

Offices to Let

43 Berkeley Square
London
W1

Suites available:

132 sqft - 1,388 sqft





2nd floor, available space marked in red.
Floor plan indicative, not to scale.



Ground Floor, available space marked in red.
Floor plan indicative, not to scale.

Description

Individual office suites are provided on the ground and second floors.

Location

The property is situated among an attractive terrace of buildings between Hill Street and Charles Street, overlooking the west side of Berkeley Square.

Green Park, Bond Street, and Oxford Circus Underground Stations are within easy walking distance, providing access to the Victoria, Central, Bakerloo, Jubilee, and Piccadilly lines. Numerous bus routes operate along Piccadilly, Oxford Street, Park Lane and Regent Street.

Rent

£82.50 per sq ft exclusive of VAT.

Terms

Flexible leases available on a rolling 6 month mutual option to break.

Outside the Landlord & Tenant Act 1954 Part II (as amended).

Availability

Floor	Area sqft	Status	Rent
4th B	132	Available	TBC
3rd Rear	417	Available	TBC
2nd Rear	326	Available	£82.50
GF Rear	463	Available	£82.50

Rates

For the year 2018/2019 the rates payable are approximately:

We recommend interested parties make their own enquiries with the local authority.

Floor	Rates psf
4th B	£31.27
3rd Rear	TBC
2nd Rear	£37.05
GF Rear	£40.20

Service Charge

Floor	Approx. £ for 2017/18 exc. of VAT
4th B	£2,730
3rd Rear	£8,622
2nd Rear	£6,741
GF Rear	£9,574

For further information please contact:

Maxim Vane Percy

020 7911 2771

mvp@gva.co.uk

Alex Kirk

020 7911 2774

alex.kirk@gva.co.uk

Joshua Doble

020 7911 2410

joshua.doble@gva.co.uk

GVA

Berkeley Square House, Berkeley Square, W1J 6BR

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