

33 ALDGATE HIGH STREET, EC3



ALDGATE HOUSE

5,300-63,000 SQ FT OFFICES TO LET

INTRODUCTION

WHERE *BUSINESS* *MEETS* OPPORTUNITY

Aldgate House offers high-quality workspace in a prime City location, thoughtfully designed to meet the needs of modern occupiers.

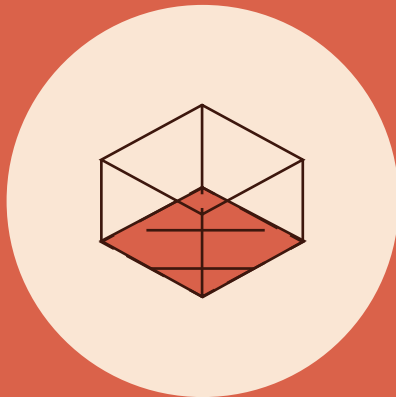
Available from 5,300 to 63,000 sq ft, the building provides a rare opportunity to secure both scale and efficiency in one of London's most well-connected districts.



New entrance CGI



HIGHLY PROMINENT
ISLAND SITE



LARGE COLUMN-FREE
FLOORPLATES



7 MINUTE WALK TO
LIVERPOOL STREET
STATION





New reception CGI

SUMMARY SPECIFICATION

New double height reception with business lounge - ready Q3 2026

Island site with column-free space

2.9m clear floor to ceiling height & floor to ceiling glazing

18 Showers, 262 lockers and 238 cycle spaces

EPC B rating

VRF air conditioning

200mm raised floor

6 x 23 person passenger lifts

Dual power and standby generators

Car parking



BUILDING

A NEW ARRIVAL EXPERIENCE

An enhanced arrival experience is centred around a newly refurbished reception, designed to deliver a refined and contemporary first impression.



New business lounge CGI



INDICATIVE CAT A SPACE

FLOODED WITH *NATURAL LIGHT*

BUILDING

EXISTING TENANT FIT-OUTS



OCCUPIERS:

Brown & Brown

Taboola

TRANSPERFECT

CITY
BOULDERING

ACCOMMODATION

THE SPACE

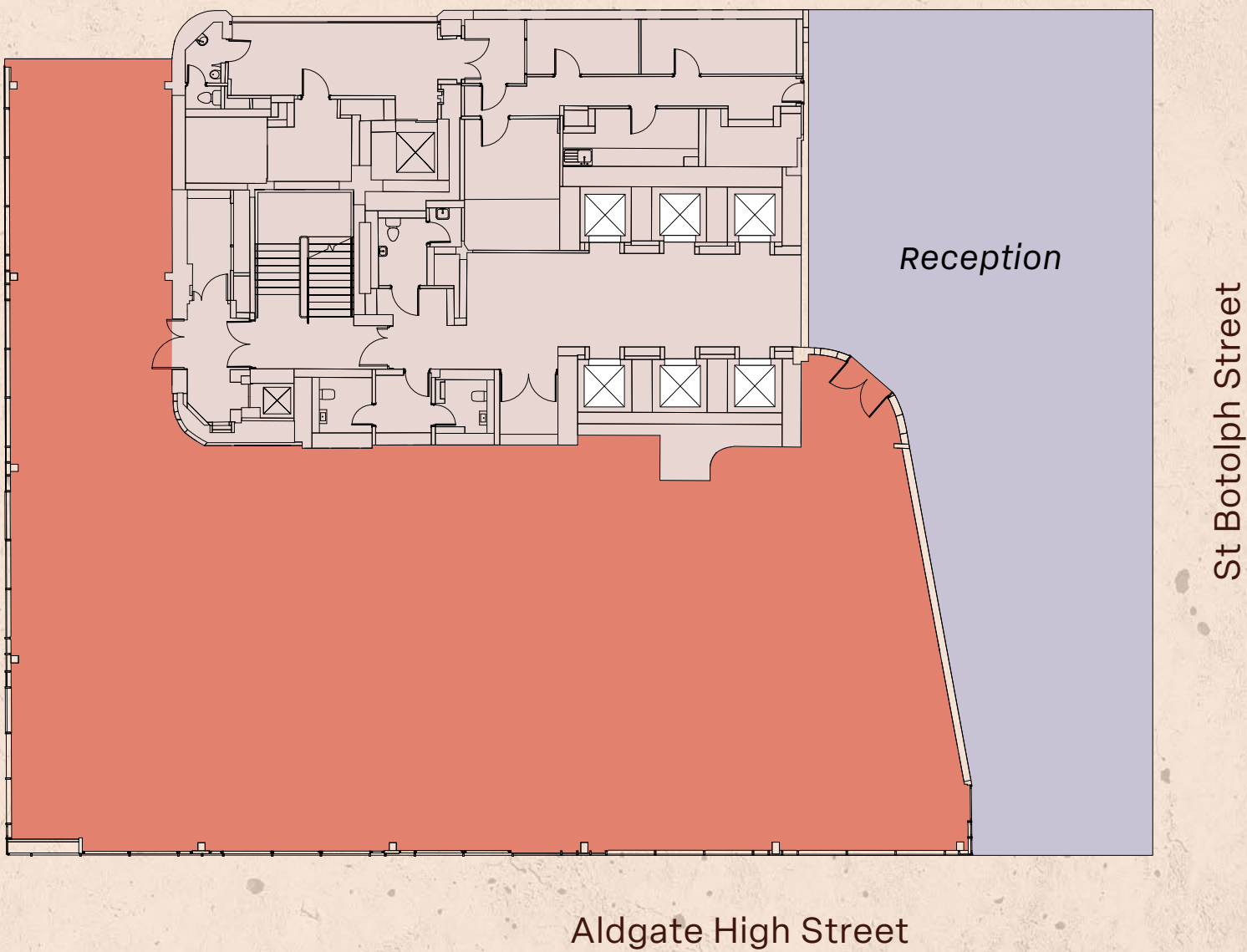
The available floors offer efficient layouts and natural light along all elevations, producing high-quality workspace tailored to modern business needs.

	SQ FT	SQ M
FIFTH	26,085	2,423
THIRD	26,161	2,430
MEZZANINE	5,380	500
GROUND	5,349	497
TOTAL (NIA)	62,975	5,850



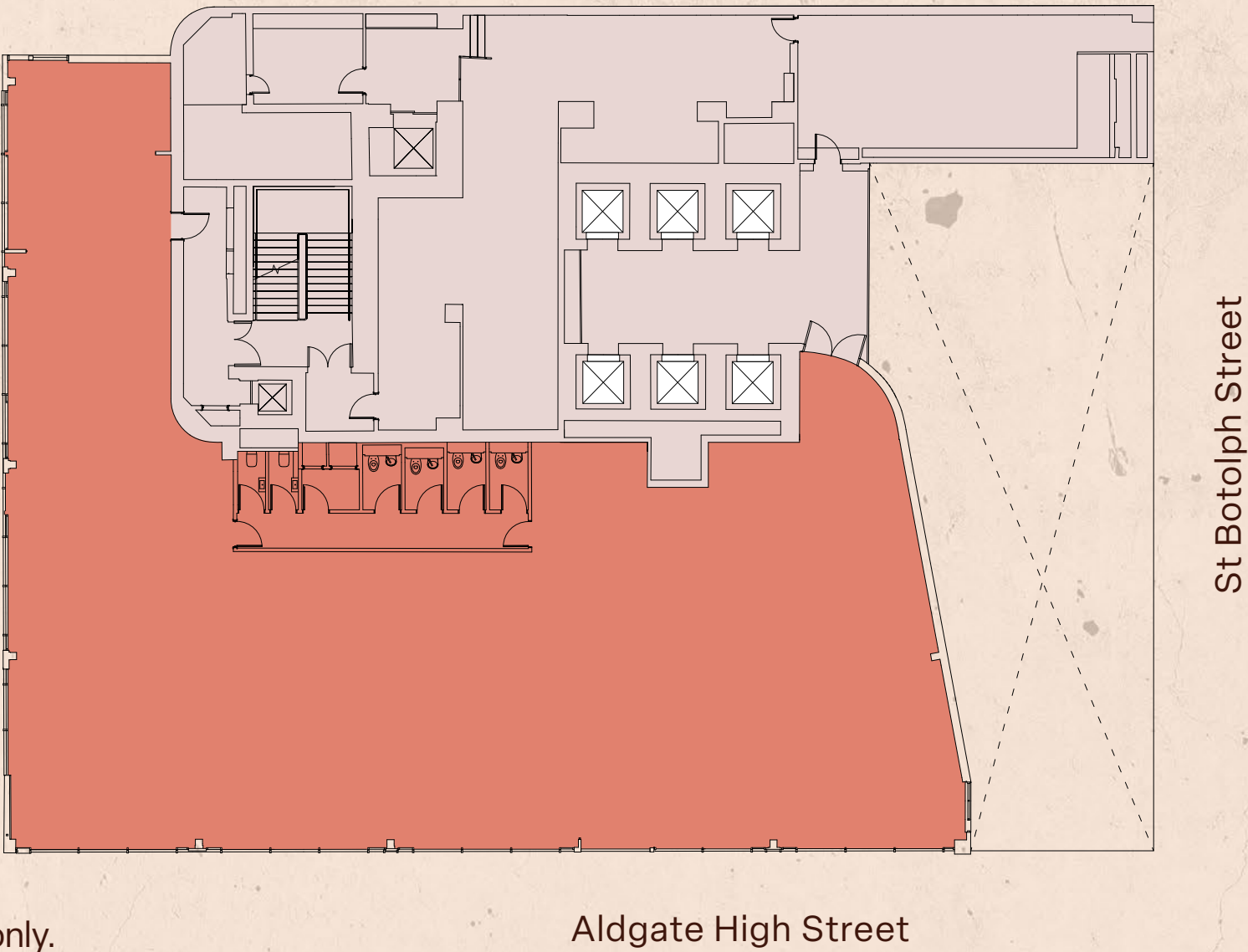
GROUND

5,349 SQ FT / 497 SQ M



MEZZANINE

5,380 SQ FT / 500 SQ M



- Key
- Office
 - Reception
 - Core
 - Lifts

Not to scale.
For indicative purposes only.

THE SPACE

Key

Office

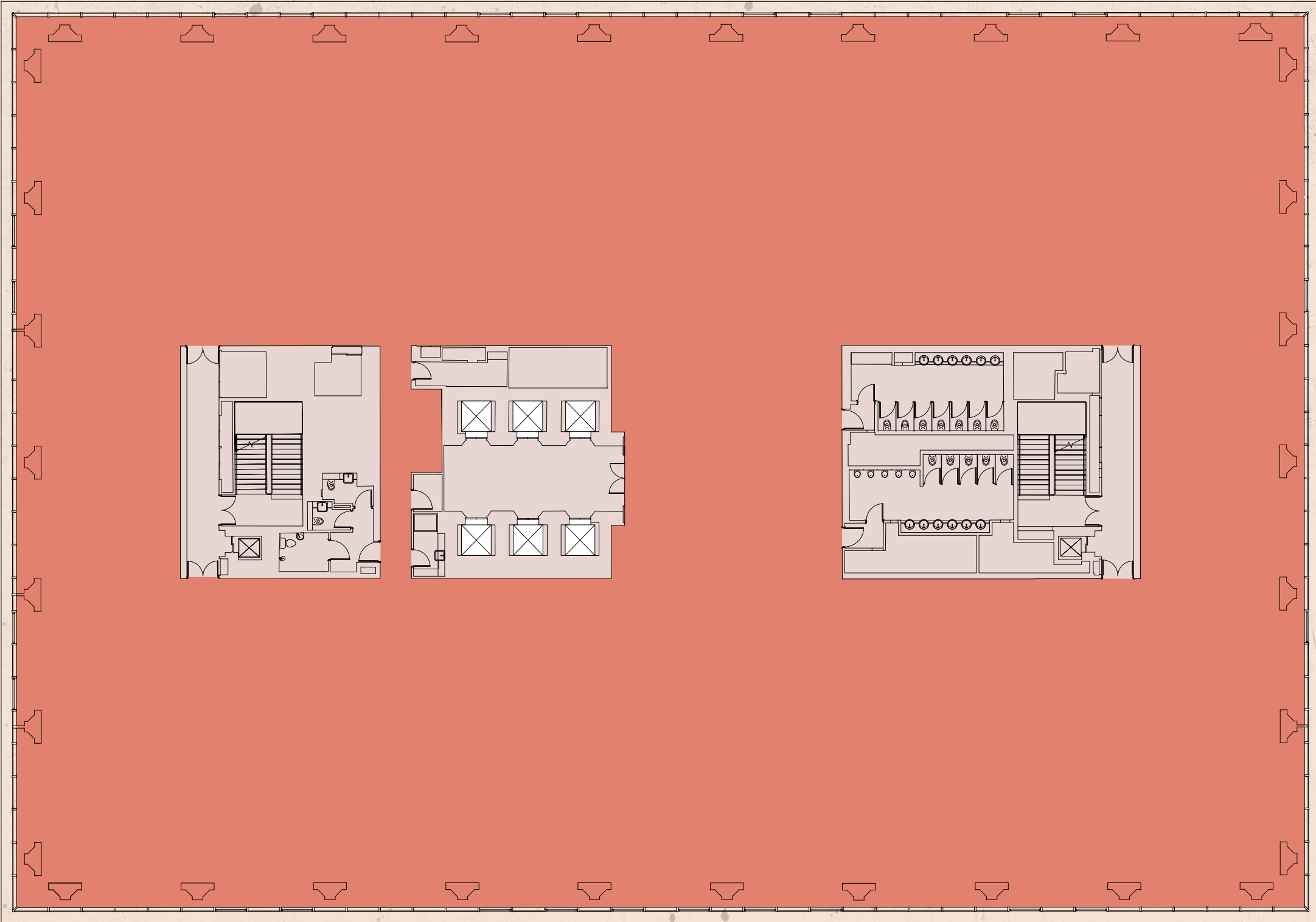
Core

Lifts

Not to scale. For indicative purposes only.

THIRD

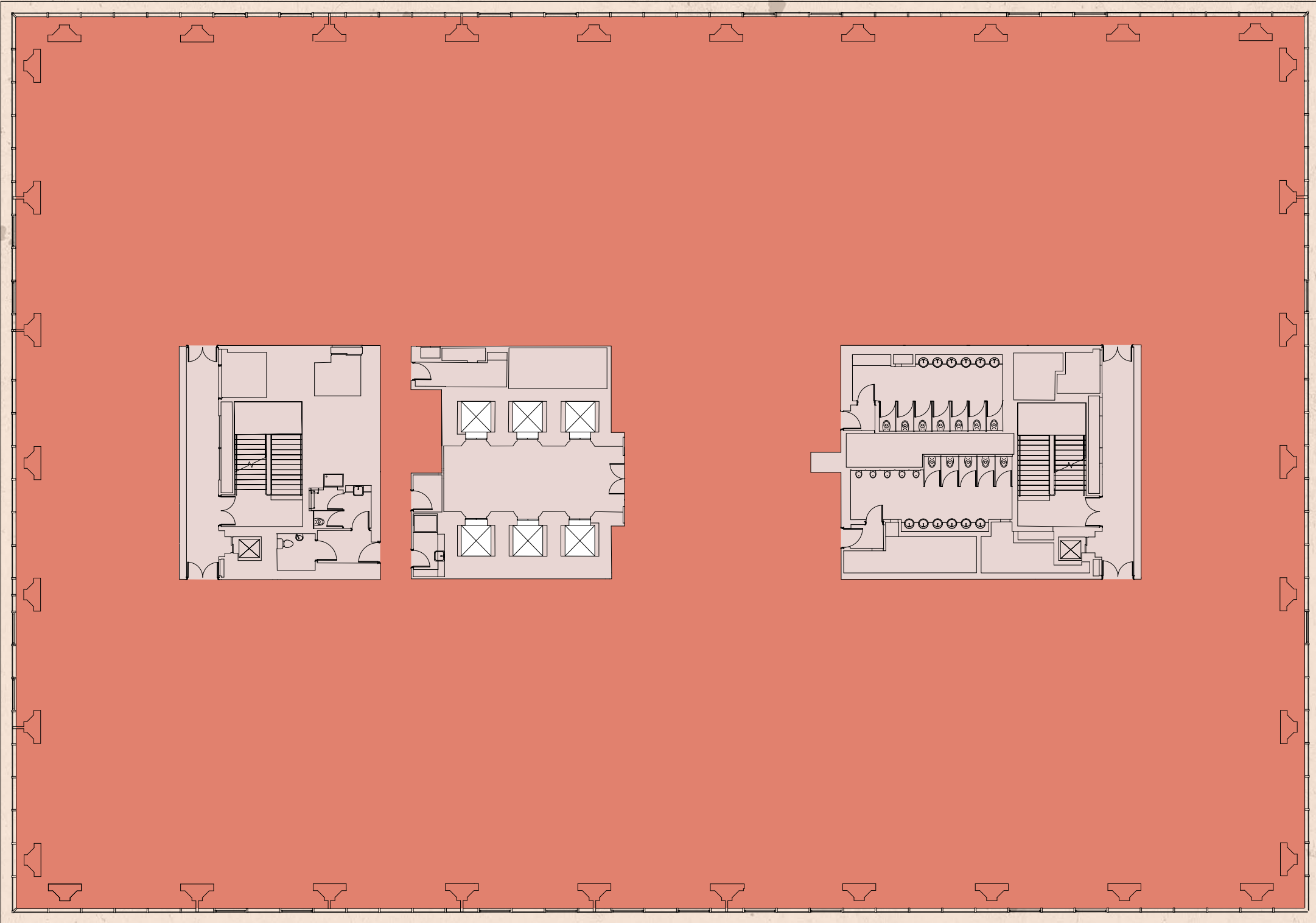
26,161 SQ FT / 2,430 SQ M



Aldgate High Street

FIFTH

26,085 SQ FT / 2,423 SQ M



Aldgate High Street

THE LOCATION

WORK MEETS LIFESTYLE

Aldgate House is a short walk from Liverpool Street station, offering excellent connectivity via the Elizabeth Line, with Broadgate, Spitalfields Market, Leadenhall Market and Shoreditch all within easy reach.

Six stations are accessible within a ten minute walk, providing access to a range of Underground and mainline services across London.



RESTAURANTS	BARS & CAFÉS	HOTELS & FITNESS
01 Omnino Leadenhall	01 Dave's Wine Bar	01 Leonardo Hotel
02 Sushi Samba	02 The Alchemist	02 Canopy Hotel by Hilton
03 ARABICA	03 The Culpeper	03 Stay Kula Hotel
04 Ottolenghi	04 Kiss the Hippo	04 Pan Pacific
05 Lucky Cat	05 Aldgate Tap	05 Foundry Gym
06 The Cardinal	06 Black Sheep Coffee	06 F45
07 Ara	07 St Clare Coffee & Bar	07 PureGym
08 Brother Marcus	08 Devonshire Terrace	08 Equinox



JOURNEY TIMES



✈ LONDON CITY AIRPORT	35 MINS
✈ GATWICK AIRPORT	45 MINS
✈ HEATHROW AIRPORT	50 MINS



FURTHER INFO

GET IN TOUCH

VIEWINGS

Strictly through the joint sole letting agents.

TERMS

Upon application



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