

**26 BRUTON STREET,
MAYFAIR,
LONDON W1J 6QL**

Office to Let – 1,164 sq ft.

**LOCATION**

The property is located in the heart of Mayfair on the north side of Bruton Street. The area has an abundance of shopping, restaurants and hotel facilities. Transport connections are excellent with Green Park, Bond Street, Oxford Circus and Piccadilly underground stations all within easy walking distance.

DESCRIPTION

26 Bruton Street was built in the late 19th Century and comprises a classic Georgian-style building on basement, ground and four upper floors. The available floor is office accommodation comprising open plan space arranged over the third floor.

AMENITIES

- A classic Georgian style building
- Open space plan
- Located just off Berkeley Square

TRANSPORT LINKS

Green Park	 4 minutes
Oxford Circus	 7 minutes
Bond Street	 7 minutes

AVAILABILITY3rd Floor – 1,164 sq ft.**TERMS**

The space is available on a sublease for a term by arrangement

Rent: £77.50 per sq.ft**Rates:** £37.59 per sq.ft**Service charge:** £25.82 per sq.ft**CONTACT****Maxim Vane Percy: 020 7866 7628**maxim.vanepercy@montagu-evans.co.uk**Alex Kirk: 020 3962 6453**alex.kirk@montagu-evans.co.uk**Henry Clark: 020 7312 7481**henry.clark@montagu-evans.co.uk

For further information or to arrange a viewing.

3rd FLOOR PLAN



BRUTON STREET

