

Office to Let – 26A CADOGAN SQUARE, LONDON SW1X
Ground and Lower Ground Floors (1,136 ft² / 105.53 m²)



Description

The offices are self-contained and arranged over ground and lower ground floors. Off the entrance hall is a reception leading to the main office fronting onto Cadogan Square, a small office and a store room. The lower ground floor comprises one large office to the front, a further office to the mid and a kitchenette with a small comms room off it. There are also two WC's.

Specification

- Self-contained
- Wooden flooring
- 24 Hour Access
- WC's
- Central heating
- Kitchenette

*EPC Certificate available upon request

Location

The property is located to the north west side of Cadogan Square, midway between Beauchamp Place and Sloane Street. The entrance to the offices are off Clabon Mews, which is at the junction with Cadogan Square.

Sloane Square Underground Station (Circle & District lines) and Knightsbridge Underground Station (Piccadilly line) are within 10 minutes' walk. There are also a number of bus routes operating within the area providing connectivity to Central London and the City.

Terms

A new lease is available on standard Cadogan terms subject to annual rent increases linked to the Retail Price Index.

Rent – £52,500 per annum exclusive.

Rates Payable (2025/26) - £22,089.25
(We advise interested parties to enquire with the RBKC rates department.)

Service charge - TBC

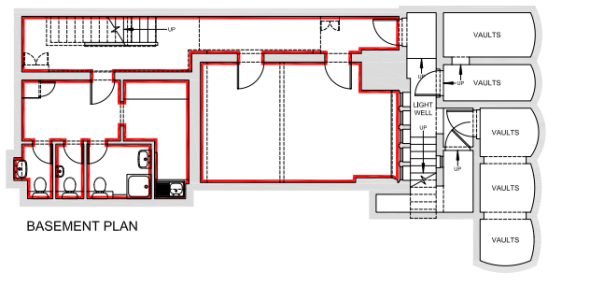
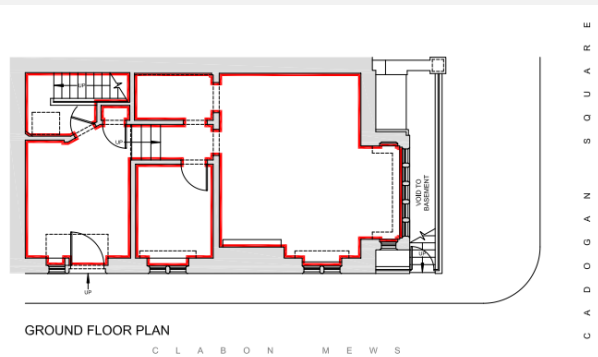
Accommodation

The office comprises the following approximate floor areas:

| Floor | Sq ft | Sq m |
|--------------|--------------|---------------|
| Ground | 576 | 53.51 |
| Lower ground | 560 | 52.02 |
| Total | 1,136 | 105.53 |

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Floor plans for identification purposes only.



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ABOUT CADOGAN

Cadogan takes pride in the vibrant history and heritage of Chelsea that makes this area unique – and is committed to its long-term success.

This commitment comes with responsibility to ensure a positive contribution towards a sustainable environment, supporting a thriving community and maintaining one of London's most vibrant neighborhoods, rich in cultural attractions, beautiful architecture and open green spaces.

Cadogan's proactive management of Sloane Square, Pavilion Road, Duke of York Square and Sloane Street ensures that Chelsea remains one of the most inspiring destinations to live, shop and work.

The Cadogan Estate spans 93 acres of the Royal Borough of Kensington and Chelsea and has been under the same family ownership for 300 years.

