

RUBIX

13  
SOUTHHAMPTON  
PLACE WC1

# Plug-and-play space a stone's throw from Holborn Station.

Occupying a corner in London's Bloomsbury Quarter, this fully fitted, refurbished floor seamlessly combines historic character with modern design, creating an exceptional, turnkey workspace.



## AMENITIES



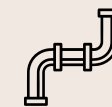
NEWLY REFURBISHED OFFICE SPACE



LOCKER & SHOWER FACILITIES



EFFICIENT VRF HEATING AND COOLING



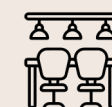
EXPOSED SERVICES



RAISED ACCESS FLOORING



ENERGY-SAVING LED LIGHTING



FULLY FITTED OFFICE SPACE

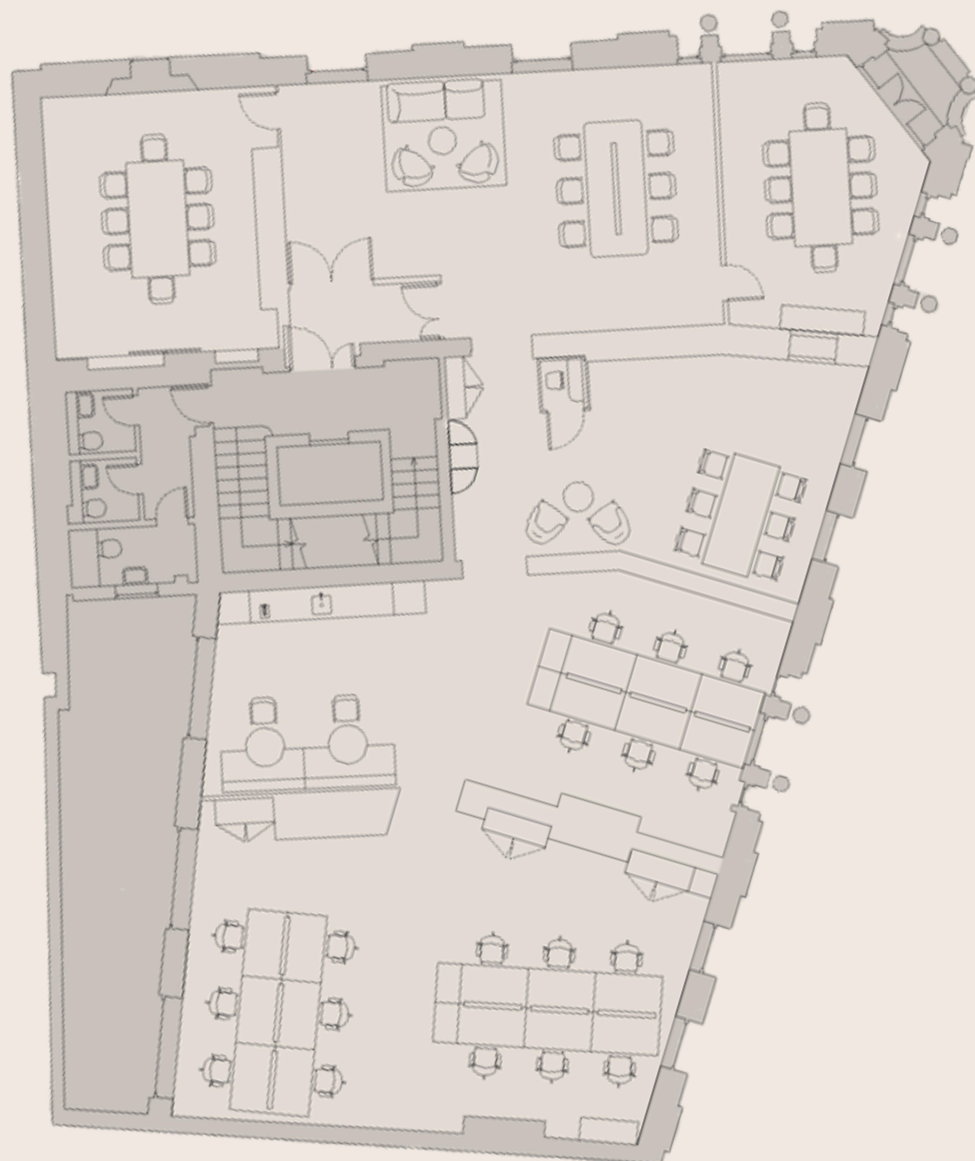


18 DESKS + 12 HOT DESKS



2 LIFTS

# FLOORPLAN



1<sup>st</sup> FLOOR, 13 SOUTHAMPTON PLACE, 2,706 SQ FT

# AVAILABILITY

FLOOR	SQ M	SQ FT	RENT/PSF	RATES/PSF	S/C PSF	TOTAL/ANNUAL
1 <sup>st</sup>	246	2,706	£72.50	£24.00	£16.00	£304,425

TERMS: NEW LEASE DIRECT FROM THE LANDLORD

## KEY

Open-plan working zones and hot desking options.

Dedicated kitchen and casual dining space.

A lounge area ideal for reception and waiting spaces.

Toilets and lift access.

A spacious meeting room perfect for client presentations.

Abundant natural light.

Ready for immediate occupation.

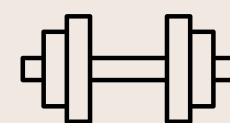
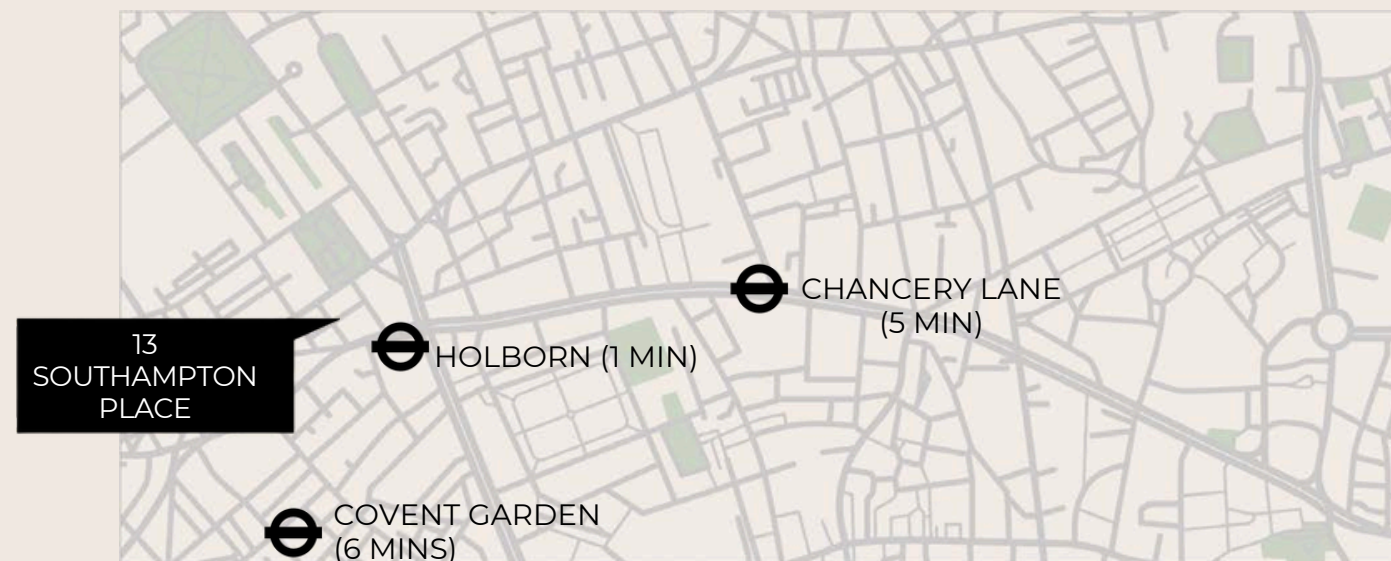
Tenants will benefit from a fully fitted plug-and-play office, while kitchen connection points and an audio entry system add further convenience. Meeting rooms and hot desking options add to the versatility of the space, ensuring the most productive and flexible environment for your team.

The building also offers 12 lockers, two unisex showers, and dedicated changing areas, ensuring occupiers have the flexibility and amenities to support today's working culture.

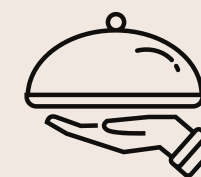
# MIDTOWN



# LOCATION



Bull at the Gate  
Virgin Active  
Gymbox Holborn  
PureGym Holborn



Colonel Saab  
Le Petit Chef  
L'Oscar  
The London Cabaret Club



Oxford Street  
New Street Square

# TALK TO US

Viewing is strictly by prior appointment with Rubix.

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