



SAVOY STEWART
COMMERCIAL PROPERTY

OFFICES
TO LET

77 KINGS ROAD

London, SW3 4NX

REVERSE PREMIUM £50000



KEY POINTS

- › Comfort cooling
- › Fitted kitchenette
- › Two passenger lifts
- › Video entry phone
- › **REVERSE PREMIUM - £50,000**

TENURE	TO LET
SIZE	2,058 SQ FT
RENT	£104,300 PER ANNUM
EPC	AVAILABLE ON REQUEST

Contact us on 020 7495 3666 or visit www.savoystewart.co.uk

ADDITIONAL INFORMATION

LOCATION

The building is situated in a quiet mews just off Kings Road. There are many bus routes that run along Kings Road that connects to Central London. Sloane Square Underground Station is within 5-minutes walk to the property.

ACCOMMODATION

This modern office suite is accessed via a stunning double height entrance lobby with two passenger lifts. The offices are separated by a glass partition offering an open plan office area, meeting room, executive office and showroom.

The furniture can be made available by separate arrangement.

AVAILABILITY

Floor	Size
2nd	2,058 sq ft

AMENITIES

- Ready for immediate occupation
- Raised access floor
- Suspended ceiling
- Comfort cooling
- Demised WCs
- Kitchenette
- 24 hour access

LEASE:

Available by way of Arrangement until July 2021 outside of the Landlord & Tenant Act.

****REVERSE PREMIUM OF £50,000****

Alternatively, a new lease for a term by arrangement is available direct from the Landlord.

LEGAL COSTS:

Each party to be responsible for their own legal costs incurred in this transaction.

VIEWINGS:

Strictly by appointment via agents Savoy Stewart.

RENT

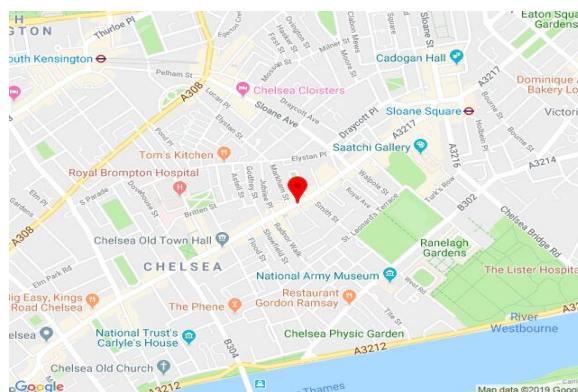
£104,300 per annum

BUSINESS RATES

Rates Payable: £18.95 per sq ft approx

SERVICE CHARGE

£10.69 per sq ft approx



VIEWING & FURTHER INFORMATION



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