

JOHN DWOOD

AVAILABLE TO LET

48 Russell Square

48-49 Russell Square, London, WC1B 4JP





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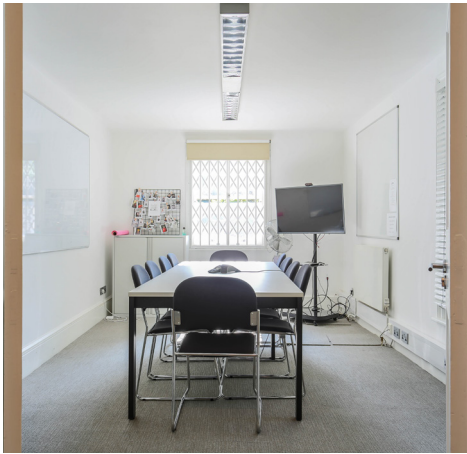
Affordable Grade A office accommodation available on flexible lease terms. All figures are inclusive of rent, business rates and service charge

The building and communal aspects are well maintained and all the suites benefit from the communal reception (with manned reception), kitchen facilities and gardens. Board room and gym also available by separate arrangement.

- Use of shared reception
- Boardroom available for hire
- Use of communal garden
- Recently Refurbished

Ground Floor





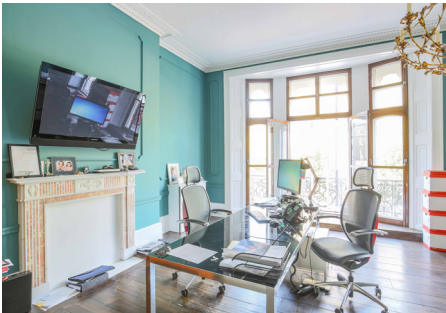
Boardrooms





Boardroom available to hire
on a hourly or a daily rate.

1st Floor



2nd Floor



3rd Floor



4th Floor



Additional Facilities



Local Area

A short walk to Russell Square station, The Brunswick Centre and a variety of local coffee shops and restaurants.



Local Stations

- Russell Square station
- Kings Cross St Pancras station
- Tottenham Court Road station
- Holborn station



Property Details

Floor	Size sq ft	Rent psf	Total per annum	Planning usage
Ground Floor	1370	£82.50	£113,000	B1
1st Floor	450	£100.00	£45,000	B1
1st Floor	330	£100.00	£33,000	B1
1st Floor	1150	£100.00	£115,000	B1
2nd Floor	1096	£77.50	£85,000	B1
3rd Floor	328	£75.00	£24,600	B1
4th Floor	450	£70.00	£31,500	B1
4th Floor	328	£70.00	£23,000	B1

Contact us

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Quote Reference: **48 Russell Square**



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