



## 12-18 THEOBALDS ROAD

### OVERVIEW

12-18 Theobalds Road was originally designed as a terraced row of single family residences but has been converted into flexible office space.

Spectacular period features have been retained including original staircases, fireplaces, cornices and wall panelling.

The offices range in size and the building can accommodate small, medium and large companies alike.

The building features outdoor space, various breakout and meeting rooms throughout and fully fitted office space which is ready to move into.

### AMENITIES

Lounge Areas

Meeting Rooms

Breakout Space

Bike Storage

Showers

Fully Furnished

24 Hour Access

Staffed Reception



TERMS

Flexible by arrangement

SUMMARY

Available Size	50 sq ft to 12,000 sq ft
Price	£600 per desk per month
Business Rates	Included in desk rate
VAT	Elected

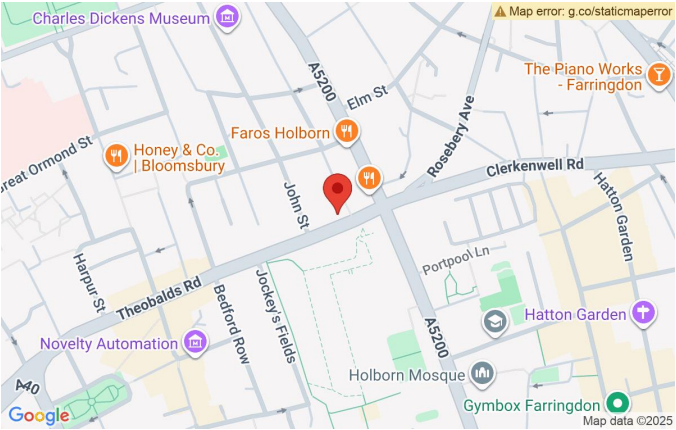
VIEWING & FURTHER INFORMATION

Viewing strictly by prior appointment with the sole agent:

CATHERINE ALEXANDER

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LOCATION

Situated on the well connected Theobalds Road, tenants are within walking distance of Kings Cross (Metropolitan, Circle, Piccadilly, Northern, Hammersmith and City and Victoria lines), Chancery Lane (Central line), Farringdon (Circle, Hammersmith and City and Metropolitan line) and Holborn (Central and Piccadilly line).

The West End and Old Street can also be reached within 5-10 minutes via the bus route directly outside the building.

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