



14 Berkeley Street, London, W1J 8DX

1,836 SQ FT HIGH QUALITY FULLY FITTED MAYFAIR OFFICE TO LET

Summary

Tenure	To Let
Available Size	1,836 sq ft / 170.57 sq m
Rent	£93.07 per sq ft Passing rent
Service Charge	£20.32 per sq ft
Rates Payable	£39.15 per sq ft
EPC Rating	D (87)

Key Points

- High quality fit out in situ
- Manned reception
- Passenger lift
- Air conditioning
- Showers
- Communal courtyard

14 Berkeley Street, London, W1J 8DX

Summary

Available Size	1,836 sq ft
Passing Rent	£93.07 per sq ft
Rates Payable	£39.15 per sq ft
Rateable Value	£125,000
Service Charge	£20.32 per sq ft
EPC Rating	D (87)

Description

14 Berkeley Street is accessed via a smart ground floor manned reception.

The floor is fitted to a high quality, currently configured to provide; a large executive office, a smaller executive offices, reception / waiting area, a large 14 person boardroom, 8 desks open plan, two internal offices / meeting rooms, and a separate kitchen area.

Location

14 Berkeley Street is located on the east side of Berkeley Street, opposite Stratton Street and a short walk from the 'heart of Mayfair', Berkeley Square.

Green Park Station (Jubilee, Victoria, and Piccadilly lines) is a short walk away and the Elizabeth line from Bond Street is also a short walk away, making the building extremely well connected.

Accommodation

14 Berkeley Street is accessed via a smart ground floor manned reception. The floor is fitted to a high quality, currently configured to provide; a large executive office, a smaller executive offices, reception / waiting area, a large 14 person boardroom, 8 desks open plan, two internal offices / meeting rooms, and a separate kitchen area. The accommodation comprises the following areas:

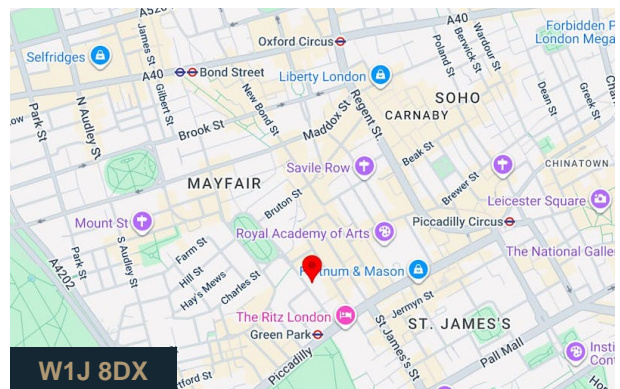
Name	sq ft	sq m	Availability
3rd	1,836	170.57	Available
Total	1,836	170.57	

Terms

Assignment of the existing lease held for a term expiring 24 December 2029, subject to a tenant only break option in December 2027, outside the Landlord & Tenant Act.

Or a sublease for a term expiring 01 December 2027, outside the Landlord & Tenant Act.

Alternatively, a new lease direct from the landlord for a term by arrangement.



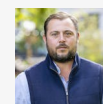
Viewing & Further Information



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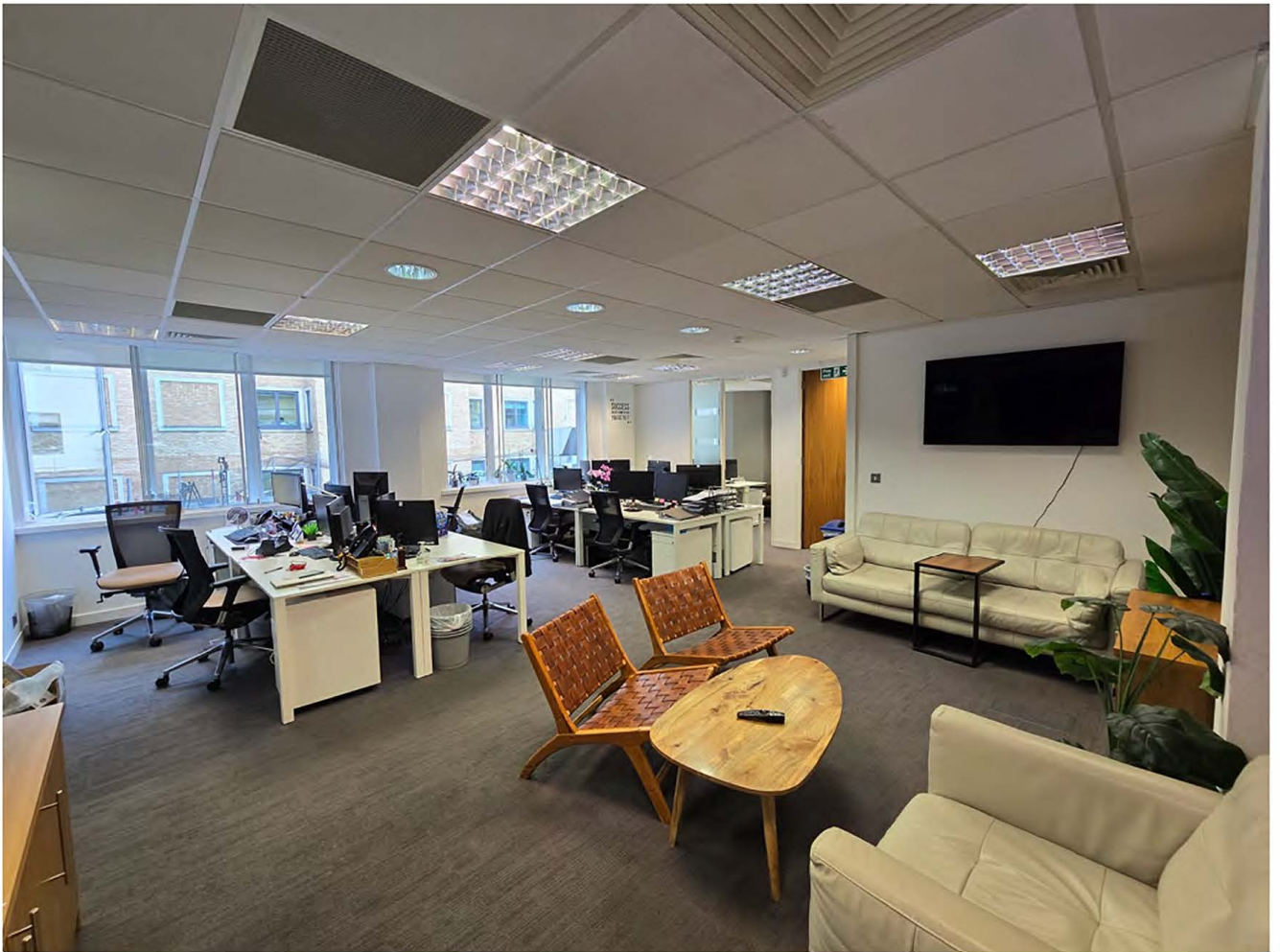
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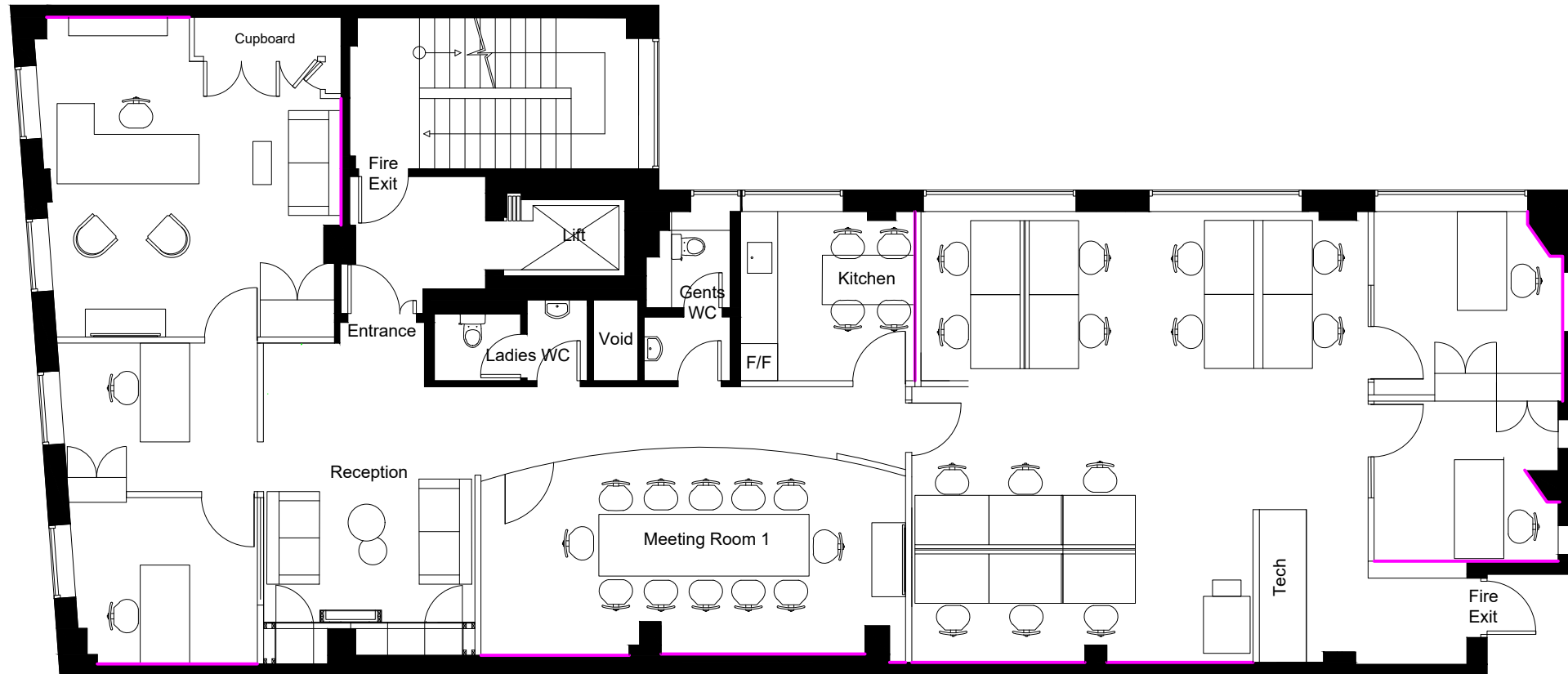




Painted feature wall Layout

Plan @ 1:100

 Painted feature wall



Notes:

Project Details:
CLIENT

LOCATION
14 Berkeley Street

Amendments:

REV	ID	DATE	NOTE
A	JH	03/07/18	Reception amended
B	JH	10/07/18	Walls revised
C	JH	11/07/18	Plan revised

Drawing Details:

TITLE		
Painted Feature Wall Layout		
DRAWN BY	CHECKED BY	DATE
JH	MH	21.06.2018
DRAWING NUMBER	REVISION	SCALE
344-03	C	1:100 @ A3

Design / Work in progress :	<input checked="" type="checkbox"/>
Tender / Construction issue:	<input type="checkbox"/>

Please Note:

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Please note that drawings may have come from another source therefore all dimensions (including those figured) and conditions to be checked on site prior to construction works. Any discrepancies must be consulted with this office.

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