

26 Grosvenor Gardens

Victoria, London, SW1W 0GT

OFFICE TO LET | 129 - 2,653 sq ft



Location

This building is situated on the south side of Grosvenor Gardens, between the junctions with Ebury Street and Hobart Place. Grosvenor Gardens benefits from being close to all the amenities that Victoria has to offer, and is very close to Victoria Underground station (Victoria, Circle & District Lines) and National Rail. There are also numerous London bus routes which serve the local area.

Description

The available accommodation on the 1st & 3rd floors comprises open plan office accommodation, with generous floor to ceiling heights and plenty of natural light. The lower ground floor provides three separate meeting room/private offices and shared WCs with shower facilities.


The floor areas are as follows:-

Floor Areas


Floor	sq ft	sq m	Status
3rd Floor	867	80	
1st Floor	1,227	114	
Lower Ground Floor Suite 1	430	40	
Lower Ground Floor Suite 2	129	12	
TOTAL (approx.)	2,653	246	

*Measurement in terms of NIA

Ray Walker, Partner

 020 7025 1399

Georgia Mason, Agency Surveyor

 020 7025 8945

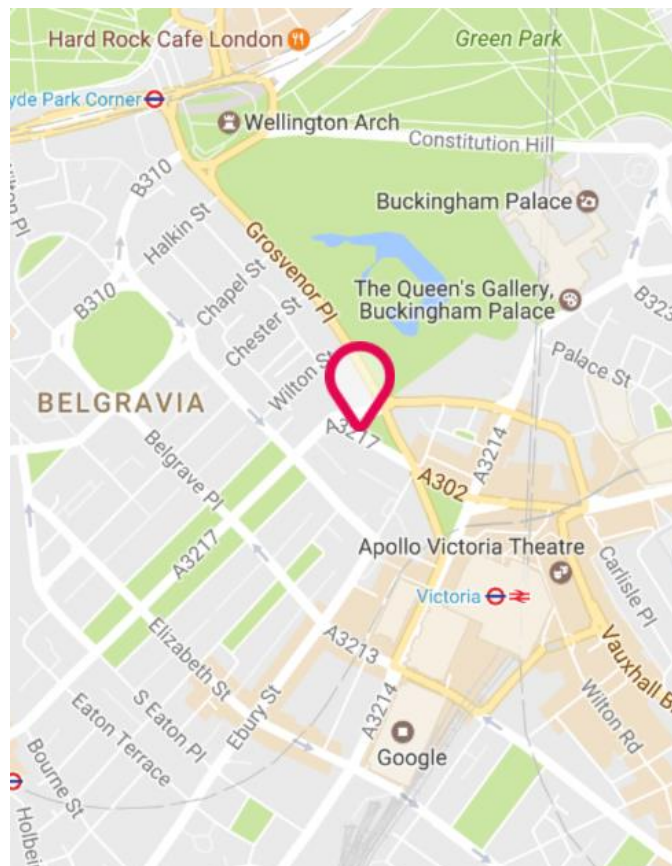
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Terms

Tenure:	Leasehold
Lease:	New lease direct from the Landlord.
Rent:	£62.50 psf pax (1st & 3rd floors) £32.50 psf pax (LG floor)
Rates:	Estimated £18.74 psf pa 2017/18
Service Charge:	£13.73 psf pa

Amenities

- Shower
- High ceilings
- Period features
- Perimeter trunking
- Passenger lift
- Comfort cooling
- Kitchenette (1st floor)

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