

# PRIME OFFICE SUITE AVAILABLE TO RENT

## 22 GILBERT STREET, MAYFAIR, LONDON, W1K 5HD

JOHN D WOOD



### LOCATION

The building is located within a prominent location on Gilbert Street, a few metres away from Grosvenor Square. Bond Street Underground Station is situated within close proximity, providing excellent access to the City and West London via the Elizabeth and Central line, as well as Canary Wharf, London Bridge and North West London via the Jubilee line.

### Local Stations

Bond Street station - 2 minutes walk (Central, Jubilee, Elizabeth Line opening towards the end of 2022)

Oxford Circus station - 10 minutes walk (Bakerloo, Central and Victoria)

### DESCRIPTION

A recently refurbished, period building, with modern communal facilities. The last office suite on the 4th floor is available, with an all inclusive rent of £30,000 pa. The unit is 188 sq ft. Features of the property include:

- Manned reception
- Modern bathroom and kitchen facilities
- High ceilings
- A great location

### TERMS

All inclusive rent of £30,000 pa.

The office suite is available on flexible lease terms.

### VAT

Payable

### EPC

Available on request.

### LEGAL COSTS

Each party to be responsible for their own costs

### VIEWINGS

For further information, or to arrange an inspection of the property, please contact:

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