



63 ST MARY AXE

OVERVIEW

63 St Mary Axe features a double height atrium and a modern interior with striking floor to ceiling windows.

There is plenty of breakout space in the building as well as meeting rooms which can be booked out on an ad hoc basis.

The fully furnished offices have pre-installed high speed broadband, allowing occupiers to move in at short notice.

The offices are available on flexible terms which allow tenants to expand to a larger office at any stage of their agreement.

AMENITIES

Meeting Rooms

Breakout Space

Breakout Space

Bike Storage

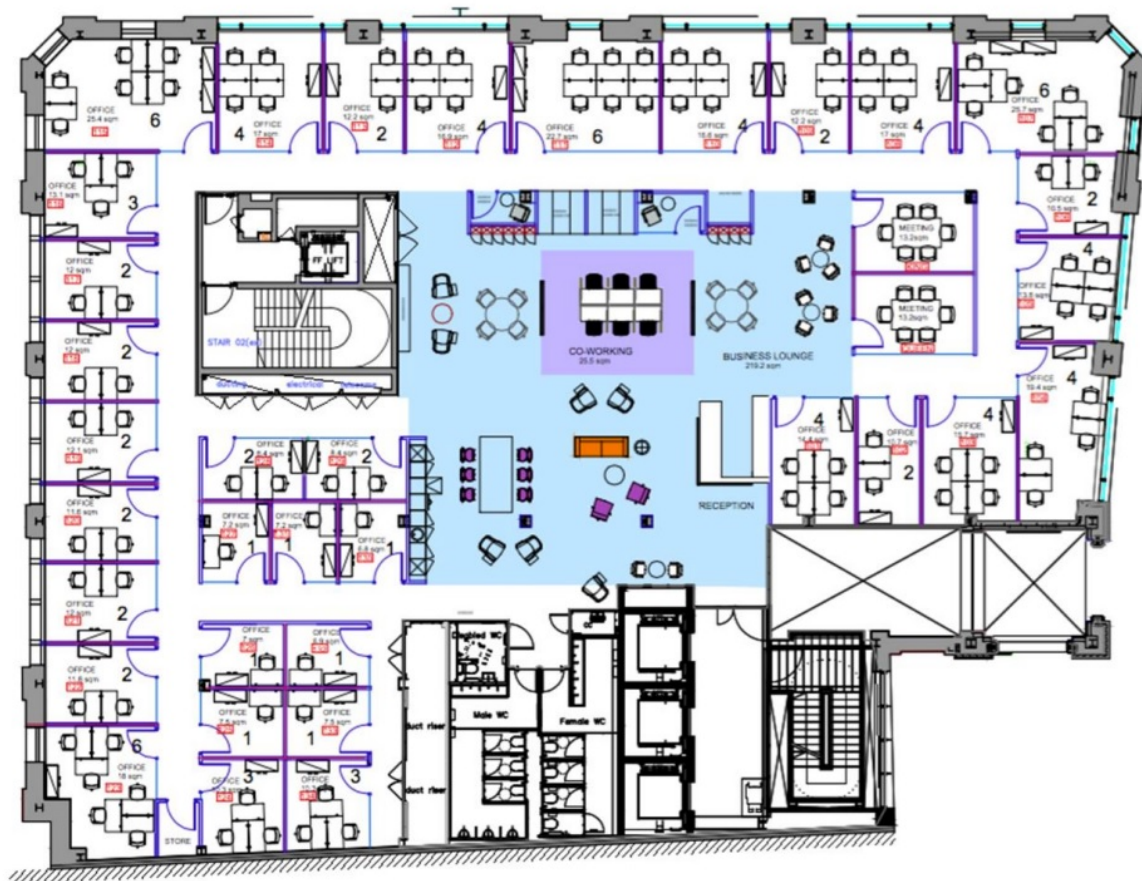
Showers

24 Hour Access

High Speed Broadband

Staffed Reception





TERMS

Flexible by arrangement

SUMMARY

Available Size	50 sq ft to 20,000 sq ft
Price	£325 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

catherine@bureauoffice.co.uk

+44 (0)7811 111600



LOCATION

63 St Mary Axe superbly located in the EC3 area of the City of London. The building is a short walk from Liverpool Street Station (Central, Elizabeth, Metropolitan, Circle, Hammersmith and City and Overground lines) and Aldgate Station (Circle line).

There is an eclectic mix of food options in the area, from street food under the Gherkin or at Petticoat Lane market to high end restaurants in the the surrounding towers, such as Sushi Samba or City Social.

Misrepresentation Act: Bureau Office Limited for themselves and for the vendors or lessors of this property whose agents they are give notice that: (i) the particulars are set out as a general outline only for the guidance of intending purchasers or lessees and do not constitute part of, an offer or a contract, (ii) all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statements of fact but satisfy themselves by inspection or otherwise as to the correctness, (iii) no person in the employment of Bureau Office Limited has the authority to make or give any representation or warranty whatsoever in relation to this property, (iv) all rents and prices are quoted exclusive of VAT.