

5 ST JAMES'S PLACE
LONDON SW1

PRIME VACANT FREEHOLD FOR SALE

5 St James's Place, SW1



Investment Summary

- Freehold;
- Attractive, self-contained building in a prime St James's location;
- Grade II listed building;
- Situated on the north side of St James's Place, a quiet street providing access to Green Park;
- Approximately 2,511 sq ft (233.3 sq m) of office accommodation arranged over lower ground, ground and four upper floors;
- Offered with full vacant possession.

Proposal

Offers are invited in excess of **£6,500,000**, which reflects a capital value of **£2,588 per sq ft**, subject to contract and exclusive of VAT.

Prime St James's

Considered by many the crown jewel of the West End of London, St James's is steeped in history and globally renowned for its exclusive retailers, numerous luxury hotels including The Ritz, Duke's Hotel, Carlton Club and The Stafford, as well as exclusive member's clubs including Boodle's, White's and the Royal Automobile Club.

Attracted by the prestige, historical significance and luxurious amenity, St James's has become home to a breadth of major international corporations and boutique financial firms. Notable local occupiers include Artemis Fund Management, Cinven Partners, St James's Place Wealth Management, Edmond de Rothschild and Citibank.

The abundance of green space with Green Park to the west (accessed via St James's Place itself) and St James's Park to the south ensures that St James's remains one of London's most sought after corporate locations.



Connectivity

5 St James's Place benefits from excellent transport connections with Green Park less than a 4 minute walk from the property, providing access to the Victoria, Jubilee and Piccadilly lines. Piccadilly Circus (Bakerloo and Piccadilly lines) is also less than a 10 minute walk away.



The unrivalled transport network of St James's provides fast and easy access to the remainder of the London underground network and the Elizabeth Line, in addition to the capital's principal mainline stations and Heathrow and Gatwick airports. Numerous bus routes running along Piccadilly also link the micro-location with Mayfair and Soho to the north and Victoria to the south.

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Floor Areas

The building comprises the following Net Internal Areas:

Floor	Use	NIA	
		Sq Ft	Sq M
4	Office	328	30.5
3	Office	408	37.9
2	Office	454	42.2
1	Office	425	39.5
Ground	Office	354	32.9
Lower Ground	Office	388	36.0
	Vaults	154	14.2
		2,511	233.3

A full set of floor plans are available on request.

Specification

- Attractive self-contained building in a prime St James's location;
- Excellent natural light;
- 3 person passenger lift;
- Floor plates ranging from approximately 320 – 450 sq ft;
- WCs on each floor;
- Floor mounted heating and cooling.



1st floor office accommodation



Contact

For more information or to arrange a viewing, please contact:



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