

To Let

Office 27,104 - 81,344 sq ft NIA

1 Canada Square, London, Greater London, E14 5AA



Summary

- · Fully fitted office accommodation
- · Type: Office
- · Tenure: To Let
- Size: 27,104 81,344 sq ft NIA
- · Rent: Available on Request

Highlights

- · Landmark office tower
- · Excellent Communitaations
- Approximately 1m Sq Ft of retail, restaurants, and bars
- 30 acres of open spaces
- Over 100 events every year
- No V.A.T.

Location

One Canada Square is situated in the heart of Canary Wharf adjacent to the DLR and Jubilee line stations and a short walk from the new Crossrail Station.

Availability

Floor / Unit	Size	Availability
9th	27,120 sq ft	Available
8th	27,120 sq ft	Available
7th	27,104 sq ft	Available

Specification

N+1 Design Philosophy,

2.75m floor to ceiling height,

140mm raised floors,

32 passenger lifts,

3 goods lifts,

Dual power supplies.

Terms

New Lease for a term by arrangement.

Viewings

Strictly by appointment by the joint sole agents.

Amenities

- 24 hour access
- · Fully fitted out
- · Air-Conditioning
- Bike Storage
- · Car Parking
- · Disabled WCs
- · Double height reception
- · Floor to ceiling glazing
- · Good Ceiling Height
- LG7 lighting
- Lifts
- Manned reception
- · Multiple data communications providers
- · Raised floors
- · Suspended Ceiling

Energy Performance Rating

This property has been graded as 115(E).

Rent

Available on Request

Business Rates

Rates Payable: £18.12 per sq ft

Service Charge

£12.79 per sq ft

Estate Charge

£3.49 per sq ft



Viewing & Further Information

If you are interested and would like more information please get in touch.

Contacts

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