

Workplace Co.

# 25 DOVER STREET

MAYFAIR, LONDON, W1S 4LX

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THEWORKPLACECOMPANY.CO.UK | 020 7993 8075



# 25 DOVER STREET

Originally constructed as an 18th Century terraced house, 25 Dover Street comprises an attractive Grade II listed period office building with a grey brick facade. The building is arranged over lower ground, ground and five upper floors benefiting from high levels of natural light from large fenestration to the front and rear.

Recently finished to an exceptionally high standard, the building is accessed via a prominent entrance on the eastern side of Dover Street and internally comprises office accommodation arranged as suites, split front and rear, situated around a central stair core with 6 person passenger lift.

Available by way of **new leases** direct from the Landlord.

Floor	SQFT	Rent	Rates	Service	£ Monthly	£ Annually	
1 <sup>st</sup> Rear	441	£125	£38	£18.27	£6,662	£79,940	<b>U/O</b>
3 <sup>rd</sup> Rear	466	£125	£38	£18.27	£7,039	£84,471	<b>U/O</b>
3 <sup>rd</sup> Front	462	£125	£38	£18.27	£6,978	£83,746	<b>U/O</b>
5 <sup>th</sup>	287	£125	£26.95	£19.25	£4,095	£49,134	

Also available as a fully managed lease from £5,125 pcm managed by **WORKPLACE+**

## Key Features

- Great Location
- Newly Refurbished
- Cat A+ Fit Out
- 6 Person Passenger Lift
- High Quality Hardwood Flooring
- Fully Air-conditioned
- Fitted Kitchenette
- Fully Cabled
- Strip LED Lighting
- Excellent Natural Light

## Nearby Stations

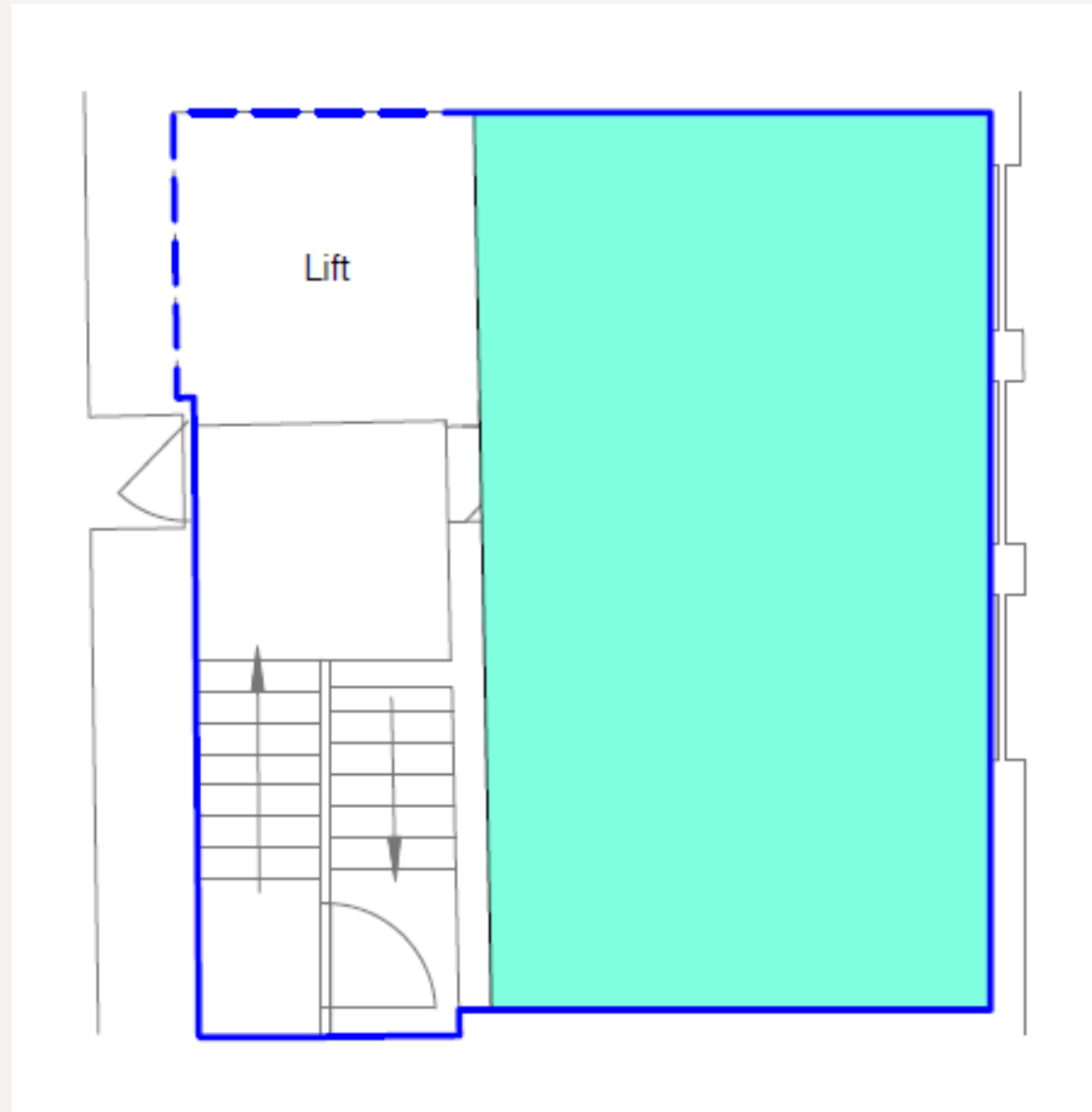
-  Green Park (4 mins walk)
-  Piccadilly Circus (10 mins walk)
-  Bond Street (10 mins walk)
-  Oxford Circus (11 mins walk)

# 25 DOVER STREET

With unparalleled amenities, Mayfair is internationally recognised as London's premier office location boasting a rich blend of attractive period office buildings alongside modern Grade A properties. Dover Street is situated directly north of Piccadilly and lies parallel to Albemarle Street, Berkeley Street and Berkeley Square. 25 Dover Street is prominently positioned on the eastern side of the street, close to its junction with Hay Hill and Grafton Street.



# FLOOR PLAN



# GALLERY



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# VIEWINGS

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