

**10,204 sq ft of refurbished CAT A+ space available now**

# ARTHUR<sup>ST</sup>

**Be in the buzz of the City of London**



Welcome

# Meet 12 Arthur St.

Last remaining 10,204 sq ft available now

A design-led contemporary refurbishment

Best-in-class end-of-trip facilities to start your day

Connecting talent, lifestyle and workspace in one place

Located at the epicentre of London's travel network, with Bank, Monument, London Bridge and Cannon Street stations all close by



Designed by  
Morrow+Lorraine  
Architects

+



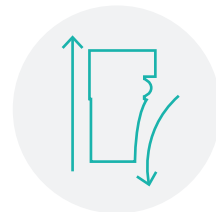
New Bank entrance  
within 40m

+



1:8 sq m  
occupational density

+



A unique  
island site



120 bicycle  
spaces

+



12 showers

+



EPC B

+



Double height &  
manned reception





Availability

# 5th floor

The only floor available, the 5th floor offers distinctive well specified office design in the heart of the City and provides an inspiring workspace for talent, with excellent transport links to take you wherever you need to go.

| Floor | Sq ft | Sq m | Status |
|-------|-------|------|--------|
| 10th  | -     | -    | LET    |
| 9th   | -     | -    | LET    |
| 8th   | -     | -    | LET    |
| 7th   | -     | -    | LET    |
| 6th   | -     | -    | LET    |

**5th** 10,204 sq ft / 948 sq m

Available

|        |        |     |     |
|--------|--------|-----|-----|
| 4th    | -      | -   | LET |
| 3rd    | -      | -   | LET |
| 2nd    | -      | -   | LET |
| 1st    | -      | -   | LET |
| Ground | -      | -   | LET |
| Total  | 10,204 | 948 |     |

A newly refurbished, CAT A + office with a highly efficient floorplate







# 5th floor

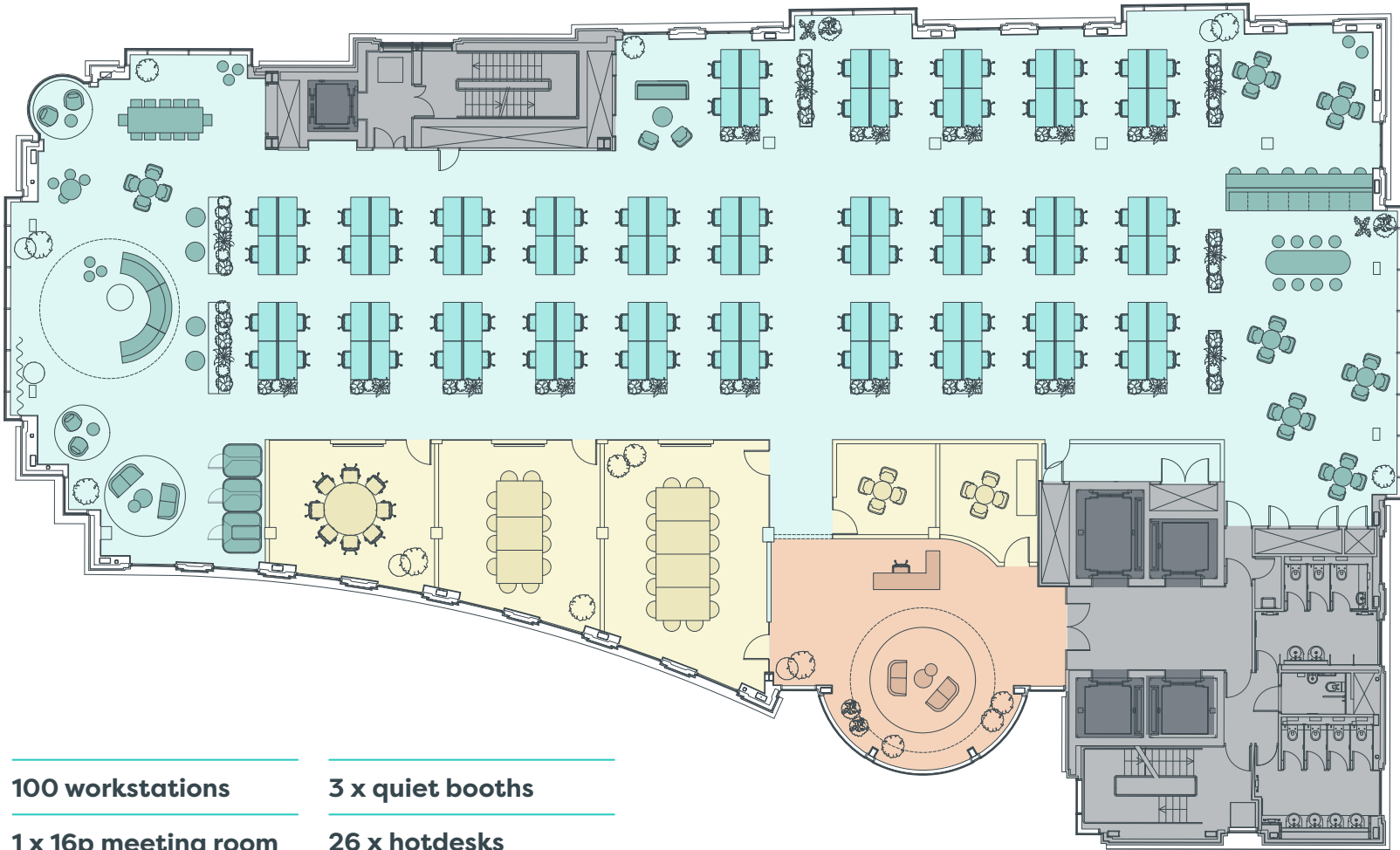
Office floor CGI (indicative only)



Space plan

# 5th floor

CAT A +/- partially fitted



- Key**
- Office
  - Reception
  - Meeting rooms
  - Core
  - Lifts

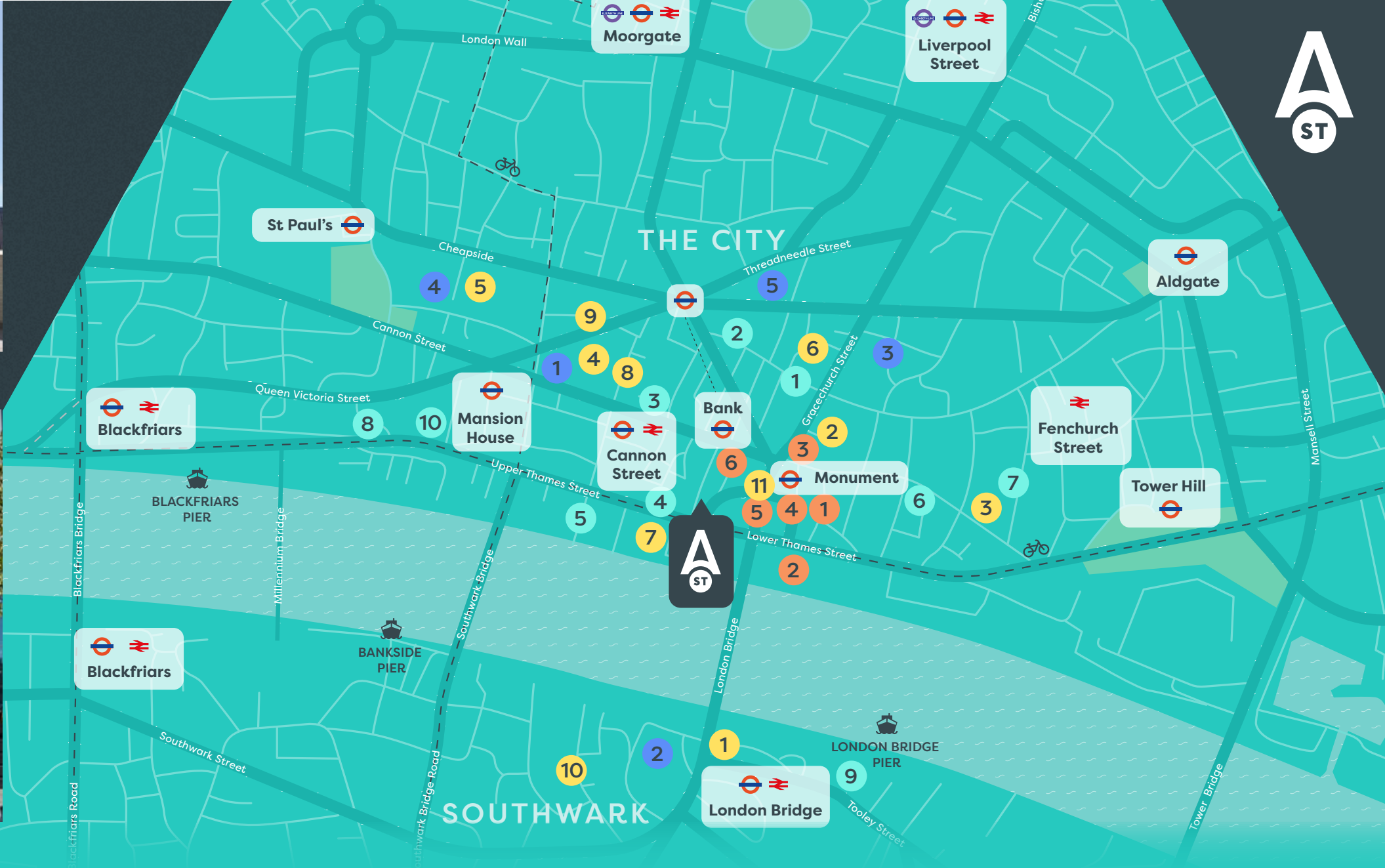
- 100 workstations
- 1 x 16p meeting room
- 1 x 12p meeting room
- 1 x 8p meeting room
- 2 x 4p meeting room
- 3 x quiet booths
- 26 x hotdesks
- Collaborative spaces
- Break out areas
- Entrance lobby

Space plan not to scale.  
For indicative purposes only.



## The local area

Where else offers instant access to The Ned and Borough Market, riverside walks, and exceptional shopping? 12 Arthur Street puts the heart of the City of London right within your reach.



# Be in the buzz of the City

- Food & Drink**
  1. Aqua Shard
  2. Blacklock City
  3. Brew Dog Tower Hill
  4. Brigadiers
  5. Burger & Lobster
  6. Gaucho City
  7. Oyster Shed
  8. Lina Stores
  9. Puttshack Bank
  10. Kolae
  11. The Wolseley City
- Retail**
  1. Bloomberg Arcade
  2. Borough Market
  3. Leadenhall Market
  4. One New Change
  5. Royal Exchange
- Coffee spots**
  1. Blank Street
  2. CYB Coffee
  3. Roasting Plant
  4. Dāku
  5. Pret A Manger
  6. Rosslyn Coffee
- Wellness**
  1. Foundary Gym
  2. Gymbox Bank
  3. Virgin Active
  4. Buzz Gym
  5. Nuffield Health
  6. Roar Fitness
  7. Third Space
  8. Fitness First (Mansion House)
  9. Fitness First (London Bridge)
  10. Resist Fitness



Connectivity



# Connected, in every direction

Benefit from being at the epicentre of London's travel network, with Bank, Monument, London Bridge and Cannon Street stations all close by.

As easy as



1

minute walk  
to Bank Station's  
new entrance





2

minutes' walk  
to Cannon Street  
station



3

minutes' cycle  
to London Bridge  
station



Only 40 metres  
from the new Bank station  
entrance on Cannon Street.





Amenities

# Nice to know(s)

From the new double height reception to the enhanced commuter facilities, every facility at 12 Arthur Street is thoughtfully considered.

Bicycle stores, Brompton lockers, repair station, male and female showers, lockers, changing facilities, towel service and drying room.



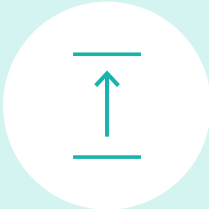
VRF air conditioning



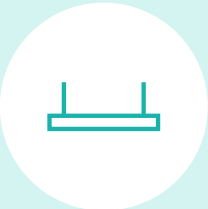
New dedicated female, male and DDA WC's



x4 large passenger lifts



New raised floors (100mm overall)



Metal tile suspended ceilings



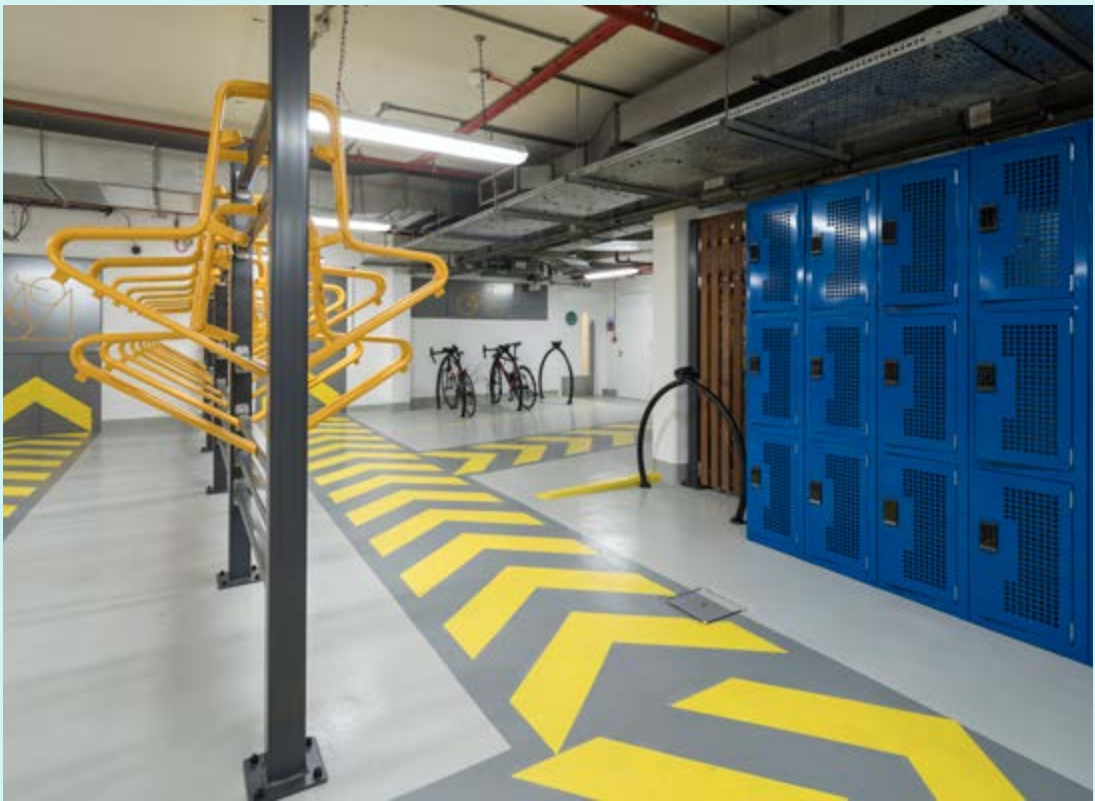
LED lighting



Enhanced commuter facility, with bicycle storage, showers, lockers, changing area and drying room



Towel service





Drop us a line

# Get in touch

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RUBIX



A development by

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April 2025.

ARTHUR ST

