

GROUND FLOOR GALLERY TO LET IN ESTABLISHED GALLERY LOCATION

1,045 SQ FT APPROX

21 DERING STREET, LONDON W1



LOCATION	This prominent ground floor art gallery is situated on the east side of Dering Street which links New Bond Street and Hanover Square. The area is an established location for galleries and Bonhams and Sotheby's Auction Houses are within a few minutes' walk. Oxford Circus and Bond Street underground stations are in close proximity and the area is very well served for restaurant, shopping and transport facilities.
DESCRIPTION	The available ground floor principally provides a large open plan gallery in total extending to approximately 1,045 sq ft. The ceiling height approx 12' (3.6 m).
TERMS	
RENT	On application
LEASE	A new lease is to be granted.
EPC	In preparation.
VIEWING	By appointment through sole agents:

Richard Spencer / Will Gyngell
HNG
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Subject to contract and exclusive of VAT if applicable

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