

[Sign in](#) or [Sign up](#)[List space](#)[Realla](#) / [Offices to rent](#) / [Camden, London](#)

Verulam Gardens



Office to rent

2,788 to 17,082 sq ft

28 days ago. Knight Frank LLP

CONTACTS

Rob Macnab - Knight Frank LLP

Toby Pritchard-Davies - Knight Frank LLP

FULL ADDRESS70 Grays Inn Rd, London WC1X 8NH - [Camden, London](#)**PROPERTY OWNER**[Goldman Sachs & Company](#)**PROPERTY TYPE**

Office to rent

[Search all](#)**AVAILABLE SPACE RANGE**

There are 4 spaces available. Spaces in this building can be combined to create a total size of 17,082 sq ft.

FEATURES

Air conditioning, Raised floor, Security system, Accent lighting, Storage space

4 spaces available

Lower Level - Office AVAILABLE

3,541 sq ft, available 30 days

This space can be combined to create a space up to 17,082 sq ft with adjacent spaces

FLOOR	Lower Level
ADDRESS	70 Grays Inn Rd, London, London, WC1X 8NB, GB
SIZE	3,541 sq ft
SPACE FOR	9 to 29 people
AVAILABLE	30 days
USE CLASS	B1 (Business)

SERVICE TYPE	Negotiable
TERM	Negotiable
SPACE TYPE	Relet
SPACE USE	Office
BUILDOUT CONDITION	Average
CONTIGUOUS AREA	17,082 sq ft in building
DATE ON MARKET	Mar 2019
AMENITIES	Raised Floor, Air Conditioning, Shower Facilities, Suspended Ceilings

Rental notes

The available office accommodation is located on the lower ground to second floors and, along with the reception, is set to undergo a comprehensive refurbishment in 2019. the specification is currently being finalised however the vision is to deliver a high quality office scheme that appeals to diverse occupier base whilst providing an incoming tenant with a unique self-contained opportunity.

Ground - Office AVAILABLE

2,788 sq ft, available 30 days

This space can be combined to create a space up to 17,082 sq ft with adjacent spaces

FLOOR	Ground
ADDRESS	70 Grays Inn Rd, London, London, WC1X 8NB, GB
SIZE	2,788 sq ft
SPACE FOR	7 to 23 people
AVAILABLE	30 days
USE CLASS	B1 (Business)

SERVICE TYPE	Negotiable
TERM	Negotiable
SPACE TYPE	Relet
SPACE USE	Office
BUILDOUT CONDITION	Average
CONTIGUOUS AREA	17,082 sq ft in building
DATE ON MARKET	Mar 2019
AMENITIES	Raised Floor, Air Conditioning, Shower Facilities, Suspended Ceilings

Rental notes

The available office accommodation is located on the lower ground to second floors and, along with the reception, is set to undergo a comprehensive refurbishment in 2019. the specification is currently being finalised however the vision is to deliver a high quality office scheme that appeals to diverse occupier base whilst providing an incoming tenant with a unique self-contained opportunity.

1st Floor - Office AVAILABLE

5,360 sq ft, available 30 days

This space can be combined to create a space up to 17,082 sq ft with adjacent spaces

FLOOR	1st Floor
ADDRESS	70 Grays Inn Rd, London, London, WC1X 8NB, GB
SIZE	5,360 sq ft
SPACE FOR	14 to 43 people
AVAILABLE	30 days
USE CLASS	B1 (Business)

SERVICE TYPE	Negotiable
TERM	Negotiable

SPACE TYPE	Relet
SPACE USE	Office
BUILDOUT CONDITION	Average
CONTIGUOUS AREA	17,082 sq ft in building
DATE ON MARKET	Mar 2019
AMENITIES	Raised Floor, Air Conditioning, Shower Facilities, Suspended Ceilings

Rental notes

The available office accommodation is located on the lower ground to second floors and, along with the reception, is set to undergo a comprehensive refurbishment in 2019. the specification is currently being finalised however the vision is to deliver a high quality office scheme that appeals to diverse occupier base whilst providing an incoming tenant with a unique self-contained opportunity.

2nd Floor - Office AVAILABLE

5,393 sq ft, available 30 days

This space can be combined to create a space up to 17,082 sq ft with adjacent spaces

FLOOR	2nd Floor
ADDRESS	70 Grays Inn Rd, London, London, WC1X 8NB, GB
SIZE	5,393 sq ft
SPACE FOR	14 to 44 people
AVAILABLE	30 days
USE CLASS	B1 (Business)

SERVICE TYPE	Negotiable
TERM	Negotiable
SPACE TYPE	Relet
SPACE USE	Office
BUILDOUT CONDITION	Average
CONTIGUOUS AREA	17,082 sq ft in building
DATE ON MARKET	Mar 2019
AMENITIES	Raised Floor, Air Conditioning, Shower Facilities, Suspended Ceilings

Rental notes

The available office accommodation is located on the lower ground to second floors and, along with the reception, is set to undergo a comprehensive refurbishment in 2019. the specification is currently being finalised however the vision is to deliver a high quality office scheme that appeals to diverse occupier base whilst providing an incoming tenant with a unique self-contained opportunity.

Property description

The property comprises a detached building completed circa July 1992, which provides office space over all floors

The property is located on the east side of Gray's Inn Road, occupying an island site adjacent to both Verulam Street and Portpool Lane. Chancery Lane Underground Station is close by.

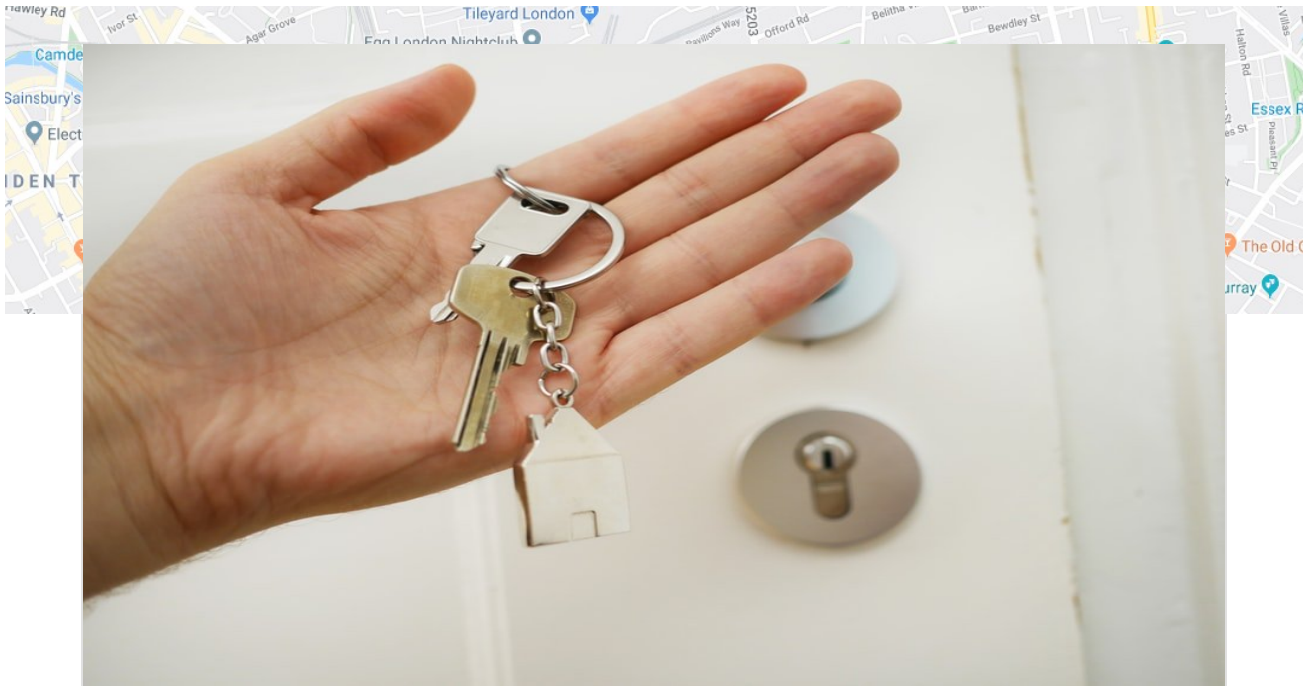
ESTIMATED SPACE 7 to 139 people
NUMBER OF STOREYS 8
RENTABLE BUILDING AREA 34,513 sq ft
YEAR BUILT 1992
UTILITIES Lighting

This office to rent is located in [Camden, London](#).

Search for all available commercial properties to rent in Camden, London

Transport: Car	Brunswick Square	0.76 miles
	Percy Circus	0.98 miles
	Aldersgate	1.1 miles
Transport: Bus	Theobalds Road Clerkenwell Rd	0.06 miles
	High HolbornChancery Lane	0.12 miles
	Grays Inn Road	0.15 miles
Transport: Train	Farringdon	0.52 miles
	City Thameslink	0.84 miles
	London Blackfriars	1.3 miles
Transport: Tube	Chancery Lane	0.26 miles
	Farringdon	0.52 miles
	Holborn	0.64 miles
Transport: Airport	London City Airport	11.6 miles
	London Biggin Hill Airport	23.5 miles
	London Heathrow	24.1 miles
Leisure	Verulam Gardens	0.04 miles
	Adult Gaming Centre	0.08 miles
	Bourne Estate Football Ground	0.11 miles
Retail	Cards Galore	0.12 miles
	Corner Shop	0.15 miles
	Stocks Picture Framers	0.15 miles

Guides to renting an Office Tenant Guides



The Step-by-Step Office Moving Checklist

Moving to a new office can be a stressful experience; it's never just about hiring removal workers to transport your furniture and equipment. From booking an...

[The go-to guide to moving offices](#)



+ Offices to rent in & around Camden, London

© 2019 CoStar Group, Inc.

Marketplaces
Showcase
CityFeet
Belbex
Lands of America
BizBuySell
LoopNet
Apartments.com

About Realla
Home
RealBase
Mobile apps
Blog
API

Using Realla
Contact us
Sitemap
Terms & conditions
Privacy policy
[Sign in](#) or [Sign up](#)

Disclaimer. Property descriptions, images and related information displayed on this page are based on marketing materials found on the website registered to Knight Frank LLP. Realla does not warrant or accept any responsibility for the accuracy or completeness of the property descriptions or related information provided here and they do not constitute property particulars. Please contact Knight Frank LLP for full details and further information.