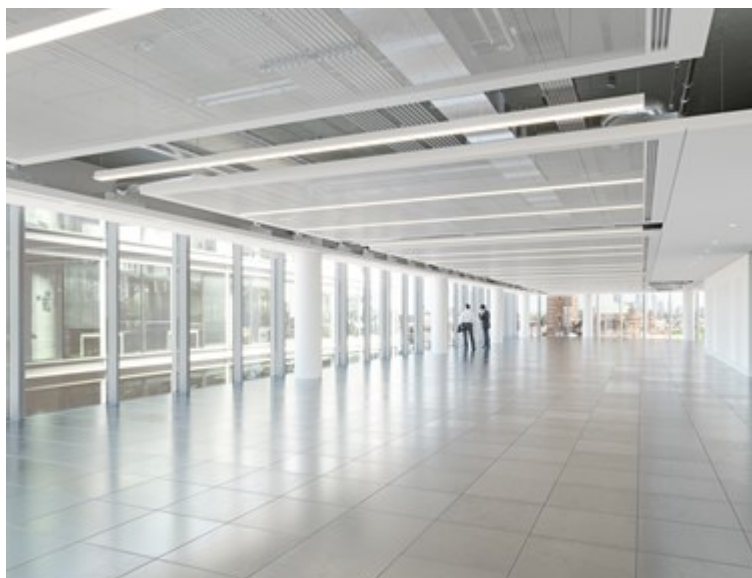


100 VICTORIA STREET, LONDON SW1E 5JL



OFFICE TO RENT | 7,495 - 19,952 SQ FT | POA.



VICTORIA'S EXPERT PROPERTY ADVISORS

TUCKERMAN.CO.UK

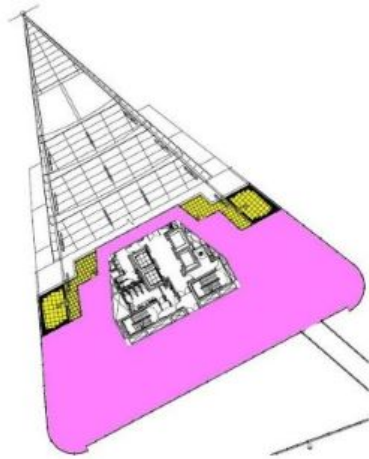


TUCKERMAN

1 CASTLE LANE, VICTORIA,
LONDON SW1E 6DR

T (0) 20 7222 5511

REFURBISHED OFFICES WITH TERRACES & WINTER GARDEN TERRACES TO LET



* 7th Floor

DESCRIPTION

The property is located on Victoria Street, directly opposite the Cardinal Place entrance to Victoria Underground Station (District & Circle and Victoria Line), and a 2 minutes walk from Victoria Mainline Station.

Local amenities are outstanding, with the many restaurants and bars of the Nova Food Quarter, including Railhouse Cafe and Sticks'n'Sushi as well as Marks & Spencer, Pret and Boots within Cardinal Place. H2 and 1Rebel add to the amenity offering, with GymBox within 5 minutes.

The demises are located on the 7th (top) floor of 100 Victoria Street, and the part 5th floor of the adjoining 80 Victoria Street, , each being accessed via impressive manned reception areas. The suites are presently undergoing complete refurbishment, and will offer the highest quality Grade A office space upon completion.

AVAILABILITY

FLOOR	SIZE (SQ FT)	AVAILABILITY
Seventh	7,495	Dec 2021
Fifth	12,457	Q1 2022
TOTAL	19,952	

AMENITIES

- Four-pipe fan coil air conditioning
- Raised floor
- LED lighting
- Raft-style suspended ceilings
- Bicycle storage / showers
- Common parts WC facilities
- 4 passenger lifts
- Very Good Bream Rating
- Two small private terraces, plus two "winter garden" terraces
- Striking manned reception opposite Victoria Underground

TERMS

RENT	RATES	S/C
POA.	To be confirmed.	To be confirmed.
Available by way of a new lease for a term to be agreed, direct from the Landlord.		

EPC
Available upon request.

LINKS

GET IN TOUCH

GUY BOWRING	HARRIET DE FREITAS	MARK FISHER	ADAM COSGROVE
Tuckerman 020 3328 5373 gbowring@tuckerman.co.uk	Tuckerman 020 3328 5380 hdefreitas@tuckerman.co.uk	Tuckerman 020 3328 5370 mfisher@tuckerman.co.uk	CBRE 02071822447 adam.cosgrove@cbre.com

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