

TO LET - OFFICE

VICTORY HOUSE

30-34 Kingsway, WC2B 6EX



Key Highlights

- 39,759 sq ft
- Close proximity to Holborn Underground Station
- Air conditioning
- VP of premises 1st April 2025
- Attractive stone façade
- EPC D

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Description

Office pre-let opportunity either in the existing condition or as a modern office refurbishment in the heart of Midtown. VP of the premises is 1 April 2025 and the current NIA totals 39,759 sq ft. Victory House comprises a office building with an attractive stone façade constructed in the 1920s with a prominent frontage to Kingsway and views over Lincoln's Fields to the East from top floors.

Location

Close proximity to Holborn Underground Station (200 metres), with Covent Garden and Temple underground stations located within a 5 minute walk. Victory House occupies a broadly rectangular site on the east side of Kingsway and is bound to the north and south by adjoining office properties.

Terms

Available on a new lease for a term by arrangement.

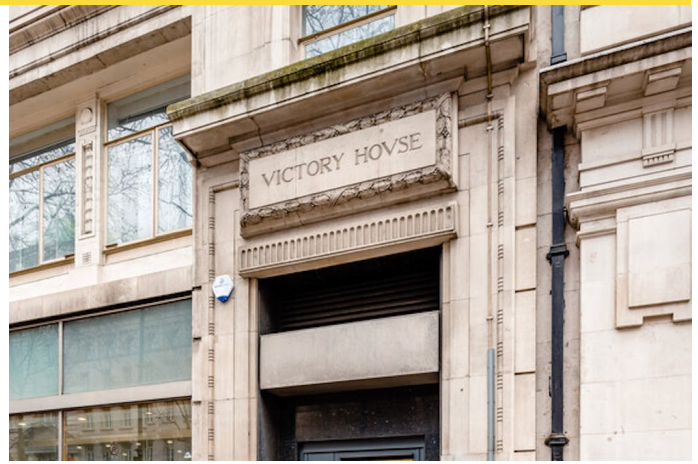
Accommodation

The accommodation comprises the following areas:

| Name | sq ft | sq m | Availability |
|--------------|---------------|-----------------|--------------|
| 8th | 3,895 | 361.86 | Available |
| 7th | 4,137 | 384.34 | Available |
| 6th | 4,363 | 405.34 | Available |
| 5th | 3,946 | 366.60 | Available |
| 4th | 3,563 | 331.01 | Unknown |
| 3rd | 3,791 | 352.20 | Available |
| 2nd | 3,548 | 329.62 | Available |
| 1st | 3,794 | 352.47 | Available |
| Ground | 4,241 | 394 | Available |
| Basement | 4,481 | 416.30 | Available |
| Total | 39,759 | 3,693.74 | |

Business Rates

N/A



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