



Caparo House

101-103 Baker Street, London, W1U 6LN

Newly refurbished fully fitted office accommodation in a prime West End location

1,646 to 6,035 sq ft
(152.92 to 560.67 sq m)

- Prime Marylebone location
- Newly refurbished fully fitted offices
- New air conditioning
- New LED lighting
- Excellent natural light
- 24-hour access
- Manned reception

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Summary

Available Size	1,646 to 6,035 sq ft
Rent	£85 per sq ft
Rates Payable	£25.20 per sq ft 26/27
Service Charge	TBC
EPC Rating	Upon enquiry

Location

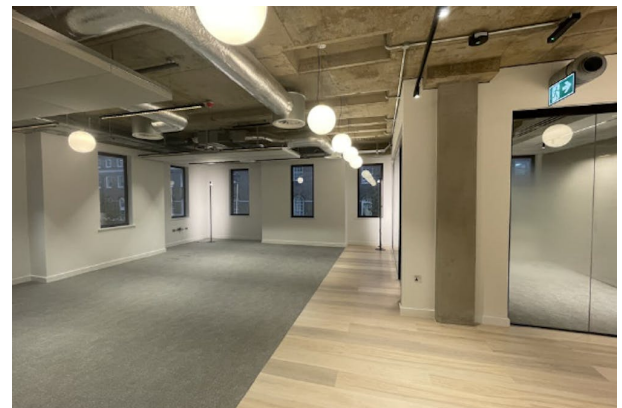
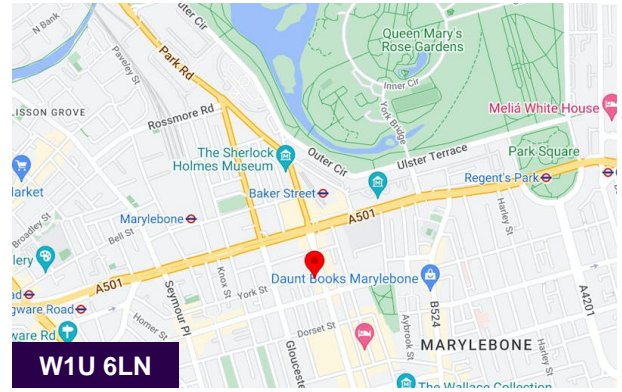
Caparo House is located on a prominent corner site at its junction with Baker Street and York Street. Baker Street (Bakerloo, Circle, Hammersmith and City, Metropolitan and Jubilee Lines), Bond Street (Jubilee and Central Lines) and Edgware Road (District, Hammersmith & City, Circle Lines) Stations are all within a short walking distance.

The property is in a prime West End location which offers a diverse range of restaurants, cafes and pubs within the immediate vicinity of Marylebone.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
5th	1,646	152.92	Available
4th	2,183	202.81	Coming Soon
2nd	2,206	204.94	Available
Total	6,035	560.67	



Viewing & Further Information

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