



Rent reduced for quick letting

Prime West Hampstead Office To Let - 975sqft

UNIT 4, SUMATRA HOUSE

215 West End Lane, West Hampstead,
NW6 1XJ

Office

TO LET

1,200 sq ft
(111.48 sq m)

- Located in the Heart of West Hampstead just off West End Lane
- Minutes from West Hampstead Underground, Overground and Thameslink Stations
- Open Plan Office with Private Partitioned Office
- Private kitchen and W/C
- Newly Refurbished
- Ready for Immediate Occupation
- Ideal for a Wide Range of Businesses

Summary

Available Size	1,200 sq ft
Rent	£30,000 per annum
Rates Payable	£18,560 per annum
Rateable Value	£36,250
Service Charge	£2,047.50 per annum Approx.
VAT	Not applicable
Legal Fees	Each party to bear their own costs
EPC Rating	C

Description

Superb first floor office in the heart of West Hampstead just off West End Lane. The space has recently been refurbished to a high standard with new carpets. The office benefits from a kitchenette, Intercom, perimeter trunking, air conditioning, gas central heating and floor boxes.

Sumatra House is a modern office building over three floors situated adjacent to the Thameslink Station and set back from West End Lane. The office is mainly open plan with a partitioned office providing good quality office accommodation.

Location

Located in the heart of West Hampstead, within very close proximity to West Hampstead Station (Jubilee Line), Overground and Thameslink networks. West End Lane is a well-established bustling road, complete with coffee shops, restaurants and independent retailers.

Accommodation

The accommodation comprises the following areas:

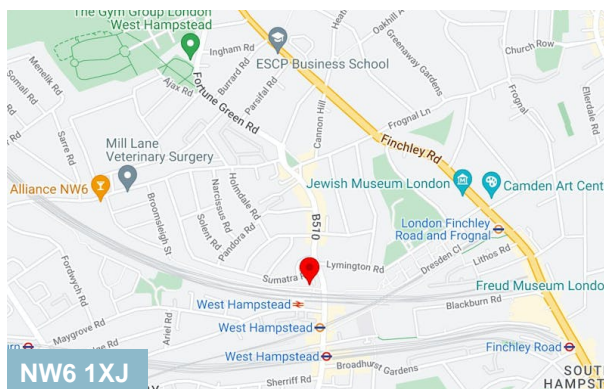
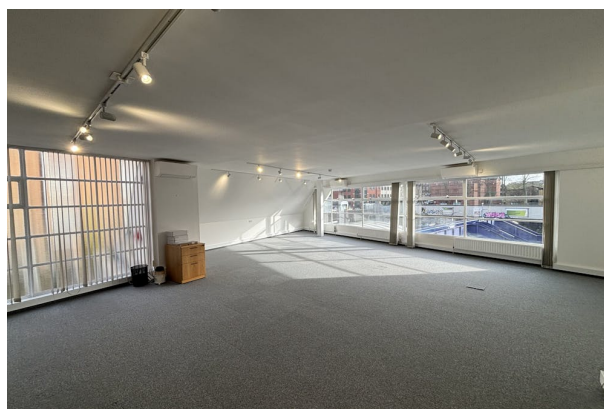
Name	sq ft	sq m	Availability
1st	1,200	111.48	Available
Total	1,200	111.48	

Viewings

Strictly via arrangement with Dutch and Dutch.

Terms

A new lease for a term by arrangement.



Viewing & Further Information



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