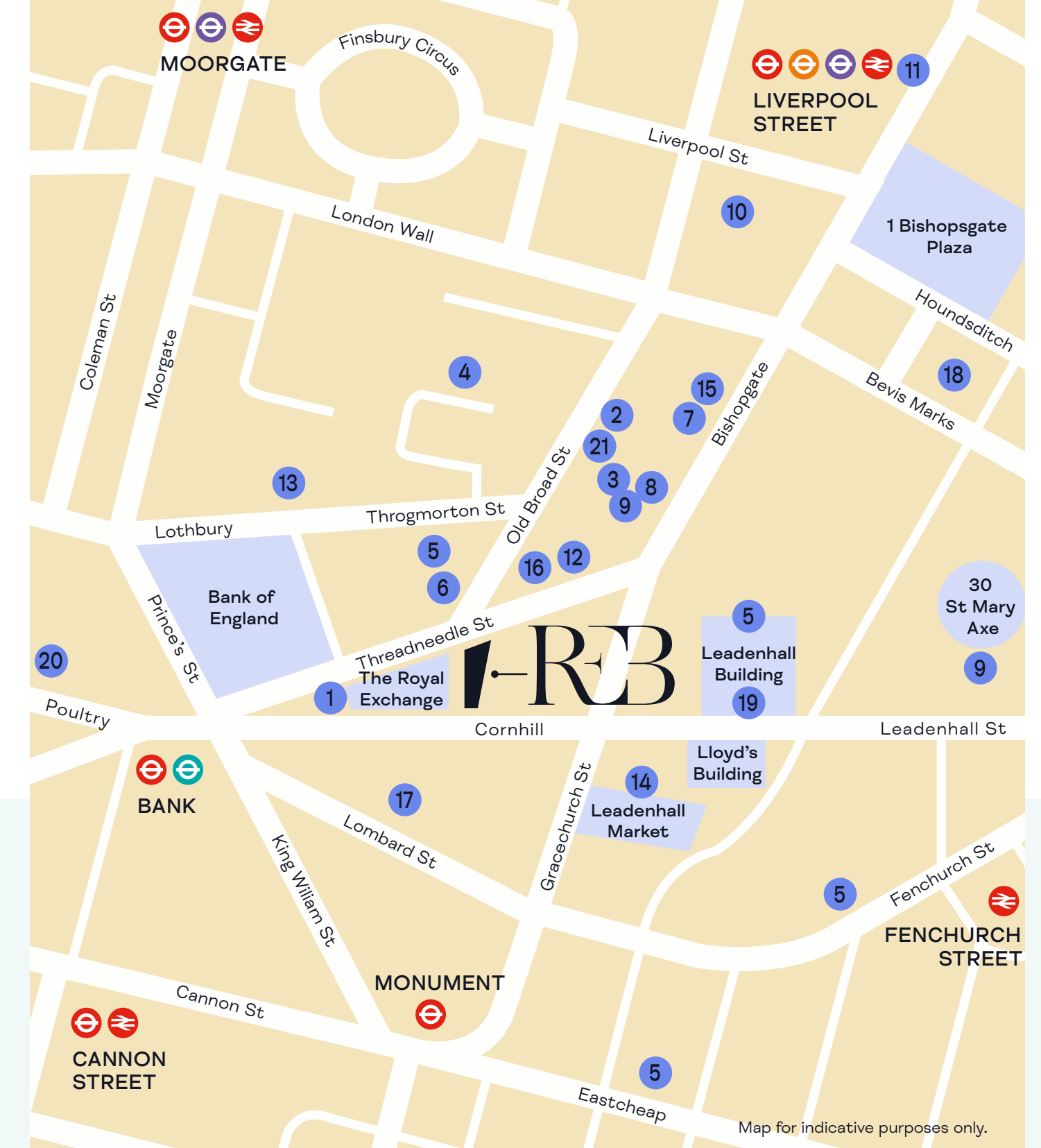
The local area provides occupiers with unparalleled access to the high-end boutiques, leisure and dining experiences on offer at the Royal Exchange and its local vicinity.

Transport links are excellent with Bank underground station just a minute's walk away. Liverpool Street and Moorgate stations provide access to the Elizabeth line and for journeys further afield, London City, Stansted and Heathrow Airports can be reached within the hour.



## AMENITIES

- 01 The Royal Exchange
- 02 Rosslyn Coffee
- 03 Paul
- 04 Soho Coffee Co.
- 05 Black Sheep Coffee
- 06 Brasserie Blanc
- 07 Broadleaf
- 08 City Social
- 09 Pizza Pilgrims
- 10 The Ivy
- 11 Eataly
- 12 Burger & Lobster
- 13 COYA
- 14 Luc's Brasserie
- 15 Yauatcha
- 16 Virgin Active
- 17 Gymbox
- 18 1 Rebel
- 19 Leadenhall Market
- 20 The Ned
- 21 BXR



## KEY WALK / TRAVEL TIMES

DESTINATION	SERVICES	LINES	WALK TIME
Bank			1 mins
Monument			4 mins
Cannon Street			5 mins
Liverpool Street			6 mins
Moorgate			8 mins
London Bridge			12 mins
<b>AIRPORTS</b>			<b>VIA TRANSPORT</b>
London City			30 mins
Heathrow			50 mins
Stansted			50 mins

Walk times taken from building in minutes.

## FURTHER INFORMATION

### Viewings

Strictly through the joint sole letting agents:

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### Terms

Upon application.

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