



AVAILABLE TO LET

3 Hampstead West

3 Hampstead West, 224 Iverson Road, West Hampstead NW6 2HL

OFFICE TO LET WITH GATED PARKING

Set in a purpose built office complex

One allocated parking space

Open plan floor space

Air conditioning

Excellent variety of cafes and restaurants along West End Lane

Opposite West Hampstead Thameslink Station

Two minutes walk from the Overground and Jubilee Line

OFFICE TO LET WITH GATED PARKING

A ground floor modern office located within a minutes walk to all the amenities and transport offerings of West Hampstead.

The office benefits from carpeted floors, suspended ceiling, air conditioning, gas central heating, WC, shower and kitchenette.

Externally there is one allocated parking space set behind electronic gates.

Rent £19,500 per annum

Est. S/C £7,411 per annum

S/C Details Inclusive of business rates, building insurance, service charge and utilities.

Rates detail Included within the service charge

Building type Office

Planning class B1

Size 504 Sq ft

VAT charges No VAT.

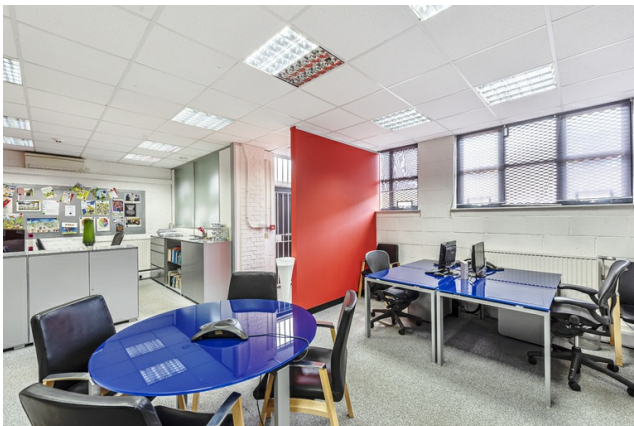
EPC category C

EPC certificate Available on request

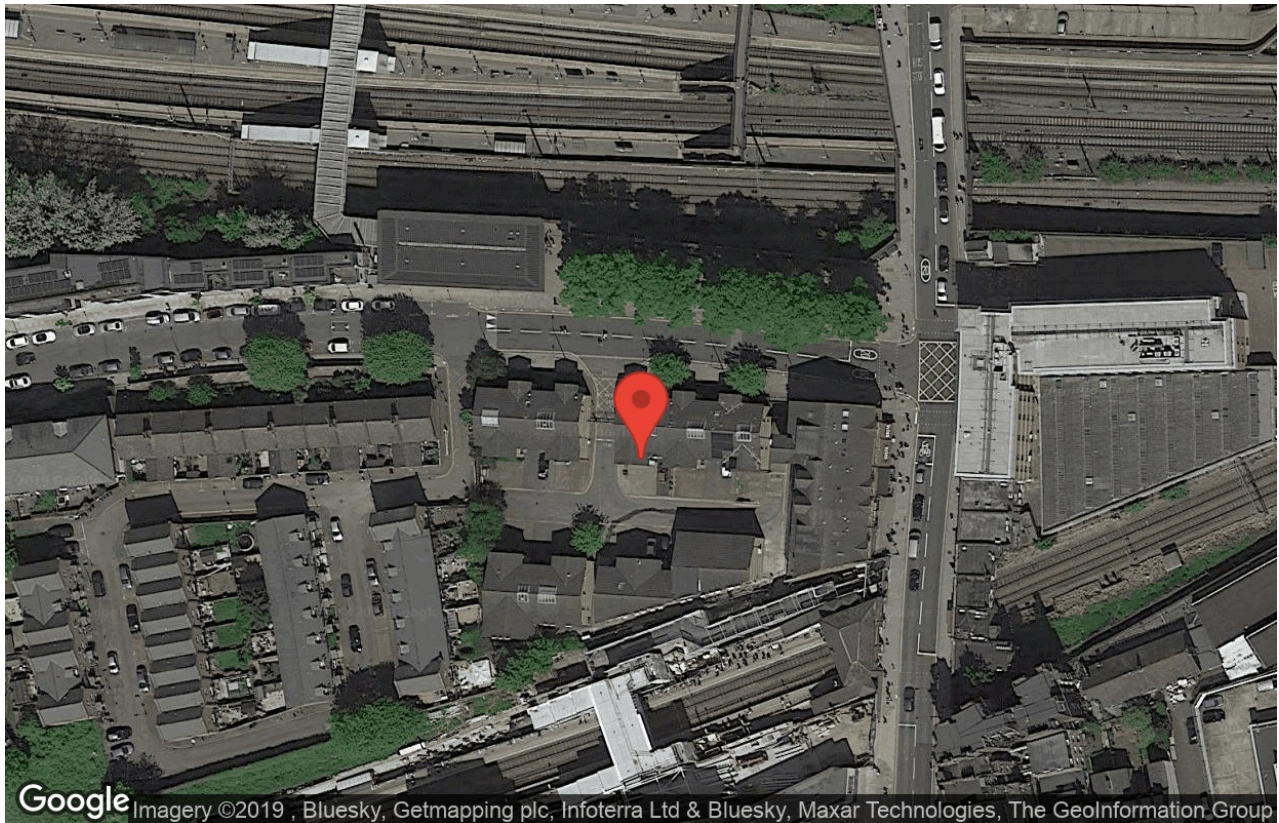
Marketed by: Dutch & Dutch

For more information please visit:
<http://example.org/m/44013-3-hampstead-west-3-hampstead-west>





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Data provided by Google

Location overview	Situated fronting Iverson Road and opposite the entrance to the new Thameslink Station. The building is also minutes from West Hampstead's Jubilee Line and London Overground Stations.
Airports	London City 11.0m, London Heathrow 12.6m, London Luton 23.8m
National rail	West Hampstead 0.0m, West Hampstead Thameslink 0.0m, Finchley Road & Frognal 0.4m
Tube	West Hampstead 0.0m, Finchley Road and Frognal 0.4m, Brondesbury 0.5m
Estimated rates	Included within the service charge
Estimated service charge	£7,411.00 per annum Inclusive of business rates, building insurance, service charge and utilities.
Legal costs	Each party to be responsible for their own legal costs incurred.
VAT	No VAT.
Planning class	B1
EPC	Available on request

Notes:



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Dutch & Dutch

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Quote reference: RENT-44013

These particulars form no part of any contract. Whilst every effort has been made to ensure accuracy, this cannot be guaranteed. All rental and prices are quoted exclusive of VAT.