

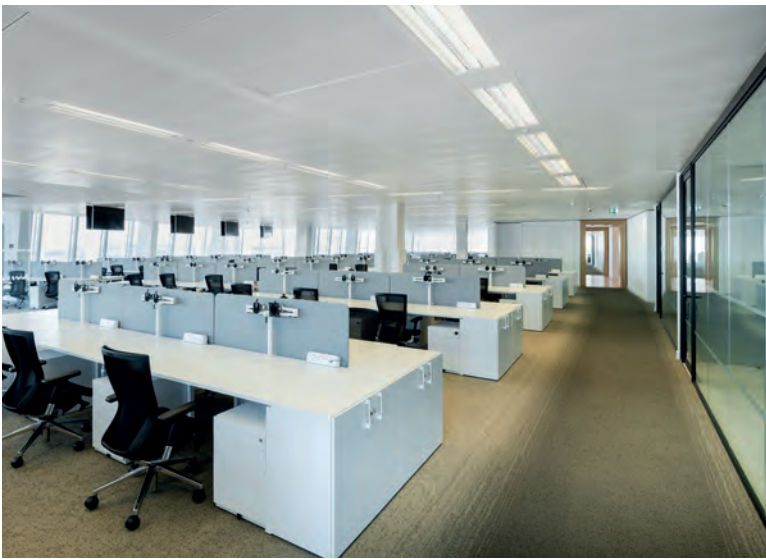
THE SHARD

PART LEVEL 11 (NORTH)

13,153 SQ FT (1,222 SQ M)



PART LEVEL 11 (NORTH)



*Images shown are those of the existing fit out in place.

FLOOR PLANS

PART LEVEL 11 (NORTH)

AVAILABLE

13,153 sq ft (1,222 sq m)

Rent: POA

Business Rates (payable): £25.75 per sq ft p.a.

Service Charge: £15.42 per sq ft p.a.

Energy Performance Certificate (EPC): C - 54

EXISTING FIT-OUT

Flexible open plan layout

3 meeting rooms Reception

Large kitchen and breakout

2 winter gardens



KEY

- Open plan office space
- Meeting rooms
- Winter gardens
- Kitchen & breakout area
- Reception
- Let to Dods Group

OFFICE OCCUPIERS

OCCUPIERS	AVAILABILITY
28 South Hook Gas/Jellyfish	
27 Arma Partners/Campari	
26 CoStar	
25 The Office Group	
24 The Office Group	
23 Foresight Group	
22 Jellyfish	
21 The Kraft Heinz Company	
20 The Kraft Heinz Company	
19 Medical Protection Society	
18 Foresight Group/Gallup	
17 Warwick Business School/Sage Group	
16 Al Jazeera Media Network	
15 Mathys & Squire/Horizon/Fulcrum	
14 Duff & Phelps, Kroll	
13 Sage Group/Warwick Business School/CoStar	
12 Mitie Group	
11 Dods Group	13,153 sq ft available
10 Robert Half/Protiviti/REM	
9 Sapphire Systems/Siteimprove	
8 Greenberg Traurig/MATCHESFASHION	
7 Tiffany & Co./MATCHESFASHION	
6 HCA Healthcare UK	
5 HCA Healthcare UK	
4 HCA Healthcare UK	
3 Shard Quarter Management Suite	
2 Office Reception	

OCCUPIER BENEFITS



SEASONAL
EVENTS



CONCIERGE
SERVICES



SUPERB LOCAL
AMENITY



ACCESS TO
EXCLUSIVE OCCUPIER
COMMUNITY



SHOWER
FACILITIES



CYCLE
FACILITIES



FANTASTIC VIEWS
ACROSS LONDON



WINTER
GARDENS

TRAVEL CONNECTIONS

LONDON UNDERGROUND

- Jubilee Line : Bond Street (9 mins) and Canary Wharf Stations (6 mins)
- Northern Line : Bank and Moorgate Stations (3 mins)

INTERNATIONAL

- Gatwick Airport (30 mins)
- Direct line to St Pancras International with Eurostar routes to mainland Europe

NATIONAL RAIL

- Direct routes to Cambridge, Bedford and Peterborough
- Direct routes to Brighton and the South

COMMERCIAL CONNECTIVITY FIT OUT



FULLY DISTRIBUTED
FIBRE



HIGH RESILIENCY



MULTIPLE PROVIDERS



REDUNDANCY
AND DIVERSITY



FAST PROVISION



DUAL MEET-ME
ROOMS



FUTURE-PROOF



BACKUP
ELECTRICITY



SCHEDULE OF USES



THE VIEW FROM THE SHARD

Levels 68 – 72



SHANGRI-LA HOTEL

Levels 34 – 52

GÖNG – 52 / TİNG – 35 / Bar 31 – Ground

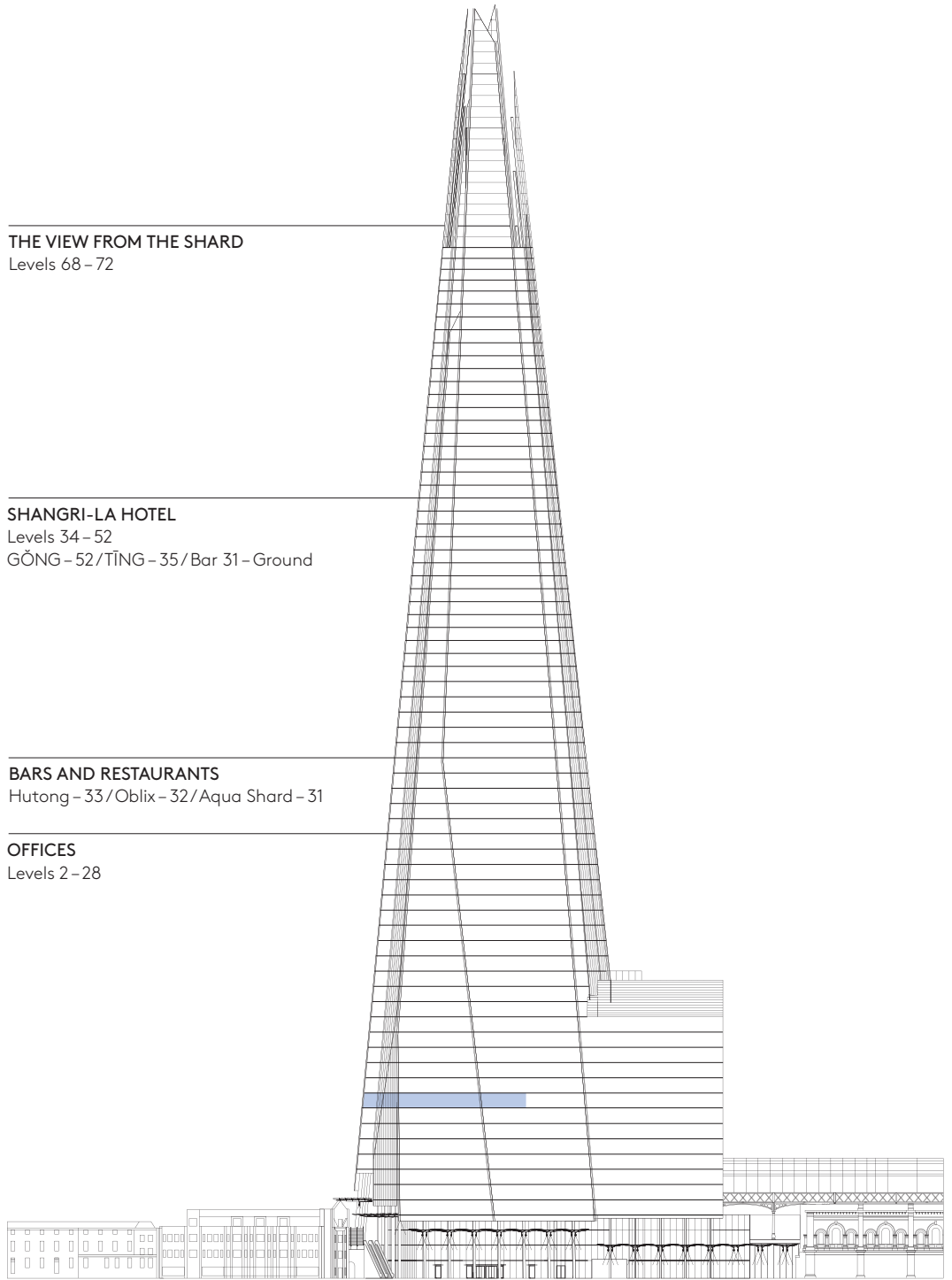
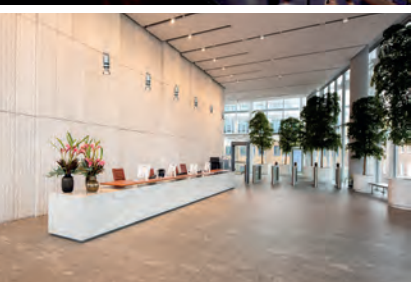


BARS AND RESTAURANTS

Hutong – 33 / Oblix – 32 / Aqua Shard – 31

OFFICES

Levels 2 – 28



LEASING ENQUIRIES



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