

30 New Bond Street Mayfair, London, W1S 2RW

OFFICE TO LET | 658 - 1,331 sq ft



Location

The property is located on the east side of New Bond Street, close to its junction with Conduit Street. Located in the heart of Mayfair the property benefits from all the amenities this prestigious area has to offer. Bond Street (Central and Jubilee lines), Green Park, (Victoria, Jubilee and Piccadilly lines) and Oxford Circus (Victoria, Central and Bakerloo) underground stations are within a short walk.

Floor Areas

Floor	sq ft	sq m	Status
2nd Floor	673	63	
1st Floor	658	61	
TOTAL (approx.)	1,331	124	

*Measurement in terms of NIA

Description

The 2nd floor provides bright open plan office accommodation with period features and excellent natural light. The 1st floor is due to be refurbished to a similar standard. Both floors have a smaller room to the rear.

Ray Walker, Partner

020 7025 1399

Suzu Link, Agency Surveyor

020 7025 8940

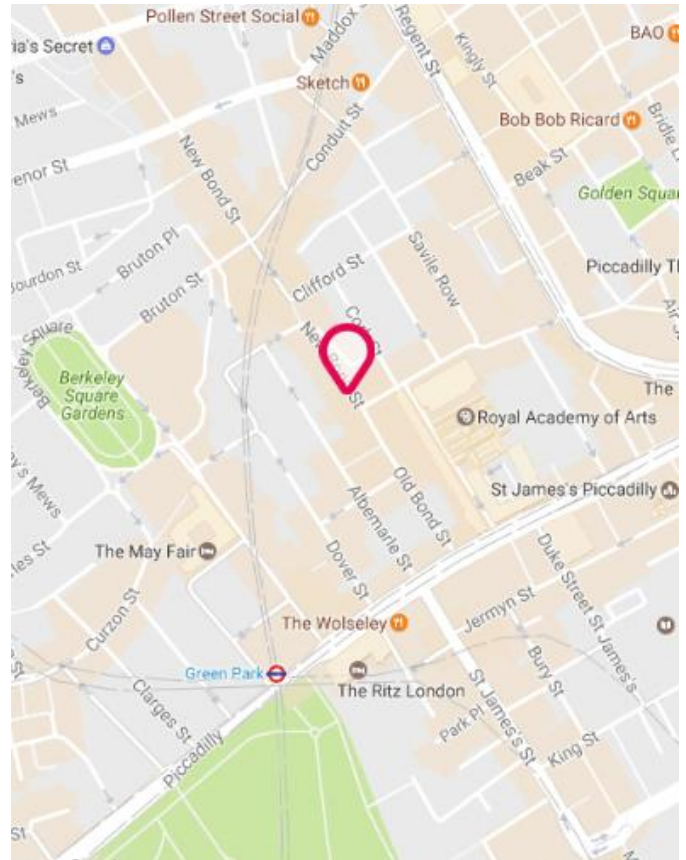
Applicants are advised to make their own enquires in respect of all rates payable to local authorities and taxes. We recommend you see www.voa.gov.uk for further information. None of the systems or services in the property have been tested by us to check they are in working order. Interested parties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

Subject to Contract June 2017

020 7025 1390 10 Golden Square London W1F 9JA 41 Lothbury London EC2R 7HG

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Terms

Tenure:	Leasehold
Lease:	New lease direct from the landlord
Rent:	£72.50 psf pax
Rates:	Estimated at £22.84 psf pa 2017/18
Service Charge:	Approx. £8.50 psf pax

Amenities

- Period features
- Perimeter trunking
- Passenger lift
- Prime location
- Feature lighting
- Generous ceiling heights

Ray Walker, Partner

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Energy Performance Asset Rating

1st Floor

More energy efficient

A+

Net zero CO₂ emissions

A 0-25

B 26-50

C 51-75

D 76-100

E 101-125

◀ 104 This is how energy efficient the building is.

F 126-150

G Over 150

Less energy efficient

Technical Information

Main heating fuel: Grid Supplied Electricity
Building environment: Heating and Natural Ventilation
Total useful floor area (m²): 65
Building complexity (NOS level): 3
Building emission rate (kgCO₂/m²): 64.61

Benchmarks

Buildings similar to this one could have ratings as follows:

27 If newly built
80 If typical of the existing stock

Energy Performance Asset Rating

2nd Floor

More energy efficient

A+

Net zero CO₂ emissions

A 0-25

B 26-50

C 51-75

D 76-100

◀ 94 This is how energy efficient the building is.

E 101-125

F 126-150

G Over 150

Less energy efficient

Technical Information

Main heating fuel: Grid Supplied Electricity
Building environment: Heating and Natural Ventilation
Total useful floor area (m²): 65
Building complexity (NOS level): 3
Building emission rate (kgCO₂/m²): 58.04

Benchmarks

Buildings similar to this one could have ratings as follows:

27 If newly built
80 If typical of the existing stock

The Code for Leasing Business Premises in England and Wales 2007: The Landlord has regard to this voluntary code of practice. If you are professionally advised you should ask your advisor for a copy. The document can be found at www.leasingbusinesspremises.co.uk or obtained via the Royal Institution of Chartered Surveyors or a number of business organisations.

If you would like to receive this publication in your language, or in an alternative format such as braille, large print or audio tape, please contact The City Surveyor's Department, City of London, PO Box 270, Guildhall, London EC2P 2EJ. Tel: +44 (0)20 7332 1250.

