

3 Wellington Place – Total area 10,765 sq m / 115,878 sq ft

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Floor	Use	IPMS 3 sq m	IPMS 3 sq ft	GIA sqm	GIA sq ft	Status
Ground – Suite 1	Office	315	3,392			Available
Ground – Suite 2	Office	265	2,852			Available
Ground – Suite 3	Office	380	4,090			Available
Ground – Unit 1a	Retail			134	1,437	Let to Caffè Nero
Ground – Unit 1b	Retail			146	1,570	Available
Ground – Unit 2*	Retail			324	3,487	Available
First	Office	1,804	19,417			Under offer
Second	Office	1,932	20,798			Under offer
Third	Office	1,927	20,746			Under offer
Fourth	Office	1,924	20,712			Let to Investec
Fifth	Office	1,614	17,377 [†]			Under offer
Total available sq m		960		470		
Total available sq ft			10,334		5,057	
Total sq m		10,161		604		
Total sq ft			109,384		6,494	

* This retail unit is capable of division † Roof terrace 2,961 sqft