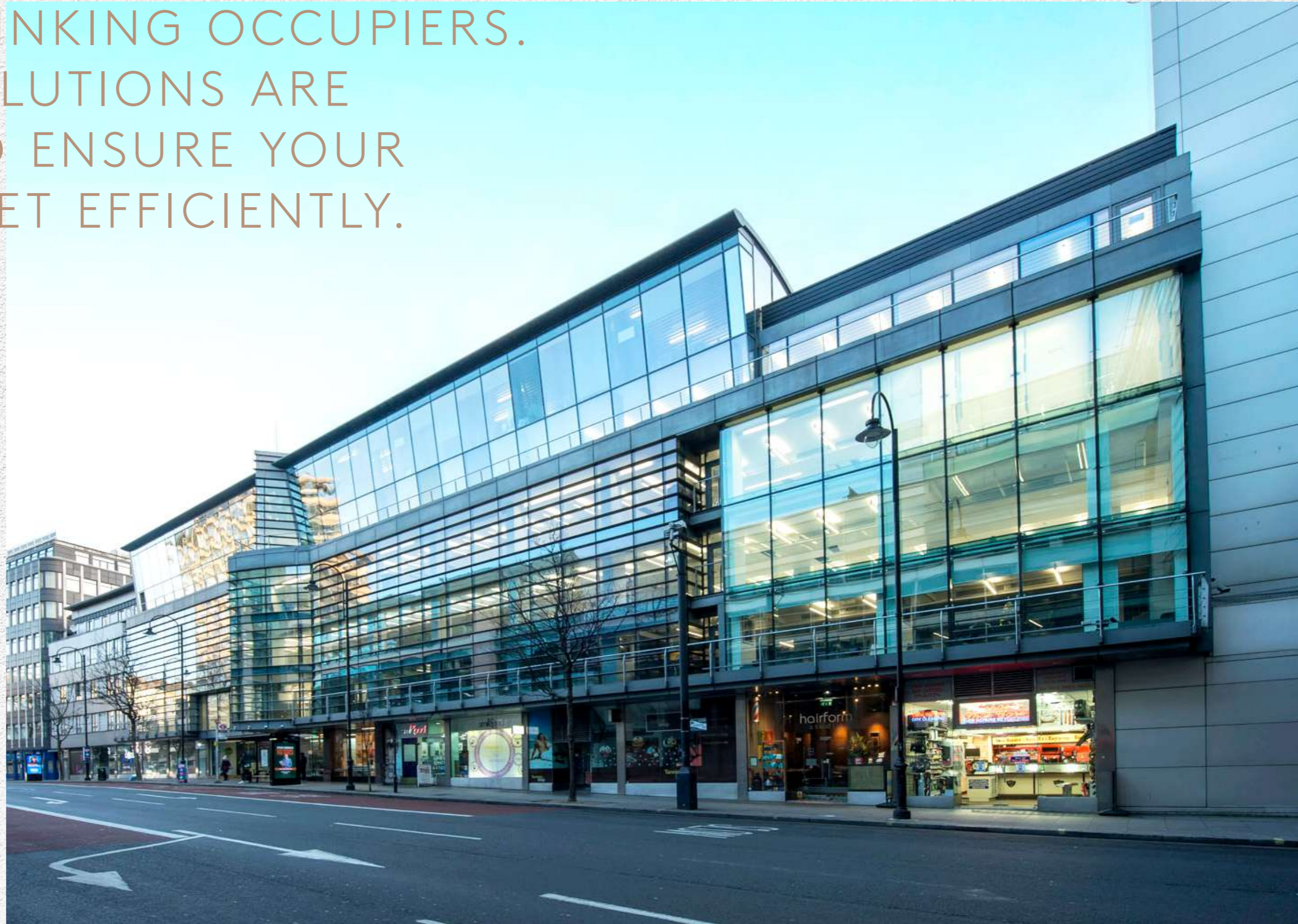


TWENTY MIDTOWN
• NCI •

WELCOME TO 20 MIDTOWN,
A NEW WAY OF WORKING.
THIS CONTEMPORARY OFFICE
SPACE MEETS THE NEEDS OF
FORWARD-THINKING OCCUPIERS.
MANAGED SOLUTIONS ARE
AVAILABLE TO ENSURE YOUR
NEEDS ARE MET EFFICIENTLY.



Occupiers are now demanding more from a workspace than ever before and 20 Midtown has been designed with this in mind.

After a successful leasing campaign, the remaining 4th floor offers 4,143 sq ft of high quality fully fitted office space, which is ready for immediate occupation and can be offered on a managed basis.



A NEW WAY OF WORKING

SPECIFICATION



FULLY ACCESSIBLE
RAISED FLOORS



HIGH EFFICIENCY VRV
AIR CONDITIONING



CENTRALISED FRESH
AIR VENTILATION PLANT

(12l/s per person
based on 1:10 occupancy)



LOW ENERGY
LINEAR LED LIGHTING



2 X 8 PERSON
PASSENGER LIFTS



FULLY GLAZED
FAÇADE



SHOWER
FACILITIES



BIKE RACKS



FIBRE
CONNECTIVITY



RE-POSITIONED
RECEPTION AREA



4TH FLOOR
FULLY FITTED



MANAGED
SOLUTION AVAILABLE

LAST FLOOR REMAINING

LEVEL	CONDITION	AREA (SQ.FT)	AVAILABILITY / TENANT
1	PARTIALLY FITTED	1,922	HUBFLOW
2	CAT A +	5,353	GONG CHA
3	CAT A +	5,410	PPRO
4*	CAT A +	4,143	AVAILABLE £59.50 RENT PER SQ FT
5	CAT A +	3,116	NUIX TECHNOLOGY
TOTAL AVAILABLE		4,143	

* Managed solution available



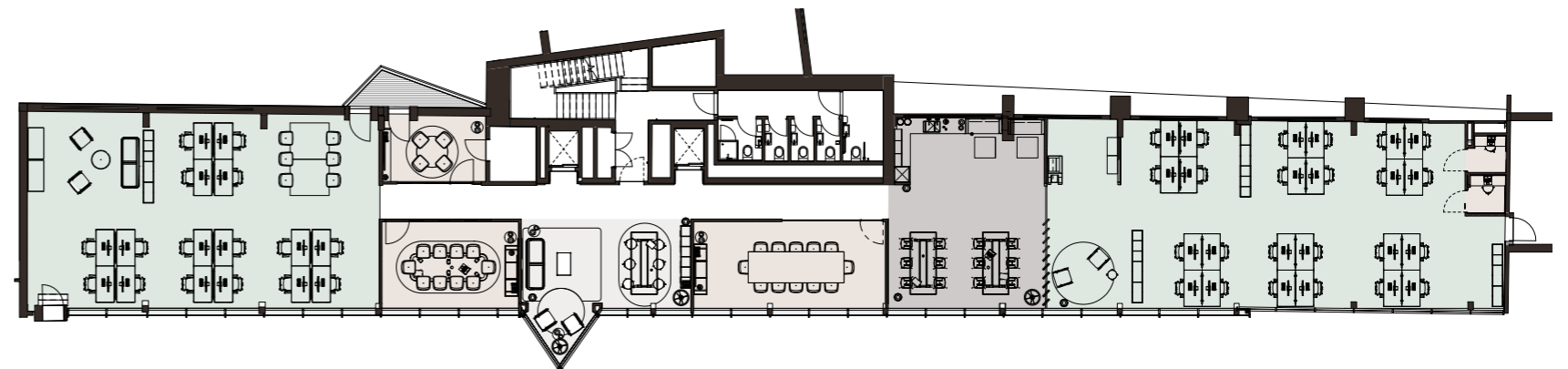
FOURTH FLOOR

4,143 SQ.FT

- Office space
- Meeting/call rooms
- Reception area
- Kitchen area

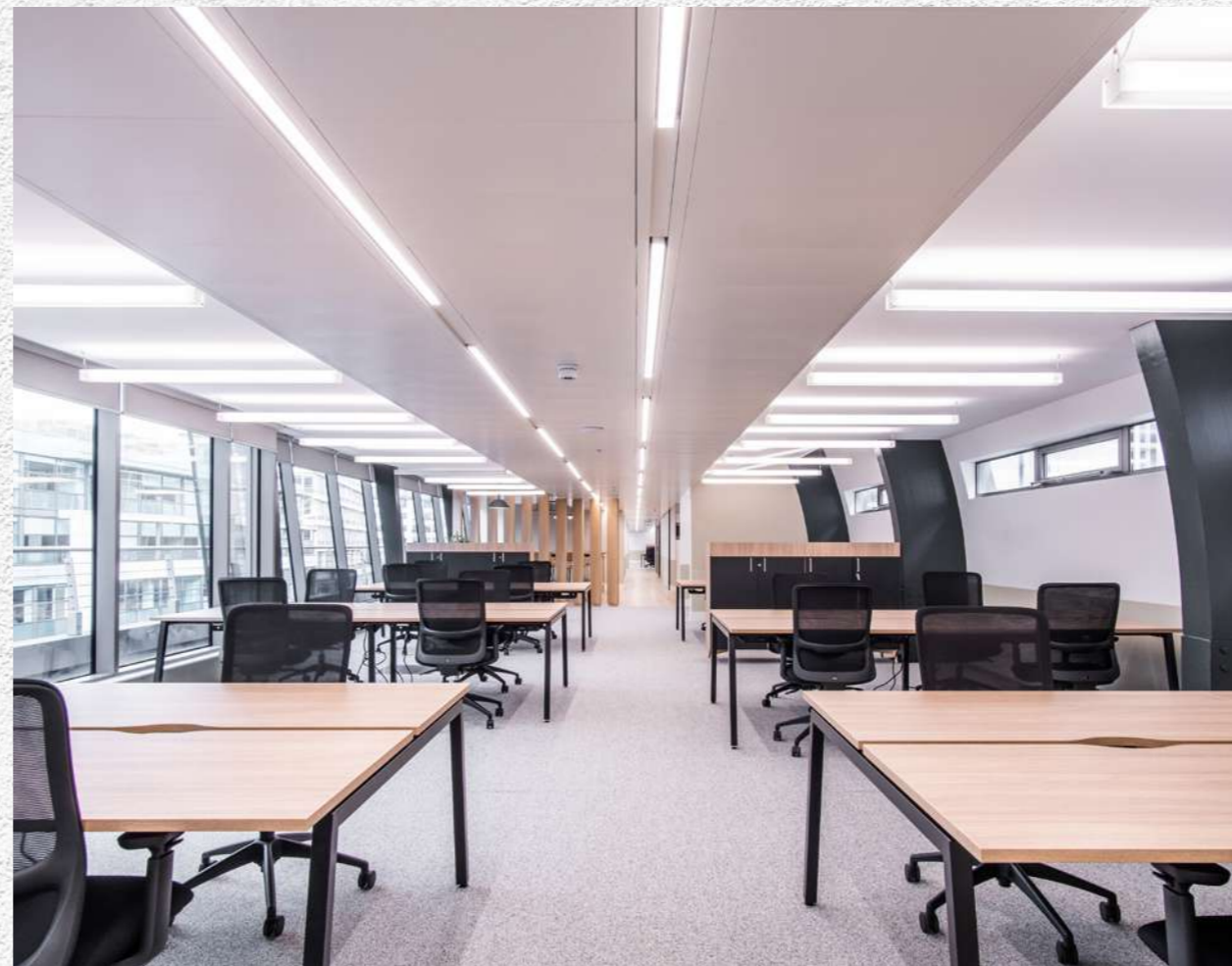


Workstations	46
Meeting rooms	3
12-person meeting room	1
10-person meeting room	1
4-person meeting room	1
6-person flexible workstation	1
Break out areas	3
Tea point	1

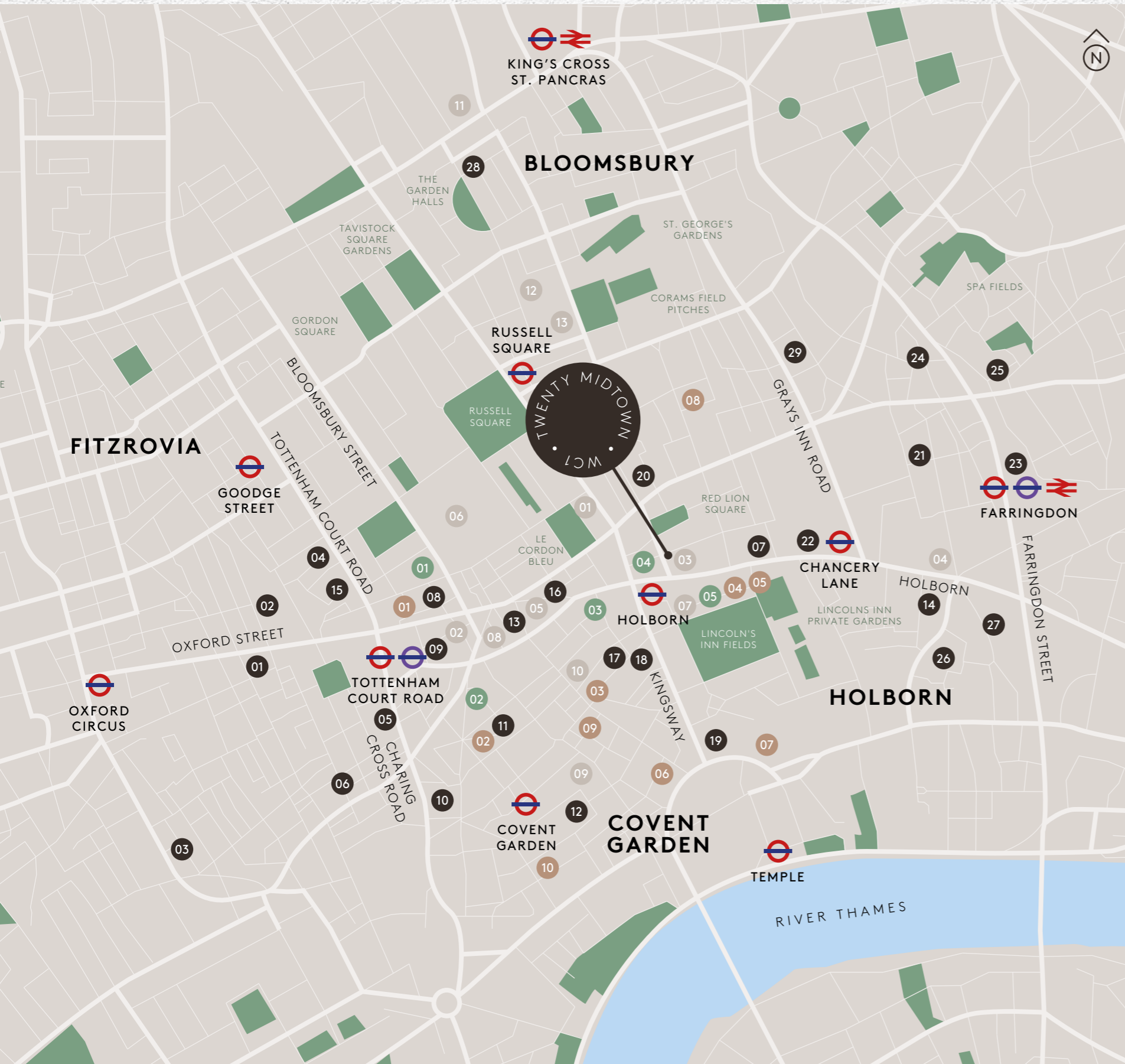


PROCTER STREET

THE 4TH FLOOR HAS BEEN REFURBISHED WITH SUSTAINABILITY AT THE FOREFRONT, PROVIDING A HIGH QUALITY FITTED FLOOR READY FOR AN OCCUPIER'S IMMEDIATE OCCUPATION. WITH THE DEMAND FOR OPTIONALITY IN MIND, THE 4TH FLOOR CAN BE LEASED BOTH ON A TRADITIONAL AND MANAGED BASIS.



AT THE HEART OF CULTURE



RESTAURANTS ●

- 01 Dalloway Terrace
- 02 Hawksmoor Seven Dials
- 03 Shoryu Ramen
- 04 Mirror Room
- 05 Holborn Dining Room
- 06 The Delaunay
- 07 Roka
- 08 Noble Rot
- 09 Barrafina
- 10 Flat Iron

HOTELS ●

- 01 My Bloomsbury
- 02 The Bloomsbury Hotel
- 03 Covent Garden Hotel
- 04 The Hoxton
- 05 L'oscar London
- 06 Rosewood London

LEISURE & CULTURE ●

- 01 All Star Lanes
- 02 Flight Club
- 03 Gymbox
- 04 Bounce
- 05 1Rebel
- 06 The British Museum
- 07 Sir John Soane's Museum
- 08 Shaftesbury Theatre
- 09 Royal Opera House
- 10 Top Secret Comedy Club
- 11 The British Library
- 12 The Brunswick Centre
- 13 Curzon Bloomsbury

OCCUPIERS ●

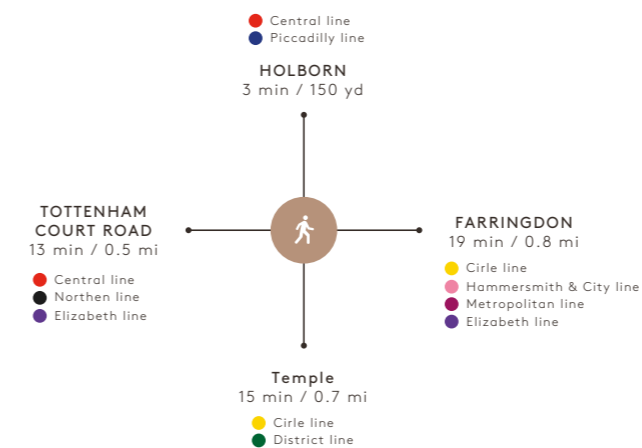
- 01 MoneySupermarket
- 02 Facebook
- 03 Sony DADC
- 04 Odeon Cinemas
- 05 Skyscanner
- 06 Snapchat
- 07 Yahoo
- 08 WME Entertainment
- 09 NBC Universal
- 10 Marathon Asset Management
- 11 Red Bull
- 12 Apple
- 13 McKinsey & Co
- 14 Sainsbury's
- 15 TOG
- 16 Twitch
- 17 Fladgate LLP
- 18 Mischon de Reya LLP
- 19 Wasserman London
- 20 Mediacom UK
- 21 Grey London
- 22 Warner Bros
- 23 Karmarama
- 24 LinkedIn
- 25 Lastminute.com
- 26 Deloitte
- 27 Goldman Sachs
- 28 Pendragon Media
- 29 ITN Productions

HYPER-CONNECTED AND AMENITY RICH

20 MIDTOWN OCCUPIES A POSITION IN THE HEART OF LONDON WHERE THE CITY MEETS THE WEST END. IT IS IDEALLY LOCATED TO BENEFIT FROM THE NUMEROUS TRANSPORT MODES ON ITS DOORSTEP.



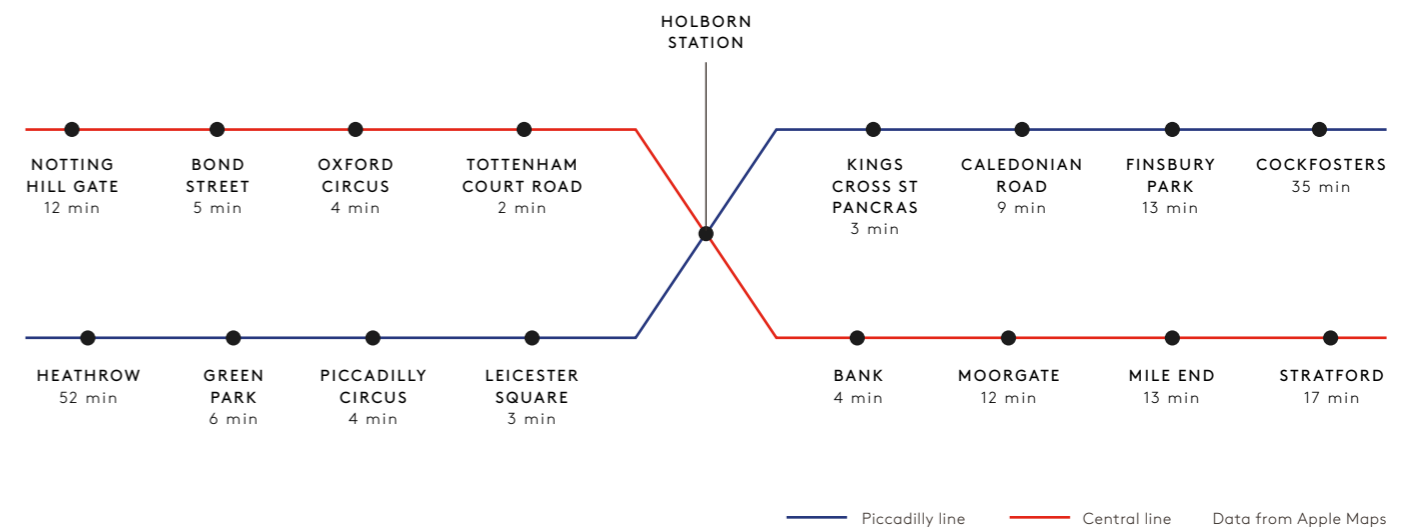
WALKING TIMES FROM 20 MIDTOWN



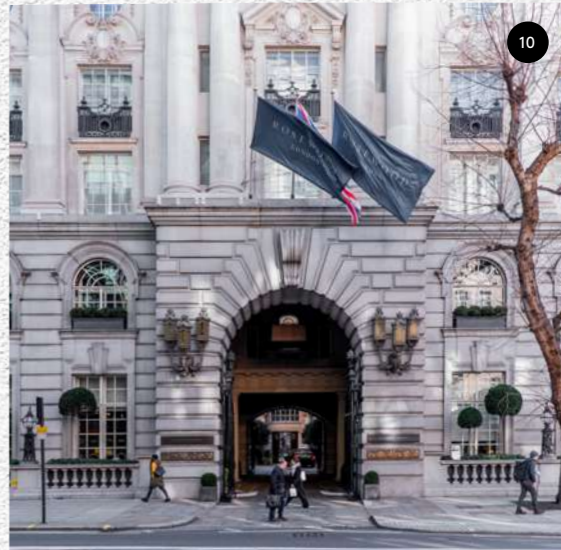
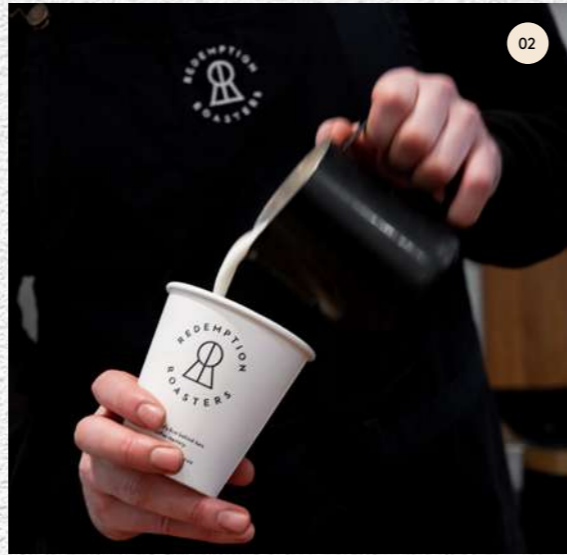
CONNECTING LINES FROM HOLBORN STATION



TUBE TIMES FROM HOLBORN STATION



STAYING LOCAL – A 5 MINUTE WALK FROM MIDTOWN



01. NOBLE ROT
02. REDEMPTION ROASTERS
03. FABRIQUE
04. KNOCKBOX COFFEE

05. BRITISH MUSEUM
06. HOLBORN DINING ROOM & SCARFES BAR
07. GYM BOX

08. THE HOXTON
09. LA FROMAGERIE
10. ROSEWOOD LONDON

GREEN SPACES ON YOUR DOORSTEP



01. BLOOMSBURY SQUARE GARDENS
02. RED LION SQUARE GARDENS
03. QUEEN SQUARE GARDENS



GREEN SPACES ●

- 01 Bloomsbury Square Gardens
- 02 Red Lion Square Gardens
- 03 Lincoln's Inn Fields
- 04 Queen Square Gardens

CAFÉ/COFFEE SHOP ●

- 01 Fabrique
- 02 Redemption Roasters
- 03 Red Lion Café
- 04 Café Le Cordon Blue
- 05 Knockbox Coffee
- 06 Costa Coffee
- 07 Burr & Co London

RESTAURANTS/BARS ●

- 01 La Fromagerie Bloomsbury
- 02 Noble Rot
- 03 Tuttis
- 04 The Hoxton
- 05 Holborn Dining Room & Scarfes Bar
- 06 Truckles
- 07 Happy Lamb Hotpot
- 08 L'oscar Restaurant

GYMS ●

- 01 1Rebel
- 02 Bull At The Gate
- 03 Gymbox





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