Tuckerman
CHARTERED SURVEYORS

12-18 Grosvenor Gardens, London, SW1W 0DH

5,486 SQ FT OF OUTSTANDING FITTED OFFICE SPACE TO LET.
5,486 SQ FT

tuckerman.co.uk
020 7222 5511

Description

The available accommodation is comprised of 5,486 Sq Ft and is arranged across the second floor of this beautiful and substantially refurbished Grade A office.

No 12-18 is made up of 4 Period buildings which have been substantially rebuilt behind the facade (work conducted in a different planning era) to create attractive, open plan and modern office space with view across Belgravia to the rear.

The second floor was attractively fitted out by the outgoing tenant to provide a mix of open plan and cellular office space of the highest order, making this exceptional space, with no peers within the Grosvenor Gardens market.

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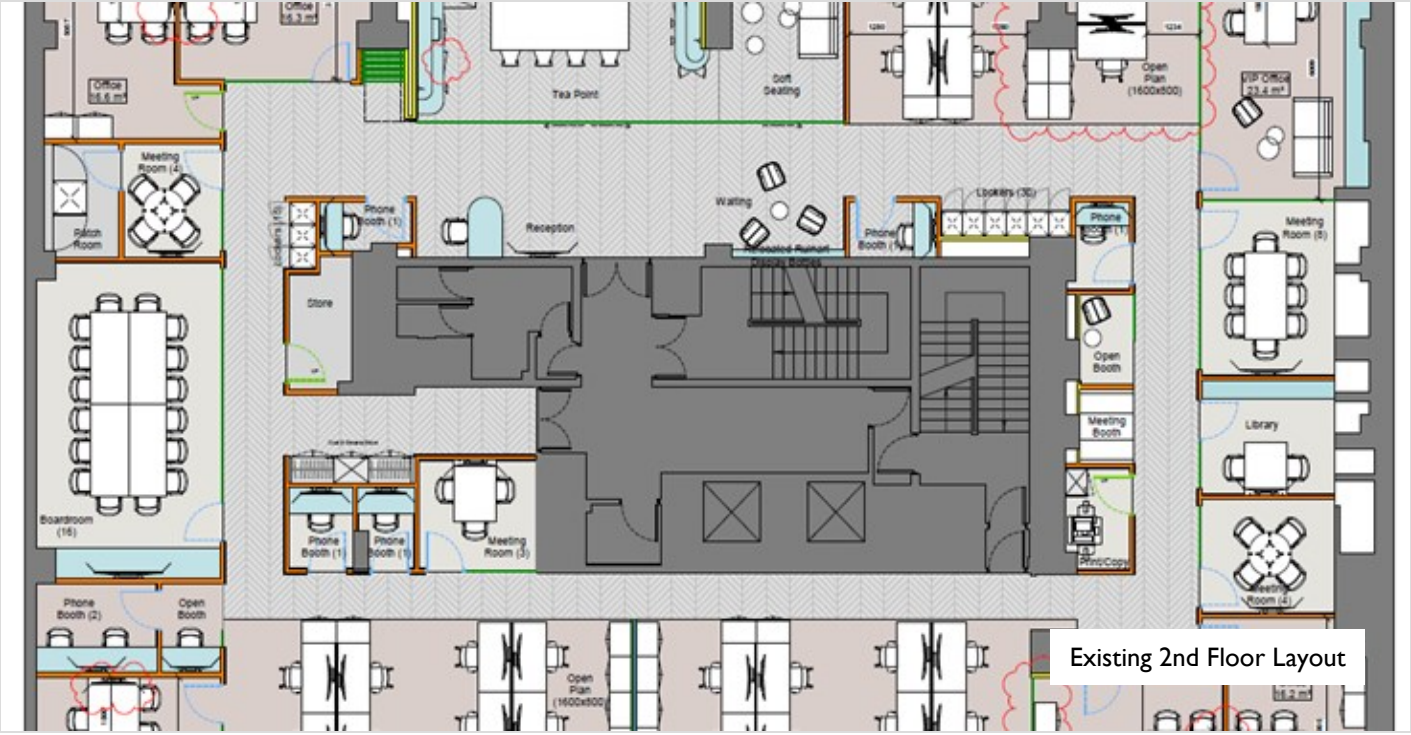
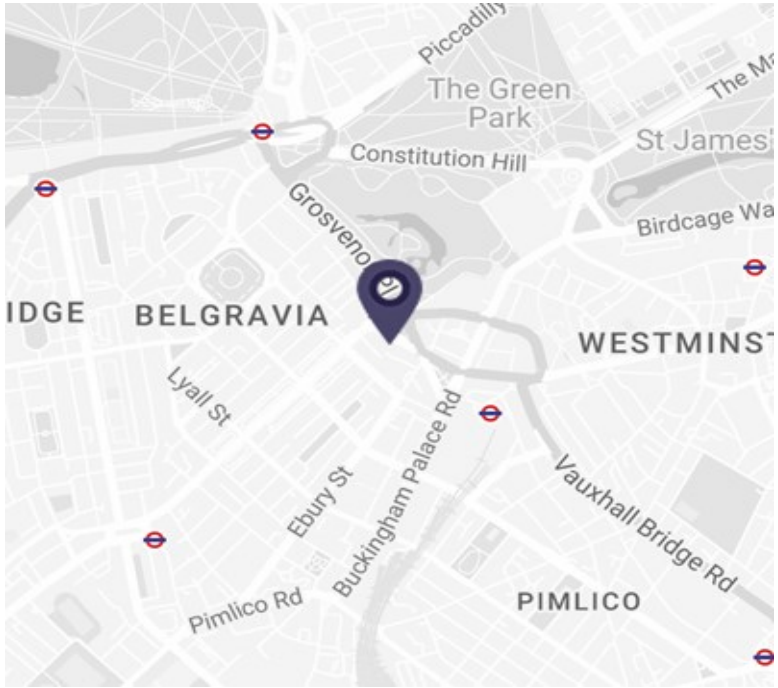


Existing 2nd Floor Layout

Location

Local amenity is excellent, with quality offerings to the rear within Belgravia, including Eccleston Yards, and also to the north within Nova, Cardinal Place and Victoria Street. Victoria Mainline and Underground stations are close by, providing convenient access to the West End, City, Gatwick and the South East.



Amenities

- VRV Air Conditioning
- Two 10 Person Passenger Lifts
- Raised Floors
- Fully Fitted Fitted Out/Partitioned
- Metal Tiled Suspended Ceiling
- 24 Hour Access
- Impressive Manned Reception Area
- Excellent Natural Light
- Car Parking (under separate licence)
- Shower and Cycle Racks

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Accommodation

Floor	Availability	Area (sq ft)
Second	Available	5,486
TOTAL		5,486

Contacts

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Lease Information

A new lease for a term by arrangement.

Rent

Upon application.

Service Charge

£16.50 per sq ft.

Rates

£32.88 per sq ft.

EPC

The premises has an EPC rating within Band 'C'.

Anti-Money Laundering. If applicable, a successful purchaser/tenant will be required to provide the usual information to satisfy AML requirements when Heads of Terms are agreed.

Subject to contract. Tuckerman for themselves and the vendor of this property give notice that these particulars do not form, or form part of, any offer or contract. They are intended to give fair description of the property and whilst every effort has been made to ensure their accuracy this cannot be guaranteed. Any intending purchaser must therefore satisfy themselves by inspection or otherwise. Neither Tuckerman nor any of its employees, has any authority to make or give any further representations or warranty whatsoever in relation to this property. All prices and rents quoted are net of vat.