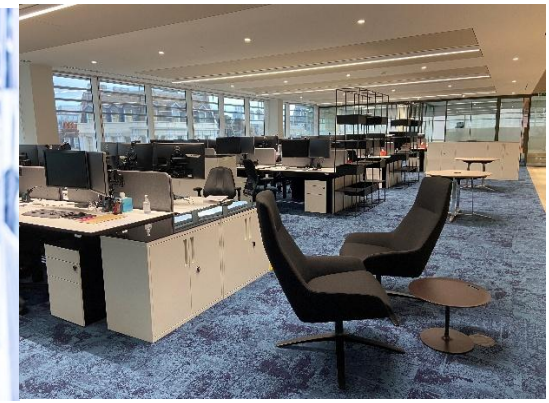
BGL Partners

Tel 020 7183 8242

www.bglpartners.co.uk

FULLY FITTED OFFICE

3rd Floor, 2 St James's Market, SW1Y 4QU



Accommodation (NIA Basis)

3rd Floor- 10,242 sq ft.

No description or information given whether or not in these Particulars and whether written or verbal ("information") about the property or its condition or its value may be relied upon as a statement or representation of fact. BGL Partners, do not have any authority to make any representations and accordingly any information given is entirely without responsibility on the part of the agents or the seller. The photographs show only certain parts of the property at the time they were taken. Any areas, measurements or distances given are approximate only. Any reference to alterations to, or use of any part of the property is not a statement that any necessary planning, building regulations or other consent has been obtained. These matters must be verified by any intending buyer. Any buyer must satisfy himself by inspection or otherwise as to the correctness of any information given. All terms quoted are exclusive of VAT.

Amenities

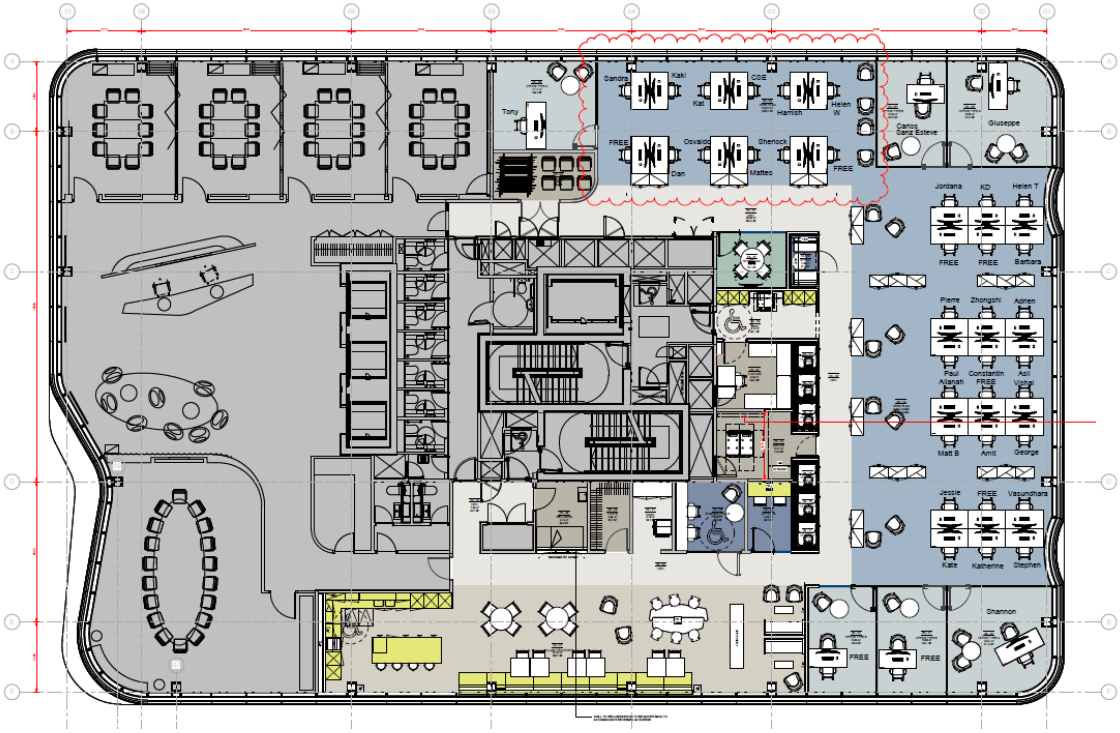
- Air Conditioned
- Full Access Raised Floors
- Fully Furnished
- 4 Meeting Rooms
- 1 Large Boardroom
- Well Fitted kitchen
- 6 Private offices
- Communal end of trip with Bike racks, showers and lockers
- 2 Meeting Rooms
- Large breakout area

Lease

Held on a lease to expire 27 March 2028. Current passing rent £1,046,520 pa (£102.18 psf)

Rates payable: (2025-2026): £448,500 pa (Interested parties are advised to make their own enquiries to verify that this information is correct

Service Charge: £25.75 psf



For further details please contact sole agents BGL Partners

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