

**RUBIX**

**40 QUEEN  
STREET EC4**

# Newly fitted office located within close proximity from mainline transport

The building benefits from a new communal roof terrace overlooking the River Thames and City, along with a newly refurbished and fully fitted workspace ready to occupy.



## AMENITIES



NEWLY REFURBISHED OFFICE SPACE



AIR CONDITIONING



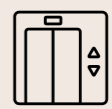
FIBRE INSTALLED



TERRACE / OUTSIDE SPACE



MANNED RECEPTION



1 PASSENGER LIFT



25-30 OPEN PLAN DESKS



NATURAL LIGHT THROUGHOUT



EPC - B

# THE CITY



# AVAILABILITY

FLOOR	SQ M	SQ FT	RENT/PSF	RATES/PSF	S/C PSF	TOTAL/MONTH
2 <sup>nd</sup>	182.55	1,965	£69.50	£18.35	£20.05	£17,668.63

NEW LEASE DIRECT FROM THE LANDLORD

# LOCATION



# TALK TO US

Viewing is strictly by prior appointment with Rubix.

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