

OFFICE TO LET | 1,000 SQ FT

23 NW WORKS, 135 SALUSBURY ROAD, QUEENS PARK, NW6 6RJ

RECENTLY REFURBISHED STUNNING SPACE IN QUEENS PARK TO LET FITTED AND READY TO OCCUPY IMMEDIATELY

- Parking available by separate arrangement
- Incentives available (lease length depending)
- Located in the NW Works development in the heart of Queens Park a hub of fashion, tech, design and professional tenants
- Brand new kitchen
- Backbone connect fibre into the estate
- On-site cycle storage
- Development by Akoya London
- Excellent natural light
- Private office / meeting room

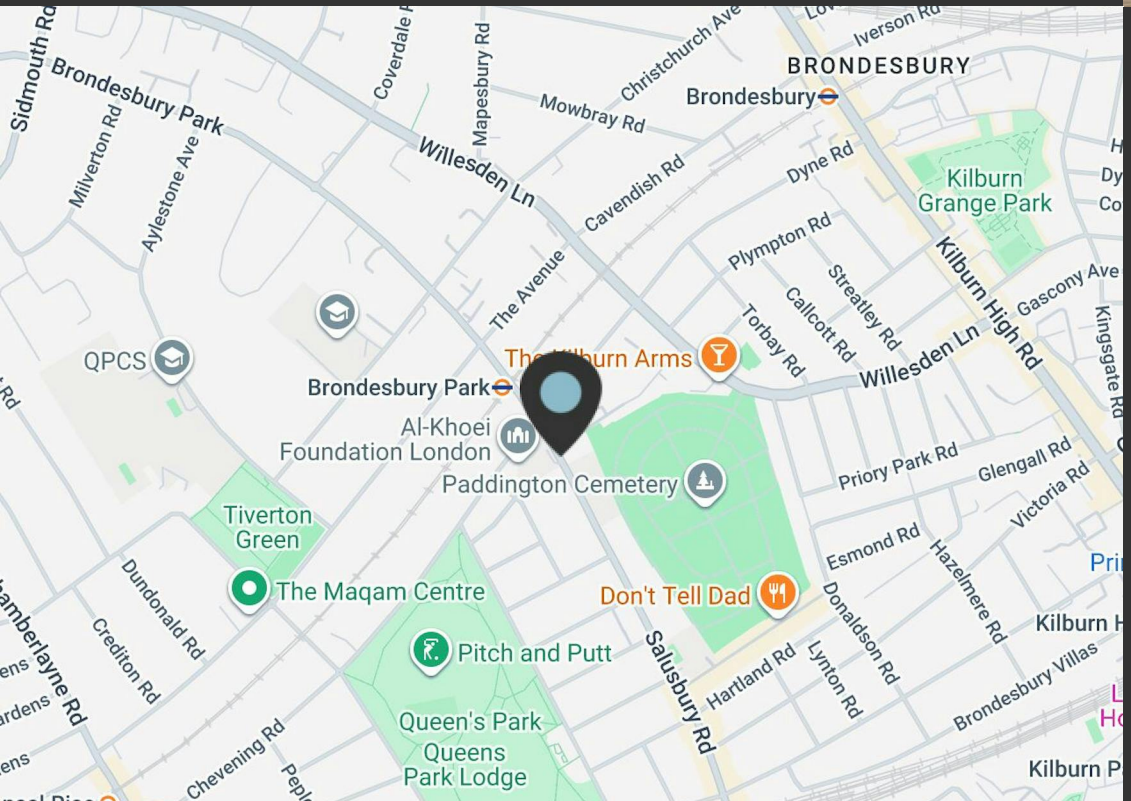


DESCRIPTION

NW Works is an exciting concept in Queens Parks premier courtyard office development, providing trendy business space in an attractive, peaceful and secure gated setting.

The ground floor office has undergone a comprehensive refurbishment and benefits from; wood flooring, galvanised perimeter trunking, open plan design, air conditioning, good natural light, high ceilings, communal WC's and a kitchen.





LOCATION

The area has become a hit with Queen's Park's locals who gather to enjoy the area's excellent bars and restaurants. Popular eateries in the neighborhood include Milk Beach, Wolfpack, Bobs Café, Gails, The Salusbury, Michiko Sushino, The Alice House, Cocotte, and Planet Organic.

A green lung in NW London – walk, run or ride to work, what's better than that. Yoga Loft is conveniently located on Lonsdale Road.

Queens Park is nearby with all weather tennis courts, ornamental gardens, children's playground, and even a City Farm.








NW WORK

AVAILABILITY

Name	sq ft	sq m	Availability
Ground	1,000	92.90	Available

RENT

£50 per sq ft

RATES & CHARGES

Service charge: £10.34 per sq ft

TERMS

A new lease for a term by arrangement.

EPC

C

VIEWINGS

Strictly via arrangement with Dutch and Dutch.

CONTACT



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