

[jll.co.uk/property](http://jll.co.uk/property)



# To Let

**17 Dominion Street, London, Greater London, EC2M  
2EF**

3,457 to 7,921 sq ft



## Location

17 Dominion Street is a modern office building located at the northern end of Moorgate within the traditional London City core.

The building is located moments away from the amenities of the Broadgate Estate and within a 5 minute walk of both Moorgate and Liverpool Street stations. The excellent connectivity will be further enhanced by Crossrail.

## Specification

- Four pipe fan coil air conditioning
- 150mm raised floors
- Category II lighting
- Metal tiled suspended ceiling
- Manned reception
- 24 hour access
- Male and female WCs
- Lifts

## Accommodation

A new lease(s) is available direct from the Landlord for a term by arrangement.

Floor / Unit	Sq ft	Rent
1st	4,464	£52.50 per sq ft
Lower Ground	3,457	£35 per sq ft
<b>Total</b>	<b>7,921</b>	

## EPC

This property has been graded as 75 C.

## Rent

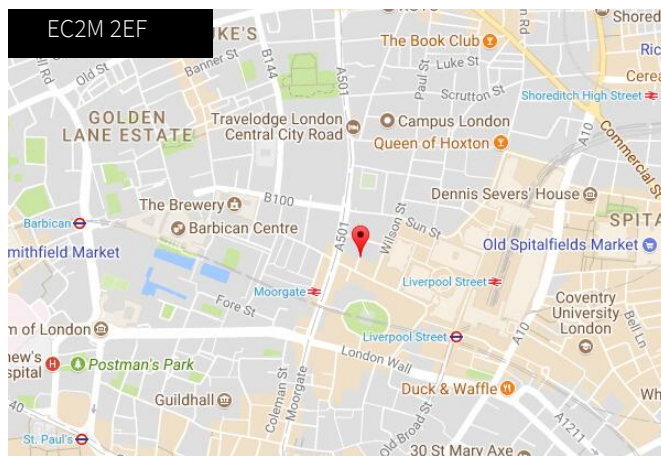
Available on Request

## Business Rates

Rates Payable (2018/2019): £20.13 per sq ft

## Service Charge

£11.82 per sq ft



## Contacts

### Jack Beeby

+44 (0)207 852 4063  
jack.beeby@eu.jll.com

### Hannah Ayles

+44 (0)207 399 5839  
hannah.ayles@eu.jll.com

JLL for themselves and for the vendors or lessors of this property whose agents they are, give notice that:- a. the particulars are set out as a general outline only for guidance and do not constitute, nor constitute part of, an offer or contract; b. all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are believed to be correct, but any intending purchasers, tenants or third parties should not rely on them as statements or representations of fact but satisfy themselves that they are correct by inspection or otherwise; c. All properties are measured in accordance with the RICS property measurement, 1st Edition May 2015 (incorporating IPMS) unless designated NIA/GIA/GEA, in which case properties are measured in accordance with the RICS Code of Measuring Practice (6th Edition); d. Any images may be computer generated. Any photographs show only certain parts of the property as they appeared at the time they were taken.

For properties in Scotland:

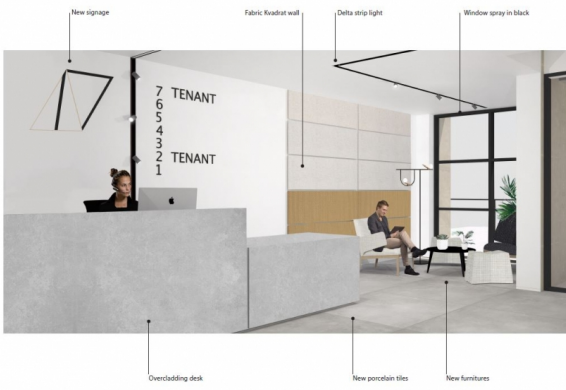
e. This correspondence is expressly subject to completion of formal legal missives in accordance with Scots Law.



Proposed Exterior



Proposed Reception



Proposed Reception

