



JEREMY JAMES

HARLEY STREET, LONDON W1G



RENT

£80,000 per annum

SERVICE CHARGE

Included

LOCAL AUTHORITY

City of Westminster

BUSINESS RATES

Approx £24,300 per annum

33 New Cavendish Street
London,
W1G 9TS

020 7486 4111
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DESCRIPTION

This medical suite is situated on the second floor of a well-maintained building with views overlooking the communal gardens. The suite comprises three rooms, a reception/waiting area, a WC, and a kitchen/store room. The building is served by two passenger lifts and benefits from a porter and access to a communal garden.

The building is located on the East side of Harley Street at the junction with Queen Anne Street. Both Oxford Circus and Bond Street underground stations are within close proximity. The shopping facilities of Marylebone high street and Oxford Street together with the open spaces of Regent Park are also nearby.

Medical Licence available subject to landlord consent £18,000 per annum

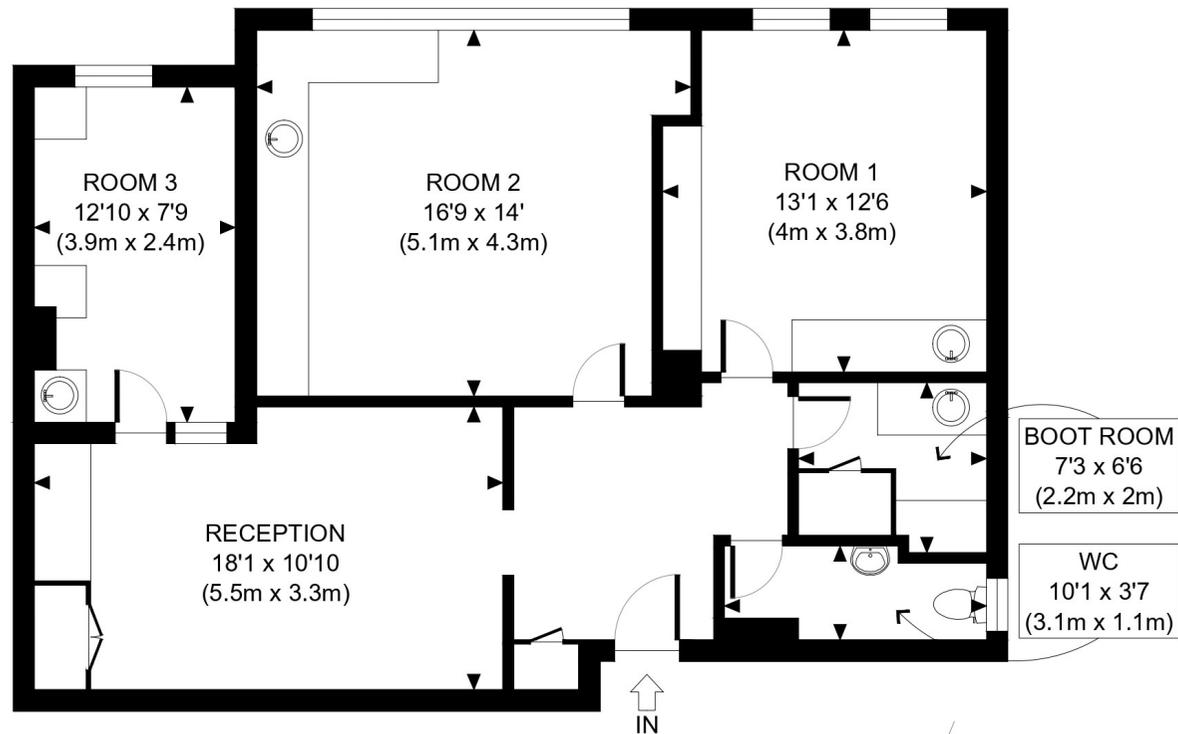
AMENITIES

Passenger Lift

In the heart of the medical district

Second Floor

EPC: B



SECOND FLOOR
GROSS INTERNAL
FLOOR AREA 879 SQ FT

APPROX. GROSS INTERNAL FLOOR AREA: 879 SQ FT/ 82 SQM

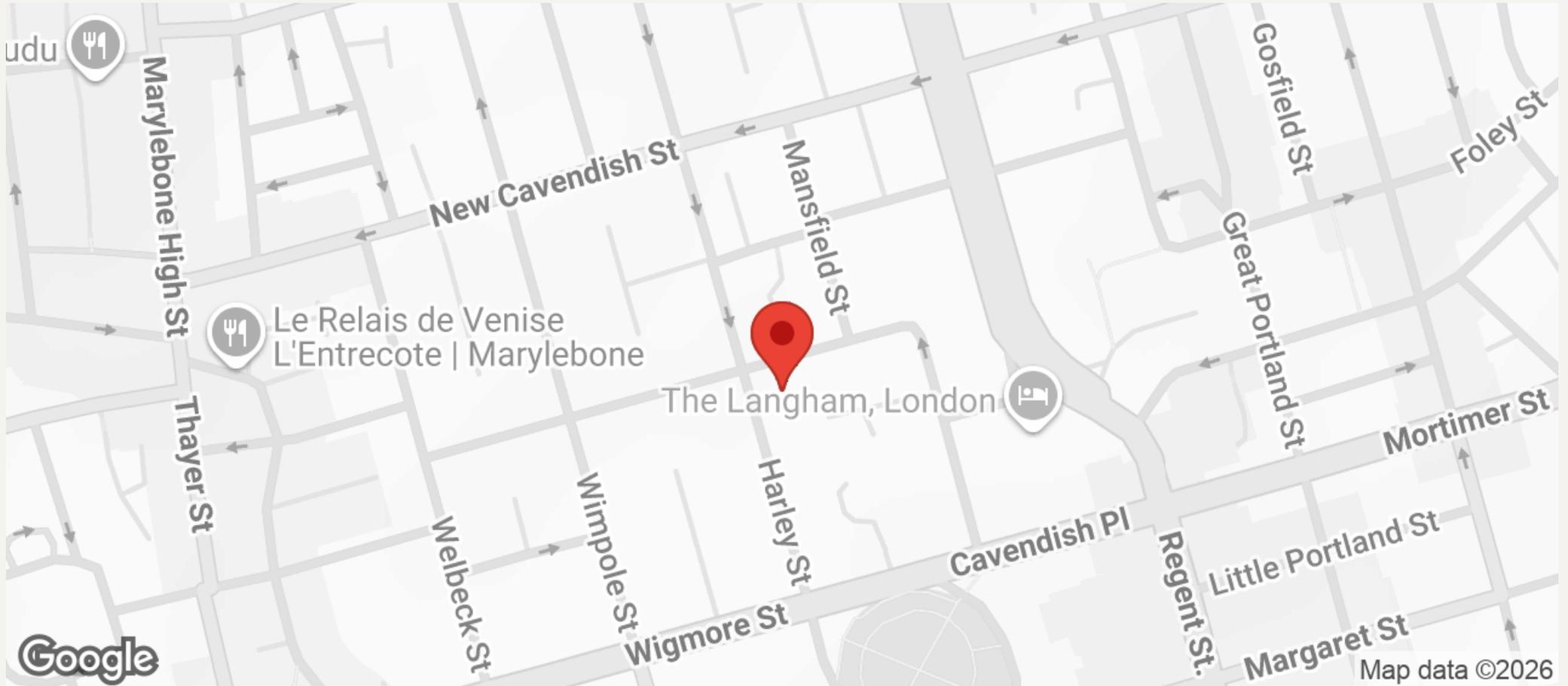
PROPERTY PHOTO PLANS.CO.UK
ONE STOP SHOP FOR PROPERTY MARKETING

This plan is for illustrative purposes only and should be used as such by any prospective client. Whilst every attempt has been made to ensure the accuracy of the Floor Plan contained here, measurements of the doors, windows, rooms and any other items are approximate and no responsibility is taken for any errors, omissions, or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to the operability or efficiency can be given.



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All negotiations are subject to contract. The Agents are not authorised to make or accept any contractual offer unless prior written notification to the contrary has been given on behalf of the client. In no other case whatsoever are the Agents (or any employee or sub-agent) authorised to make or give any representation or warranty on behalf of any party, and whilst information and particulars are given in all good faith intending purchasers and lessees must satisfy themselves independently as to the accuracy of all matters upon which then intend to rely. Measurements or distances referred to are approximately only. We have not carried out a survey or tested the services, appliances or specific fittings.

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