



rybull
group

231 - 233 North Gower Street,
POA

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- Approx. 7,400 sq ft across six floors
- Bright, open spaces with excellent natural light
- Mix of open-plan areas and private offices
- Flexible layout to suit a wide variety of occupiers
- Currently in educational use, adaptable for other commercial uses
- Access to strong local amenities

Tax Band: Furnished:

TO LET - Exceptional Office Building in Prime Central London –
Approx. 7,400 sq ft Across Six Floors

Prime Connectivity: The property enjoys a superb Central London location, with Euston Station just 150 metres away, Euston Square Station is approximately 250 metres away. Warren Street Station is around 300 metres from the building, and King's Cross St Pancras is within 900 metres, offering additional domestic and international rail links including the Eurostar.

Terms A new Full Repairing and Insuring lease contracted outside the Landlord and Tenant Act 1954 is available direct from the landlord for a term to be agreed.



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Agents Notes: All measurements are approximate and quoted in metric with imperial equivalents and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. For a free valuation, contact the numbers listed on the brochure