



114 CHANCERY LANE

LONDON WC2



OFFERED ON BEHALF OF
THE LAW SOCIETY
A 18,815 SQ FT
ATTRACTIVE GRADE II
LISTED BUILDING



THE BUILDING

114 Chancery Lane is an impressive building constructed with Portland Stone façades. The property was occupied by The Law Fire Insurance Society from 1859–1907 and their motif still adorns the exterior. The building was extended to include the Bell Yard premises in 1859, with a modern link between the buildings introduced in a refurbishment in 1994.

HIGHLIGHTS

- Impressive Grade II* listed building
- 2 passenger lifts
- Comfort cooling
- Overlooking the Royal Courts of Justice
- Grand main staircase
- Ormate rooms with high ceilings
- Exterior and roof recently refurbished

Clockwise from left:
Chancery Lane entrance, façade details, Chancery Lane Façade

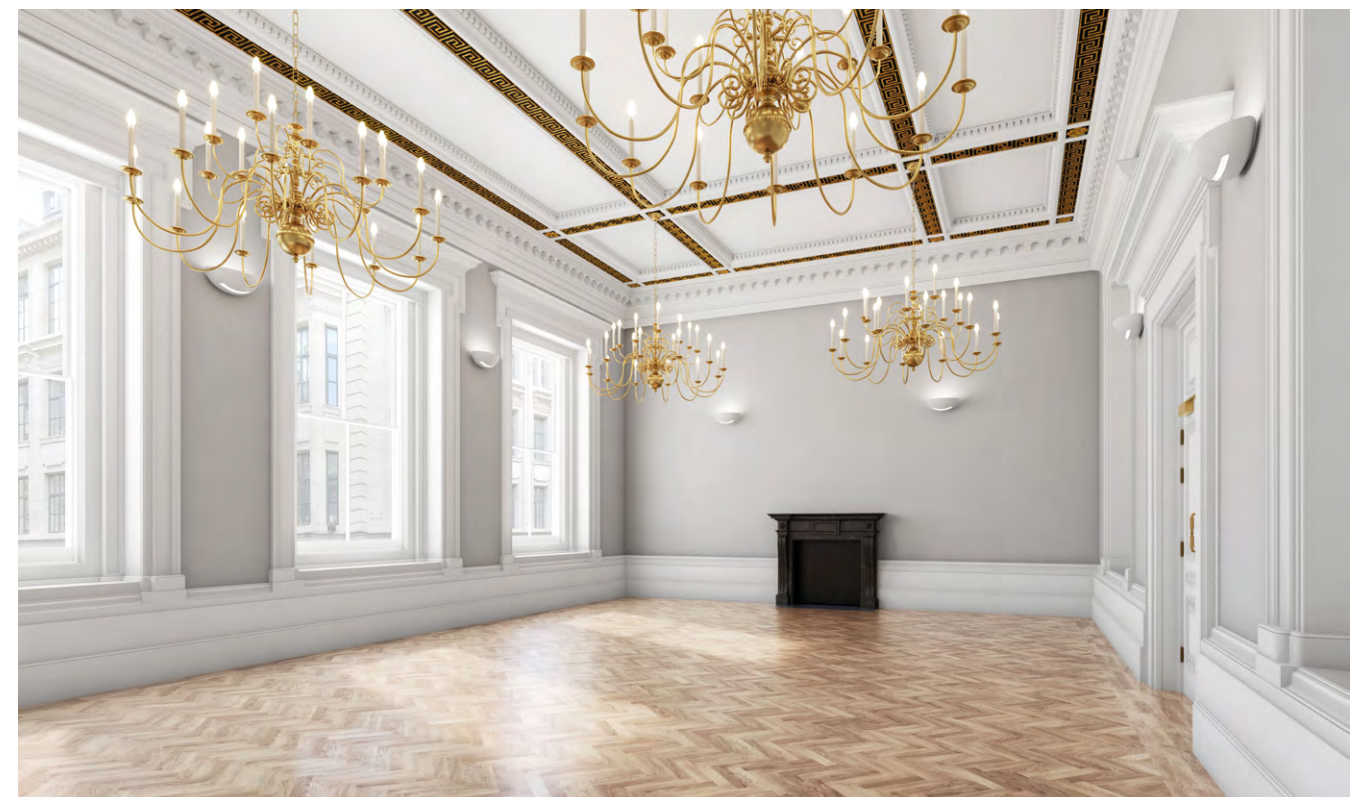




THE ORNATE ROOMS TO THE
CHANCERY LANE FRONTAGE HAVE
IMPRESSIVE WINDOWS AND CEILINGS,
SUITABLE FOR A VARIETY OF USES



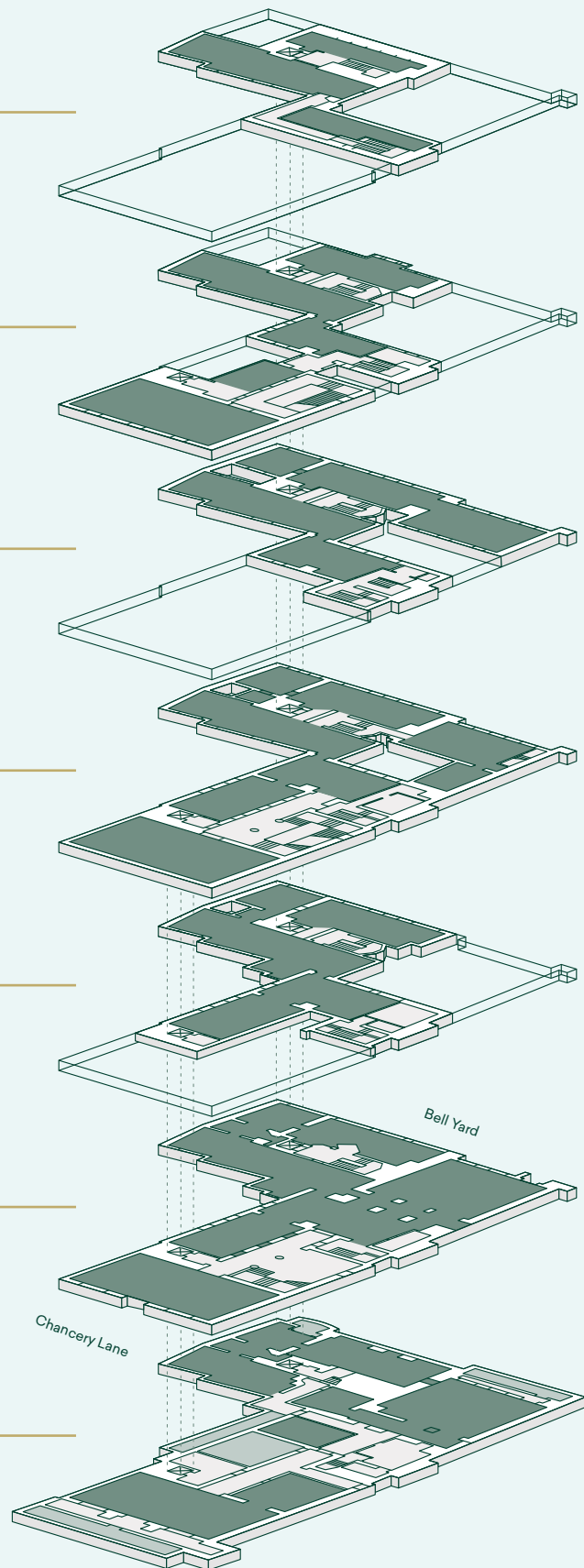
CGI above to show how the main staircase would look once redecorated.



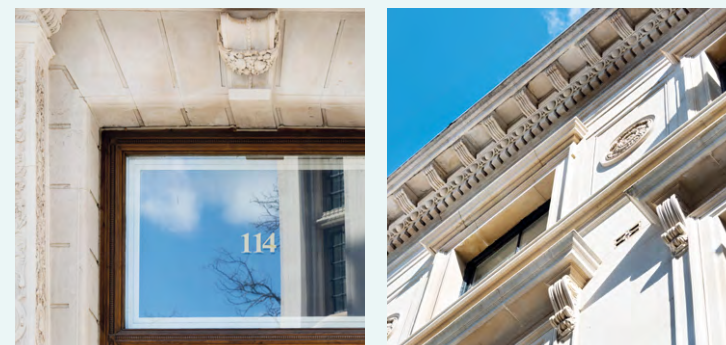
CGI's above to show how the entrance hall from Chancery Lane and how the main room in the first floor would look once redecorated.



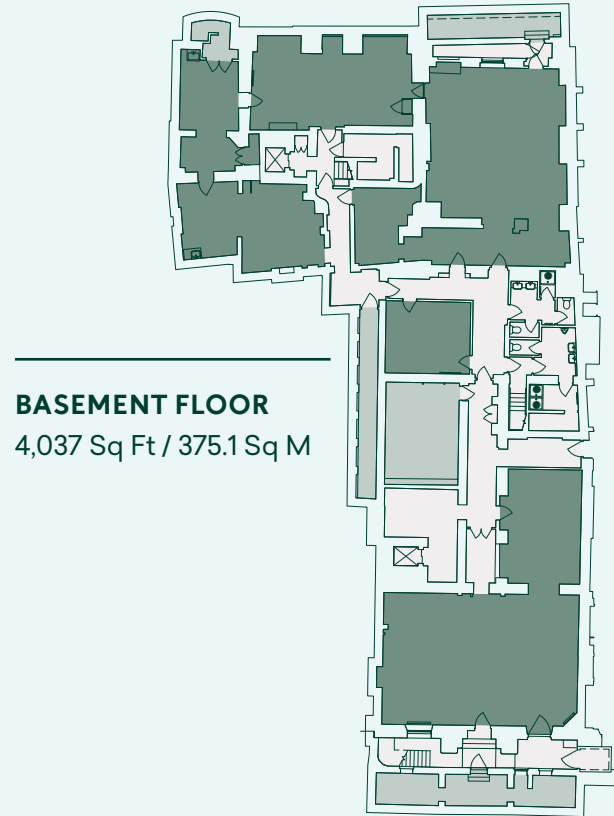
| Floor | Sq Ft | Sq M |
|--------------|---------------|----------------|
| Fifth | 893 | 82.9 |
| Fourth | 2,465 | 229.1 |
| Third | 2,045 | 189.9 |
| Second | 3,724 | 345.9 |
| First | 2,239 | 208.1 |
| Ground | 3,412 | 316.9 |
| Basement | 4,037 | 375.1 |
| Total | 18,815 | 1,747.9 |



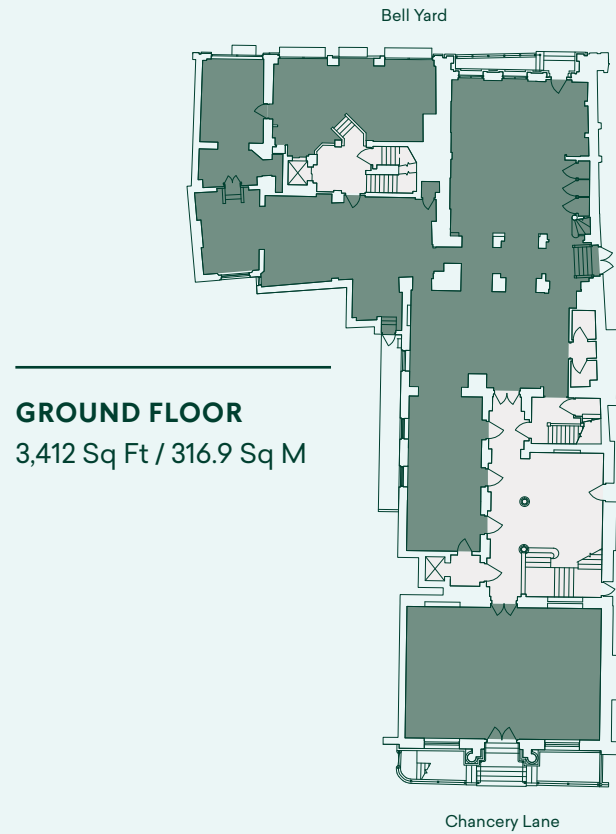
THE PROPERTY HAS
ENTRANCES ON BOTH
CHANCERY LANE
AND BELL YARD



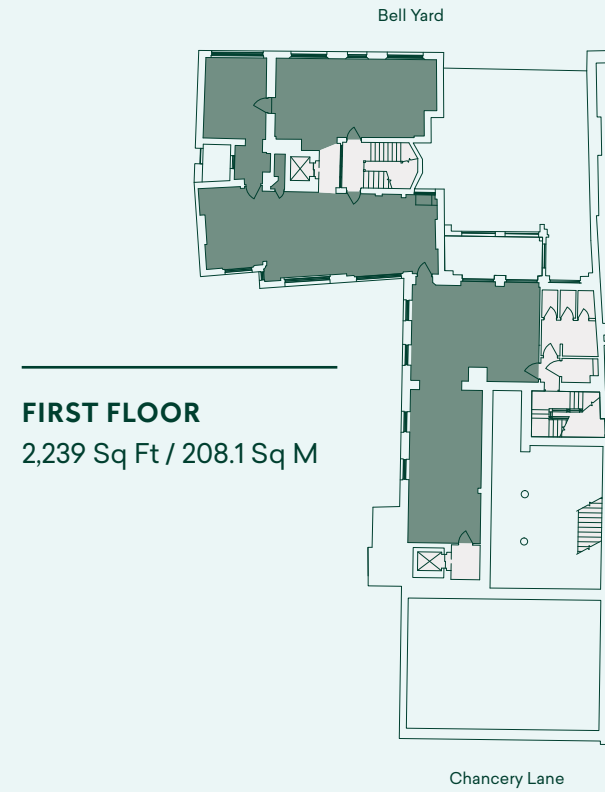
Clockwise from top:
Chancery Lane façade, Bell Yard façade, Chancery Lane façade details



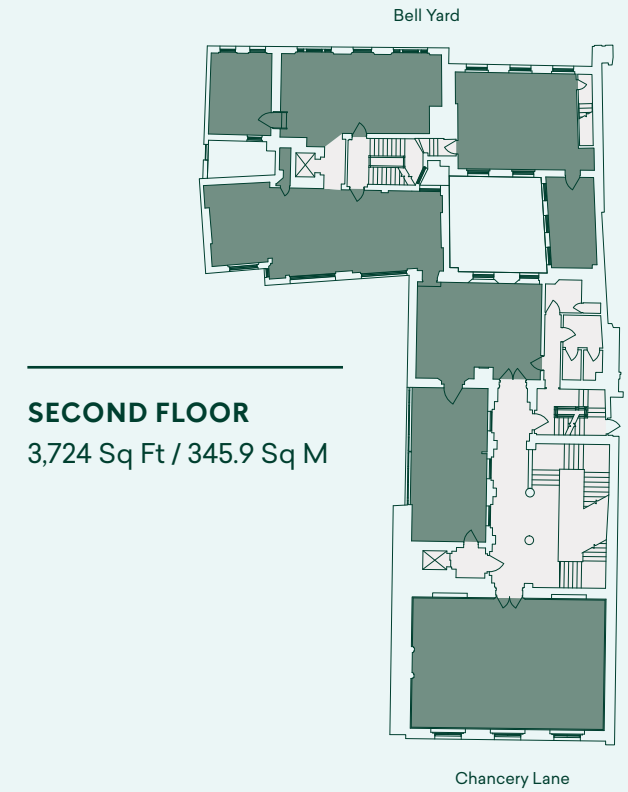
BASEMENT FLOOR
4,037 Sq Ft / 375.1 Sq M



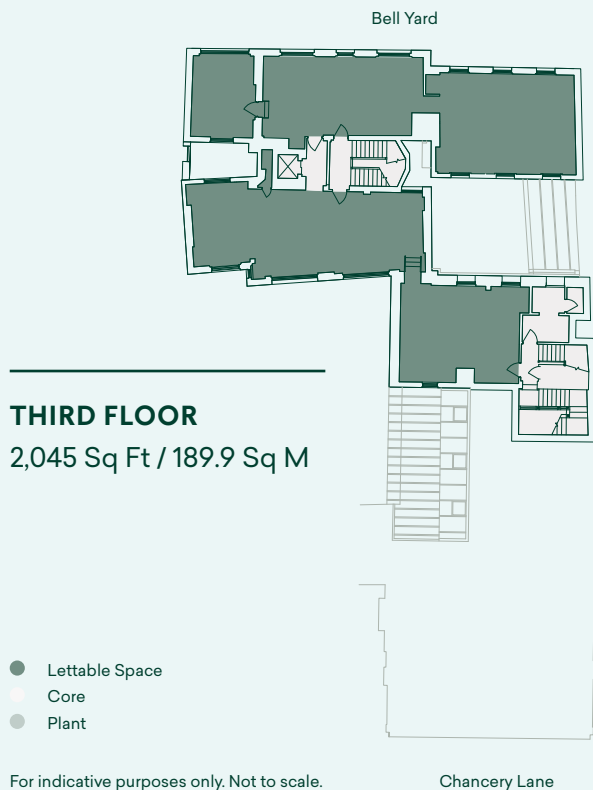
GROUND FLOOR
3,412 Sq Ft / 316.9 Sq M



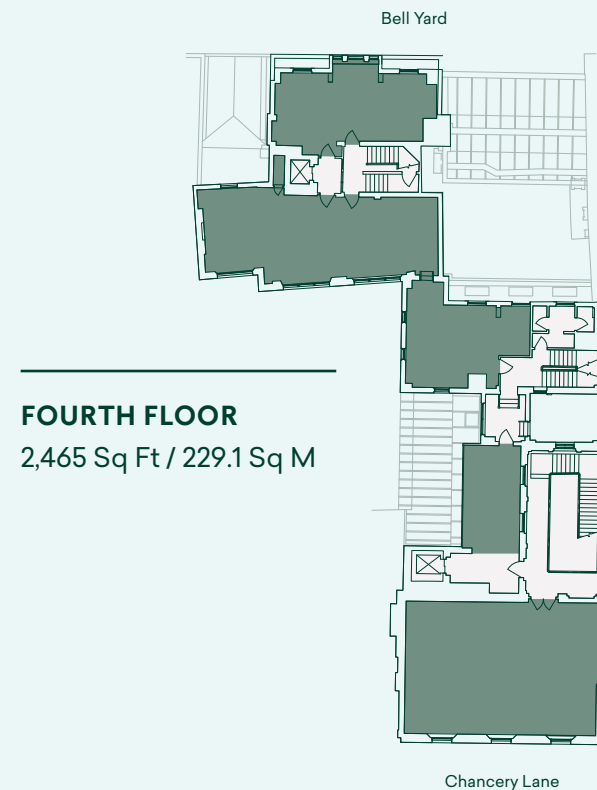
FIRST FLOOR
2,239 Sq Ft / 208.1 Sq M



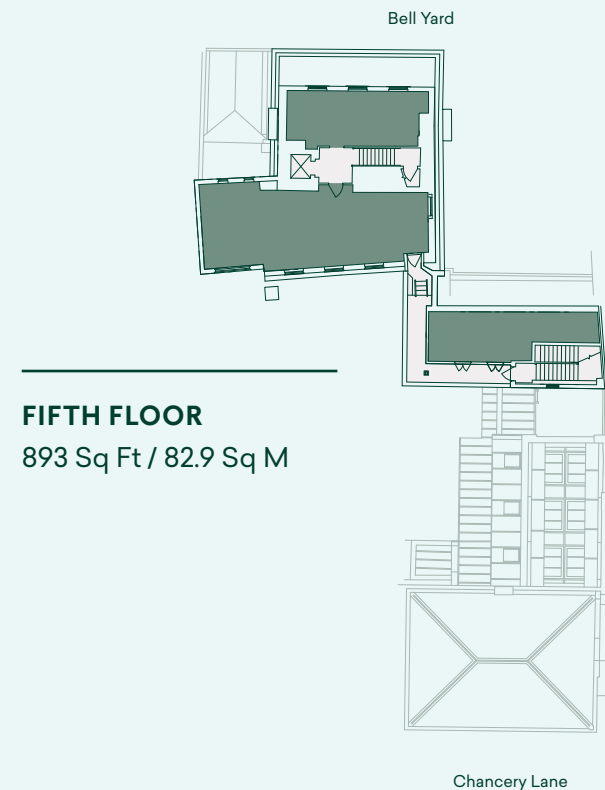
SECOND FLOOR
3,724 Sq Ft / 345.9 Sq M



THIRD FLOOR
2,045 Sq Ft / 189.9 Sq M



FOURTH FLOOR
2,465 Sq Ft / 229.1 Sq M



FIFTH FLOOR
893 Sq Ft / 82.9 Sq M

- Lettable Space
- Core
- Plant

For indicative purposes only. Not to scale.



Above: Bell Yard



LOCAL AREA

114 Chancery Lane has close access to some of the most renowned cafés, bars, restaurants and retail amenities. From long established street food markets to fine dining favourites – traditional outfitters to celebrated hotel brands.



Occupiers

- 01 Amazon
- 02 Bird & Bird
- 03 Irwin Mitchell
- 04 MediaCom
- 05 Octopus Investments
- 06 Saatchi & Saatchi
- 07 Sainsbury's
- 08 Secret Escapes
- 09 Slater & Gordon
- 10 Trainline

Amenities

- 11 Apex Hotel
- 12 Baranis
- 13 Bounce
- 14 Fields Bar & Kitchen
- 15 Gaucho
- 16 Kimchee
- 17 Hoxton Hotel
- 18 Hubbard & Bell
- 19 Press Coffee
- 20 Shot

SITUATED CENTRALLY BETWEEN THE WEST END AND THE CITY IN MIDTOWN, THE BUILDING HAS AN UNRIVALLED LOCATION



Top from left: New Square, Hubbard & Bell
 Middle from left: Gaucho, Press Coffee,
 Bottom from left: Lincoln's Inn Fields,
 Hoxton Hotel, Fabrique

CONNECTIONS

Within close proximity to four major transport hubs – the building is linked across London and beyond.

Following the arrival of Crossrail at Farringdon Station in late 2019, journey times will be further improved.

| CHANCERY LANE | CITY THAMESLINK | BLACKFRIARS | FARRINGDON |
|---------------|------------------|-------------|-------------------------|
| 07 mins | 08 mins | 11 mins | 12 mins |
| | | | |
| BANK | LIVERPOOL STREET | BOND STREET | KING'S CROSS ST PANCRAS |
| 10 mins | 12 mins | 12 mins | 14 mins |
| | | | |

Travel times from TfL.

114CHANCERYLANE.COM

Further Information

Terms

Upon application.

Viewings

Strictly by appointment through sole agents.

Neil Warwick

020 7643 1531
n.warwick@kinneygreen.com

Emma Burgess

020 7643 1514
e.burgess@kinneygreen.com



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