

5TH FLOOR, 12 ST GEORGE STREET MAYFAIR, LONDON, W1S 2FB



OFFICE - AVAILABLE

B1 USE

This building is prominently located on the Western side of St George Street, just to the South of its junction with Maddox Street. Oxford Circus (Bakerloo, Central and Victoria lines), Bond Street (Central and Jubilee lines) and Green Park (Piccadilly & Victoria lines) Underground Stations are all nearby.

£23,375 p/a exclusive

550 Sq ft

Fifth Floor

550 sq ft

51.1 m2



Accommodation Fifth floor office suite measuring approximately 550 sq ft (44.73m²) with views of St George's Church, situated opposite. The office is generally open plan and benefits from a meeting room within the demise.

Amenities

- Comfort Cooling
- Perimeter Trunking
- Passenger Lift (from the first floor)
- Carpeting
- Good Natural Light
- Entryphone System
- wc & kitchenette
- Smart entrance and stairway

Lease The premises are held on an effective full repairing and insuring lease for a term to expire 1st January 2022 contracted outside the Landlord and Tenant Act 1954.

Rent £23,375 per annum exclusive.

Service Charge £8,500 per annum exclusive

Rates 2019/2020 Rateable Value £30,750. Rates payable £15,098.25 per annum apprx.
Interested parties are recommended to make their own enquiries with Westminster City Council, Tel. 020 7641 6000.

EPC Available upon request.

Legal Costs Each party to be responsible for payment of their own legal costs incurred in the transaction.

Viewing Contact **DMA** -
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SUBJECT TO CONTRACT & VAT