

49-51

VICTORIA STREET | LONDON | SW1H 0EU

Location

The property is located on Victoria Street, the main thoroughfare linking Westminster, St James's Park, Victoria Station and Buckingham Palace.

The property is well positioned with a substantial frontage onto Victoria Street close to the junction with Strutton Ground. It lies opposite the 530,000 sq ft mixed-use development The Broadway providing office, residential, retail and a new public space.

Nearby occupiers include Itsu, EAT, David Clulow, Pret A Manger, Cards Galore and Toni & Guy.

Accommodation

The property is arranged over ground floor, providing the following approximate net internal floor area:

Ground Floor Area	1,038 sq ft	96.43sq m
Total	1,038 sq ft	96.43 sq m

Term

The property is available by way of an assignment of an existing lease expiring June 2026.

Rent

Further details on request.

Rates

Interested parties are advised to make their own enquires.



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RETAIL

EPC

Certificate available on request

Legal

Each party is responsible for its own legal costs incurred in this transaction.

Viewing

For further information, please contact :

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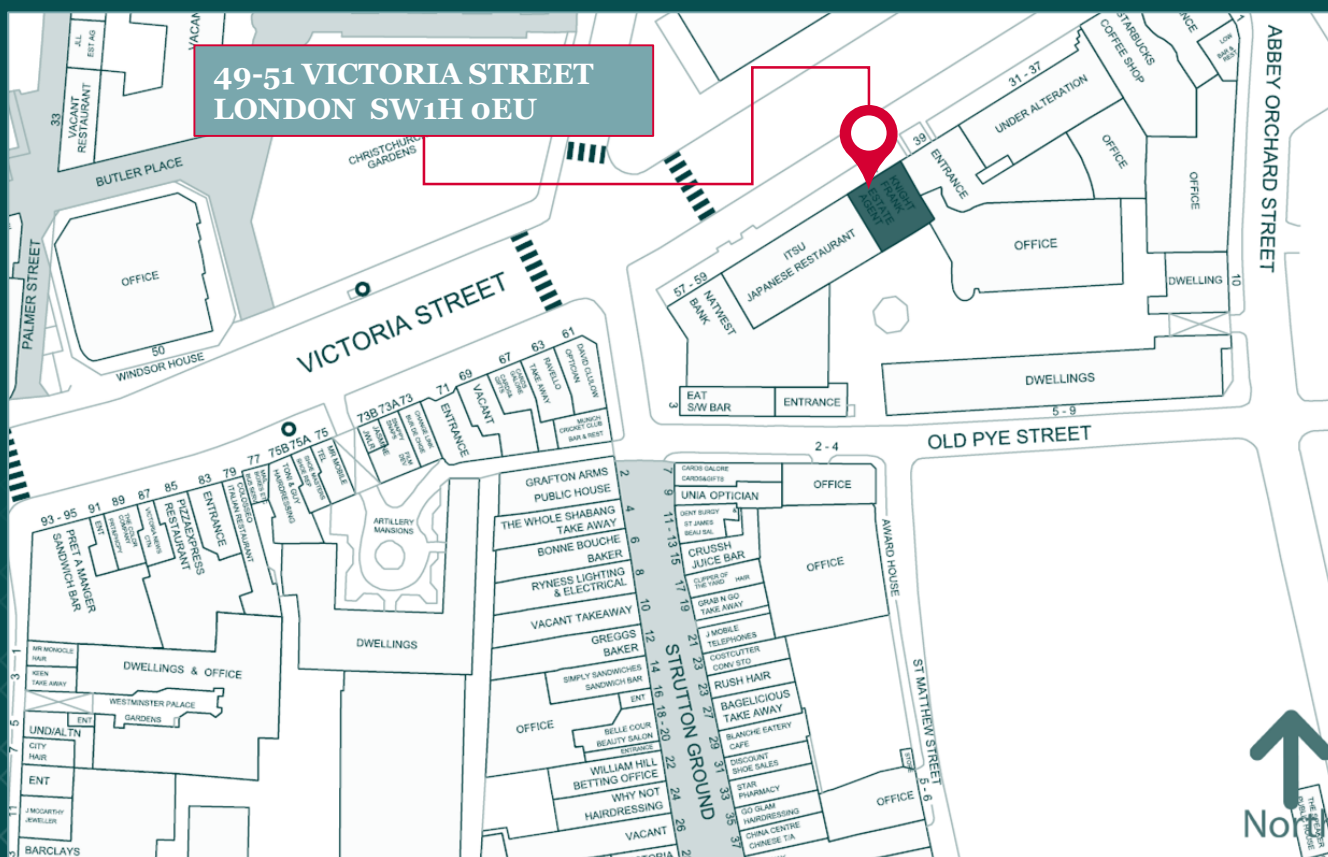
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SUBJECT TO CONTRACT



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