



C O B H A M  
H O U S E

20 BLACK FRIARS LANE, LONDON, EC4



COBHAM HOUSE

# Workplace Reimagined

Cobham House blends historic character with modern functionality, offering up to 30,869 sq ft of contemporary office space in a prestigious central London location. Currently undergoing a comprehensive refurbishment, the building will be suitable as a self-contained HQ or multi-let workspace. The transformation will introduce brand new end of trip facilities, a vibrant reception with concierge service, newly refurbished CAT A floors, a premium CAT B unit with the option to roll out CAT B across all floors, and private terraces.





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Ground Floor Concierge CGI



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# Repositioned Ground Floor



Tenant &  
Client Lounge



# Highlights



Impressive Arrival  
Experience



Ground Floor  
Concierge



Ground Floor  
Communal Lounge



CAT A/B Available



New Comprehensive  
Refurbishment



Terraces on the  
5th & 6th Floors



High Quality  
End of Trip Facilities



Self Contained  
HQ Building



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1st Floor Lift Lobby CGI



# Availability

| FLOOR        | SPECIFICATION   | SQ FT         | SQ M         |
|--------------|-----------------|---------------|--------------|
| 6TH          | CAT A   Terrace | 2,239         | 208          |
| 5TH          | CAT A   Terrace | 4,156         | 386          |
| 4TH          | CAT A           | 5,367         | 499          |
| 3RD          | CAT A           | 4,421         | 411          |
| 2ND          | CAT A           | 4,402         | 409          |
| 1ST          | CAT B           | 4,417         | 410          |
| G            | CAT A           | 3,207         | 298          |
| LG           | CAT A           | 2,660         | 247          |
| <b>TOTAL</b> |                 | <b>30,869</b> | <b>2,868</b> |

Subject to final measurement.



Typical CAT A Floor CGI



Typical CAT A Floor CGI



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1st Floor Open Plan Workspace CGI



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Views of St Paul's and The City from 6th Floor Terrace



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# Next Level Amenities For Every Journey



LG Floor End of Trip Facilities CGI



LG Floor Bike Store CGI



Showers CGI



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# Ground Floor

3,207 SQ FT / 298 SQ M



- Reception
- Communal Lounge
- Office
- Core



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# 1st Floor

4,417 SQ FT / 410 SQ M

38 x Workstations  
1 x Boardroom  
1 x Meeting Room  
9 x Breakout Areas  
3 x Focus Pods  
1 x Teapoint





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# 4th Floor

5,367 SQ FT / 499 SQ M



Office  
Core



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# 5th Floor

4,156 SQ FT / 386 SQ M



- Office
- Terrace
- Core



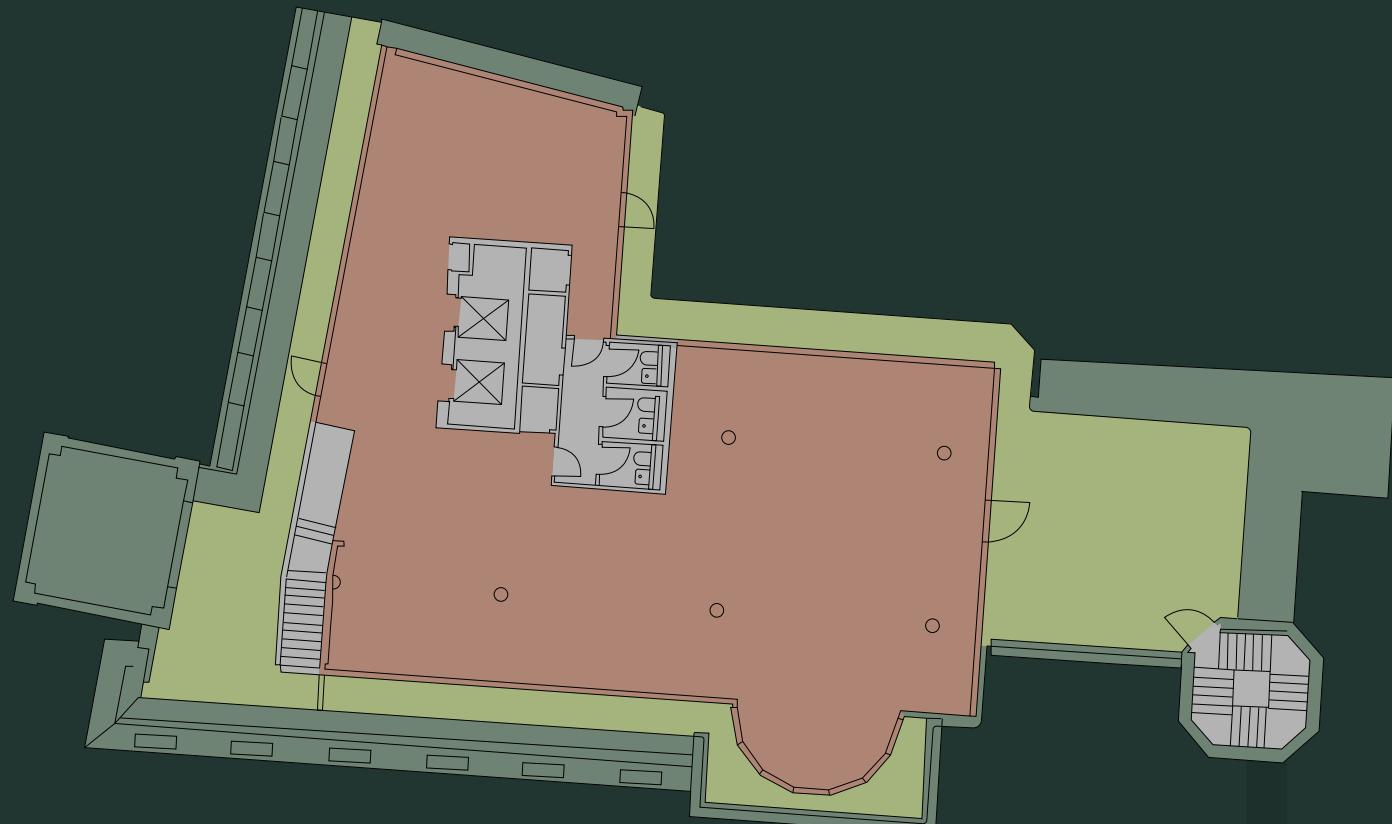
BLACK FRIARS LANE



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# 6th Floor

2,239 SQ FT / 208 SQ M



- Office
- Terrace
- Core



BLACK FRIARS LANE



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# LG Floor

2,660 SQ FT / 247 SQ M





# Culture, Cafés & Cocktails

Located in the heart of London's financial district, Cobham House offers exceptional connectivity and access to a vibrant cultural scene. This prime location is also moments from St. Paul's Cathedral. The area is rich in dining, arts, and culture, with iconic destinations like the Tate Modern and Shakespeare's Globe Theatre nearby. Also, Blackfriars Station is a 3-minute walk, which provides Underground and mainline rail services.





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Inner Temple Garden

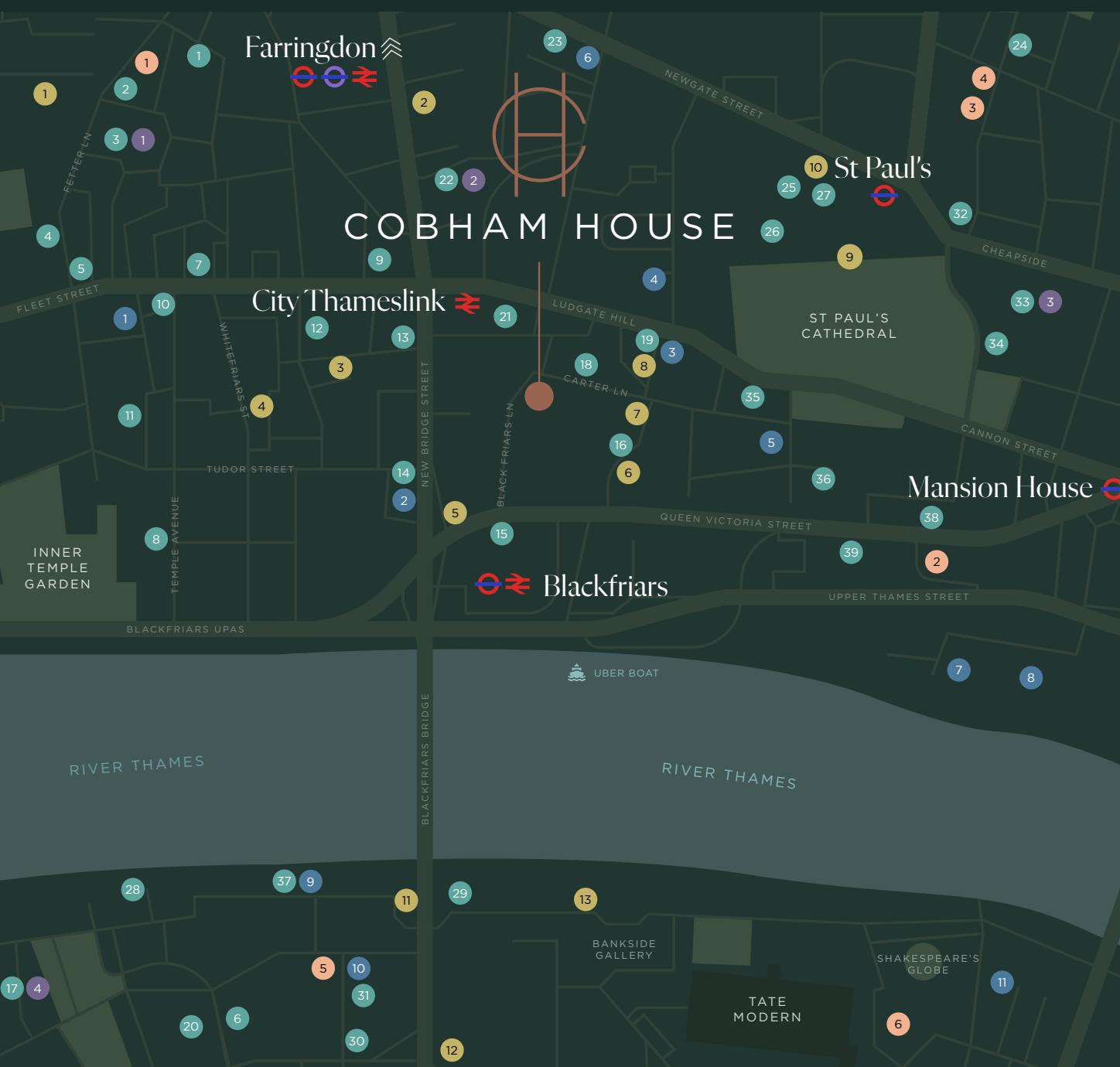


One New Change & St. Paul's Cathedral





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## Cafés & Restaurants

1. Iris & June
2. Hotori
3. New Street Square
4. Clifford's
5. Dilieto
6. HONI POKE
7. PAUL
8. Tempio
9. Pickwick
10. Nine Bars
11. Pegasus
12. CORD
13. Chi Noodle & Wine Bar
14. NYnLON
15. Flow
16. Chao Now
17. Gabriel's Wharf
18. Terra Rossa
19. Tattle Coffee
20. Black Sheep Coffee
21. Andrea
22. Fleet Place
23. LEYDI
24. Manicomio
25. Pilpel
26. The Happenstance
27. HOP
28. OXO Restaurant
29. FCB
30. GAIL's
31. Art Yard
32. Blank Street
33. One New Change
34. The Ivy Asia
35. Soho Coffee
36. Mangio
37. Sea Containers
38. The Wren Coffee
39. Cafe 101

## Bars & Pubs

1. Brewdog
2. Harrild & Sons
3. Humble Grape
4. The Harrow
5. The Blackfriar
6. The Shaws Booksellers
7. BYOC
8. Found
9. Dion
10. The Paternoster
11. Doggett's Coat and Badge
12. SAMA
13. Founder's Arms

## Hotels

1. Apex
2. Hyatt Regency
3. Lost Property
4. Club Quarters
5. Leonardo Royal
6. Hyde
7. Locke
8. The Westin
9. Sea Containers
10. Bankside
11. Native

## Retail

1. New Street Square
2. Fleet Place
3. One New Change
4. Gabriel's Wharf

## Gyms

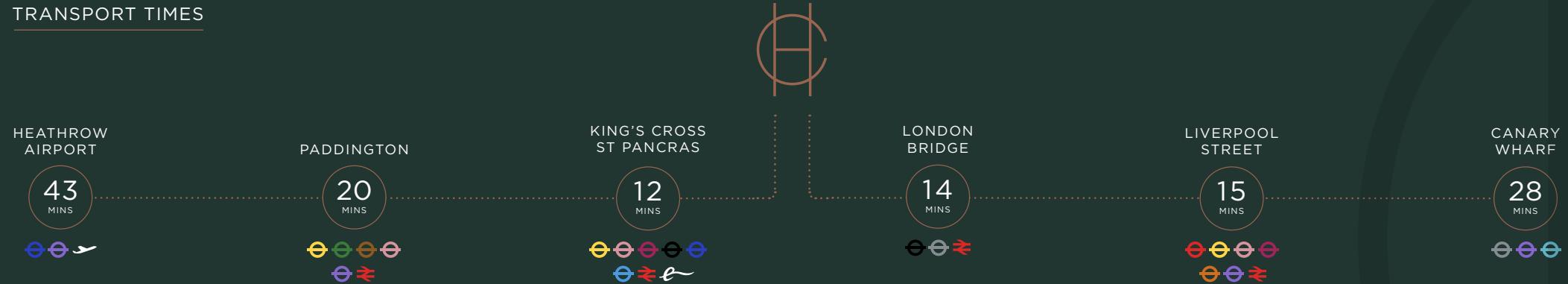
1. The Gym
2. Fitness First
3. Tee Box
4. Barry's
5. 1Rebel
6. The Font



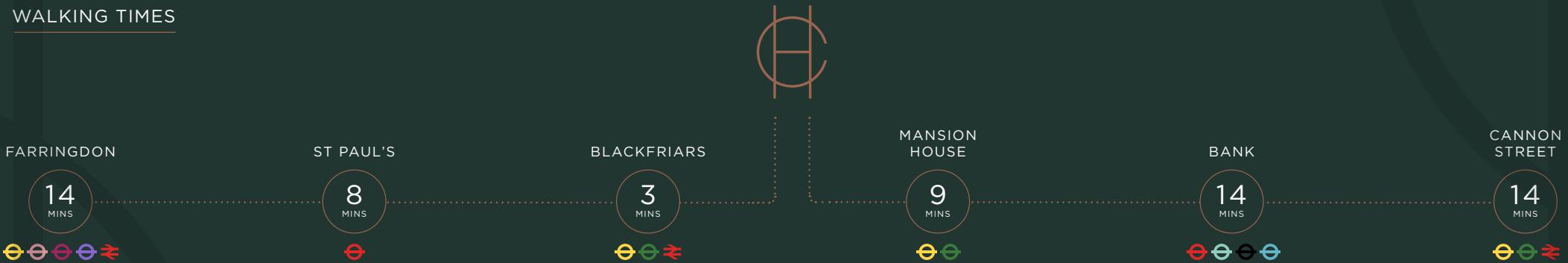
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# Connectivity

## TRANSPORT TIMES



## WALKING TIMES



\*All times from Cobham House  
Source: Google



# COBHAM HOUSE



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