

# Palladium House, 1 - 4 Argyll Street, Soho, London, W1F 7LD



OFFICE TO LET | 4,100 sq ft



## Location

The property is situated on the corner of Argyll Street and Great Marlborough Street approximately 150 yards south of Oxford Circus Underground Station. Located in the heart of the West End, occupants benefit from all the amenities that the area has to offer.

## Floor Areas

Floor	sq ft	sq m
1st Floor	4,100	380
<b>TOTAL (approx.)</b>	<b>4,100</b>	<b>380</b>

\*Measurement in terms of NIA

## Description

Palladium House (formally Ideal House) was constructed in the late 1920's for the National Radiator Company in the style of its parent company's headquarters in Manhattan. The striking polished black granite elevations and enamel friezes render it one of the most distinctive, art deco buildings in the West End. The available 1<sup>st</sup> floor will provide bright contemporary office space.

### Rebecca Saxon, Agency Surveyor

 020 7025 1397

Joint Agents: Frederick Holt 020 7582 9375

### Jamie Quinn, Trainee Surveyor

 020 7025 8945

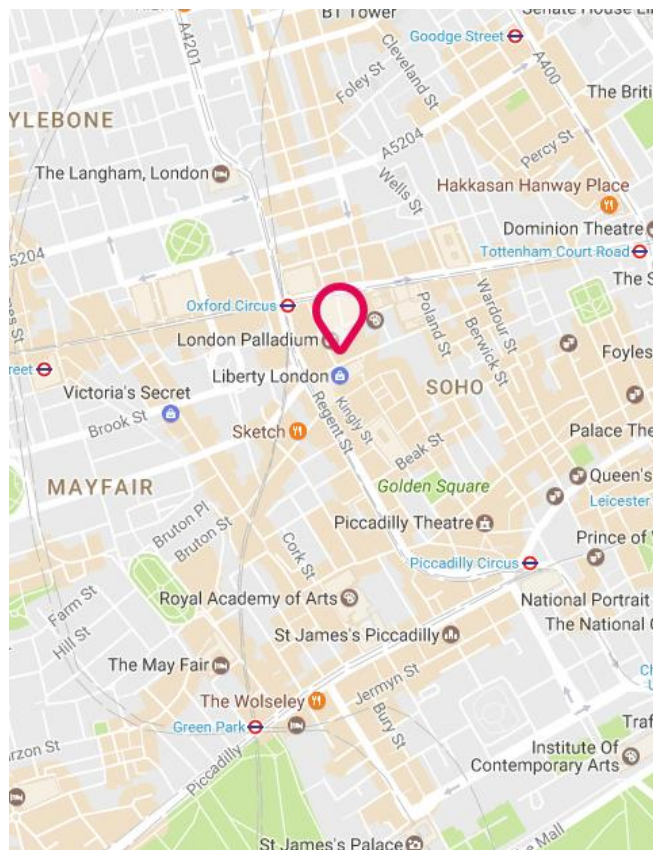
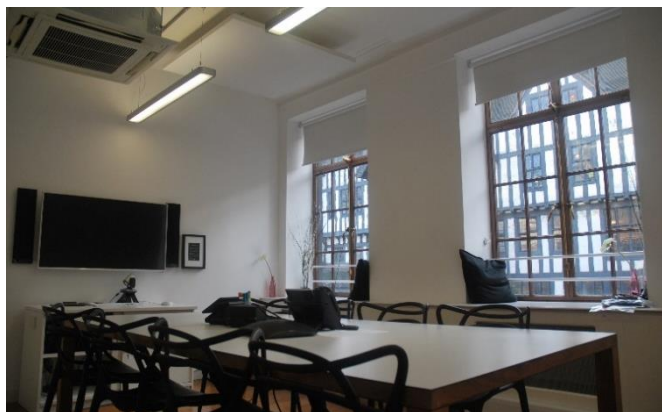
Applicants are advised to make their own enquires in respect of all rates payable to local authorities and taxes. We recommend you see [www.voa.gov.uk](http://www.voa.gov.uk) for further information. None of the systems or services in the property have been tested by us to check they are in working order. Interested parties may wish to make their own investigations. All other information provided is for guide purposes and cannot be relied upon.

**Subject to Contract April 2017**

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## Terms

Tenure:	Leasehold
Lease:	New lease direct from the Landlord for a term to be agreed
Rent:	£72.50 psf pax
Rates:	Estimated at £26.29 pas pa 2017/18
Service Charge:	Approximately £9.00 psf pax

## Amenities

- Commissionaire
- Passenger lift
- Air cooling
- Perimeter trunking
- Demised WCs
- Views over Argyll Street and Great Marlborough Street

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