



The Peak , 5 Wilton Road,
London, SW1V 1AN

HIGH QUALITY OFFICES TO LET
8,949 SQ FT



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020 7222 5511



Description

The impressive ground floor manned reception provides direct lift access to the first-floor office. The space itself benefits from a high quality fit out and is available fully furnished; arranged as a mixture of open plan space together with a number of meeting rooms, private offices, phone booths and an impressive arrival area.

The floor has natural light on 3 sides, with floor to ceiling Windows looking directly onto Victoria Station to the front. The property also benefits from end of trip facilities in the basement.







Location

The Peak is situated directly opposite Victoria Station, at the junction of Wilton Road and Vauxhall Bridge Road, providing unrivalled access to Central London and Nationwide.

Bordering Victoria and Belgravia, the location offers the best of both worlds, with the superb independent amenity offerings of Belgravia (including Eccleston Yards) sitting neatly alongside the outstanding national retailers within Cardinal Place, Nova and along Victoria Street.

Amenities

- High Quality Fit Out
- Refurbished Manned Reception
- Excellent Natural Light
- Fan Coil Air Conditioning
- 2.7m Floor to Ceiling Height
- Raised Floor (150mm)
- End of Trip Facilities
- 3 x Passenger Lifts & 2 x Goods Lift
- 24h Access & Security
- BREEAM 'Very Good' and EPC B



Accommodation

Floor	Availability	Area (sq ft)	Rent (psf)
1st	Available	8,817	£87.50
Basement Storage	Available	132	POA
TOTAL		8,949	£87.50



Contacts

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Lease Information

Assignment of existing lease, which is drawn for a term from the 13/03/24 to 12/03/34, subject to Tenant break 13/03/29.

Rent

£771,487.50 per annum (£87.50 per sq ft on the office space).

Service Charge

£15.52 per sq ft.

Rates

£33.49 per sq ft.

EPC

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

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.