

19 BERKELEY STREET, MAYFAIR, W1



Fitted Mayfair Office Suite - £ 6,500 / £ 8,500 pcm
To Let

700 – 1,615 sq ft (65.03 – 150 sq m)

IMPORTANT NOTICE — BDG Sparkes Porter LLP in their own right as agents for the vendor/lessor of this property draw your attention to the following:- These particulars are intended to provide prospective purchasers/tenants with only a general introduction to this property and do not form part of any offer or contract. These particulars are believed to be correct, but neither BDG Sparkes Porter LLP nor the vendor/lessor accept responsibility for any error they may contain. These particulars are not to be relied upon as a statement or representation of fact and prospective purchasers/tenants must satisfy themselves as to their correctness by inspection or otherwise. Neither the agents, or any of their employees, has any authority to make or give any further representation or warranty in relation to this property. All terms quoted are exclusive of VAT.

LOCATION

In the heart of Mayfair, Berkeley Street is situated to the south-east of the picturesque Berkeley Square and offers immediate access to the capital's finest hotels, restaurants and shopping facilities.

Transport links are excellent with Bond Street (Jubilee and Central lines), Green Park (Piccadilly, Victoria and Jubilee lines), Piccadilly (Bakerloo and Piccadilly lines) and Oxford Circus (Victoria, Central and Bakerloo lines) underground stations all within easy walking distance of the building.

ACCOMMODATION

The available suites are accessed through a reception which benefits from a commissionaire and are available as follows:

7 th floor:	700 sq ft	65.00 sq m
6 th floor:	915 sq ft	85.00 sq m

AMENITIES

2 Automatic Passenger Lifts
Entry Phone
Commissionaire
Newly Refurbished (6th floor)

New LED Lighting (7th floor)
Raised Access Floor
Comfort Cooling
Fitted with kitchenette (7th floor)

COSTS

6th Floor

Rent:	£ 67.50 psf
S/C:	£ 15.11 psf
Rates	£ 28.38 psf

Total cost equivalent to: £ 8,500 pcm

7th Floor

Rent:	£ 67.50 psf
S/C:	£ 15.11 psf
Rates	£ 28.18 psf

Total cost equivalent to: £ 6,500 pcm

TERM

New leases outside the Act direct from the landlord are available for a term by arrangement.

VIEWING

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All costs plus VAT where applicable