

16th February 2009

Leading international software company signs lease in Bloomsbury

Emailvision (UK) Ltd, the French-owned market leader in email management software for the e-commerce and publishing sectors, is the latest occupier to take space at Lynton House in the heart of Bloomsbury. 50,000 sq ft has now been let in the recently refurbished building.

Emailvision has taken 4,861 sq ft on the ground floor at a rental of £40 per sq ft payable after a 9 month rent free period, on a new 5 year lease. The landlord, a private investor, was advised by Asset Managers The Deerbrook Group, as well as agents Farebrother & Drivers Jonas LLP. Emailvision was represented by Office Planet Ltd.

Iain Malcolm, Partner at Farebrother commented, "The area offers easy access to the new Eurostar terminal at St Pancras and it is increasingly attractive to those who are focused on continental European markets."

The top three office floors of circa 10,000 sq ft each remain available at a very competitive new asking rental of £45 per sq ft and another 10,000 sq ft on the lower ground floor at £29.50 per sq ft.

ENDS

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Farebrother

Farebrother are property advisers and chartered surveyors offering a full range of property advice in the Centre of London specialising in Midtown and Southbank. The firm is celebrating 210 years of independence: founded in 1799. Farebrother acts for funds, estates, property companies, occupiers and private individuals, including Scottish Widows, PRUPIM, The Governing Body of Rugby School and Delancey.

Drivers Jonas

Drivers Jonas LLP (DJ) is a private independent partnership of commercial property consultants, employing 750 staff across the UK and Europe, with a turnover of £90m. The firm has offices in London, Paris, Frankfurt, Madrid, Slough, Birmingham, Manchester, Leeds, Edinburgh and Glasgow. DJ was the first property firm to achieve CarbonNeutral status in 2006.

DJ Agency covers all aspects of commercial agency for occupiers, landowners and investors. This includes advising on the acquisition and disposal of all sorts of property interests: freeholds, long leases and short leases, options and agreements. DJ combine entrepreneurial flair with solid professional knowledge to advise on and then implement the right solution for each client and combine other specialist skills as necessary – planning, development and project management for example.

Continues

Lynton House, 7/12 Tavistock Square, WC1

Totalling 110,000 sq ft, refurbishment was completed in September 08. 21,460 sq ft was let on the fourth and fifth floors to Young & Rubicam and the third floor (10,663 sq ft) to media and entertainment lawyers Michael Simkins LLP, both prior to completion. Starbucks has also taken space for a new coffee bar on the ground floor.
www.lyntonhousebloomsbury.com

Midtown

The Midtown area market broadly extends to Euston Road in the North, the Thames in the South, St Paul's in the East and Trafalgar Square in the West. Major occupiers include Deloitte, Lovells and Warner Bros. The proportion of occupiers from creative sectors; fashion, media, internet and IT has increased in recent years, with brands such as Grey London, McCann Erickson, Agent Provocateur and Alexander McQueen relocating to Midtown.

The Deerbrook Group

The Deerbrook Group is an Asset Manager acting on behalf of both UK and overseas clients providing advice on purchases, subsequent strategy and leasing, as well as sales.

Emailvision

Founded in May 1999, the Company has a staff of over 150 and offices in the major global markets including the USA, UK, France, Germany, Belgium, Netherlands, Switzerland and Spain. Emailvision has become the email marketing software service of choice for the e-commerce and publishing industries. By the end of Q3 2008, Emailvision had over 1,500 clients and 2,500 international users.