



JEREMY JAMES

57A WIMPOLE STREET, LONDON W1



RENT

£105,000 per annum

SERVICE CHARGE

Approx £17,000 per annum

LOCAL AUTHORITY

City of Westminster

BUSINESS RATES

Approx £42,630 per annum

33 New Cavendish Street
London,
W1G 9TS

020 7486 4111
jeremyjames@jeremy-james.co.uk



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DESCRIPTION

The suite is approximately 1,681 sq ft (156.17 sq m) served by a passenger lift.

Local transport links include underground stations; Oxford Circus, Bond Street, Baker Street and Regents Park. Mainline stations nearby include Marylebone and Paddington as well as King Cross and St Pancras, allowing easy access to Heathrow airport. Parking is available on the street or alternatively there is an NCP car park moments away.

Term: Lease Ending March 2032

Break Date: March 2027

Rent Review: March 2027

Premium – to be discussed

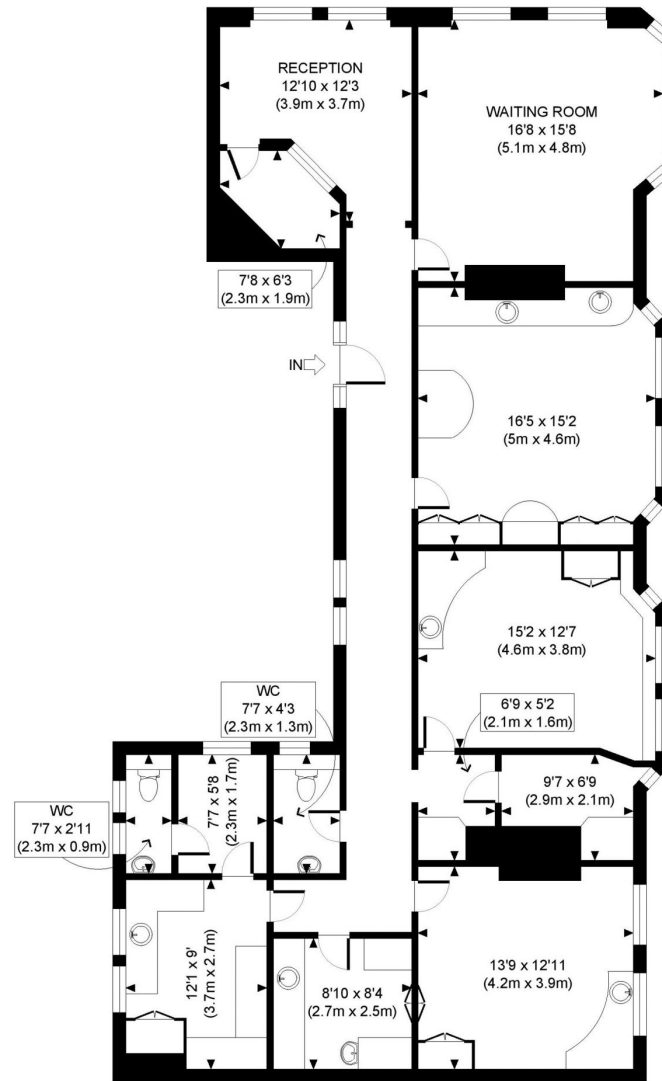
AMENITIES

First Floor

Passenger Lift

Refurbished Throughout

In the heart of Medical District



FIRST FLOOR
GROSS INTERNAL
FLOOR AREA 1681 SQ FT



APPROX. NET INTERNAL FLOOR AREA: 1391 SQ FT/ 129 SQM

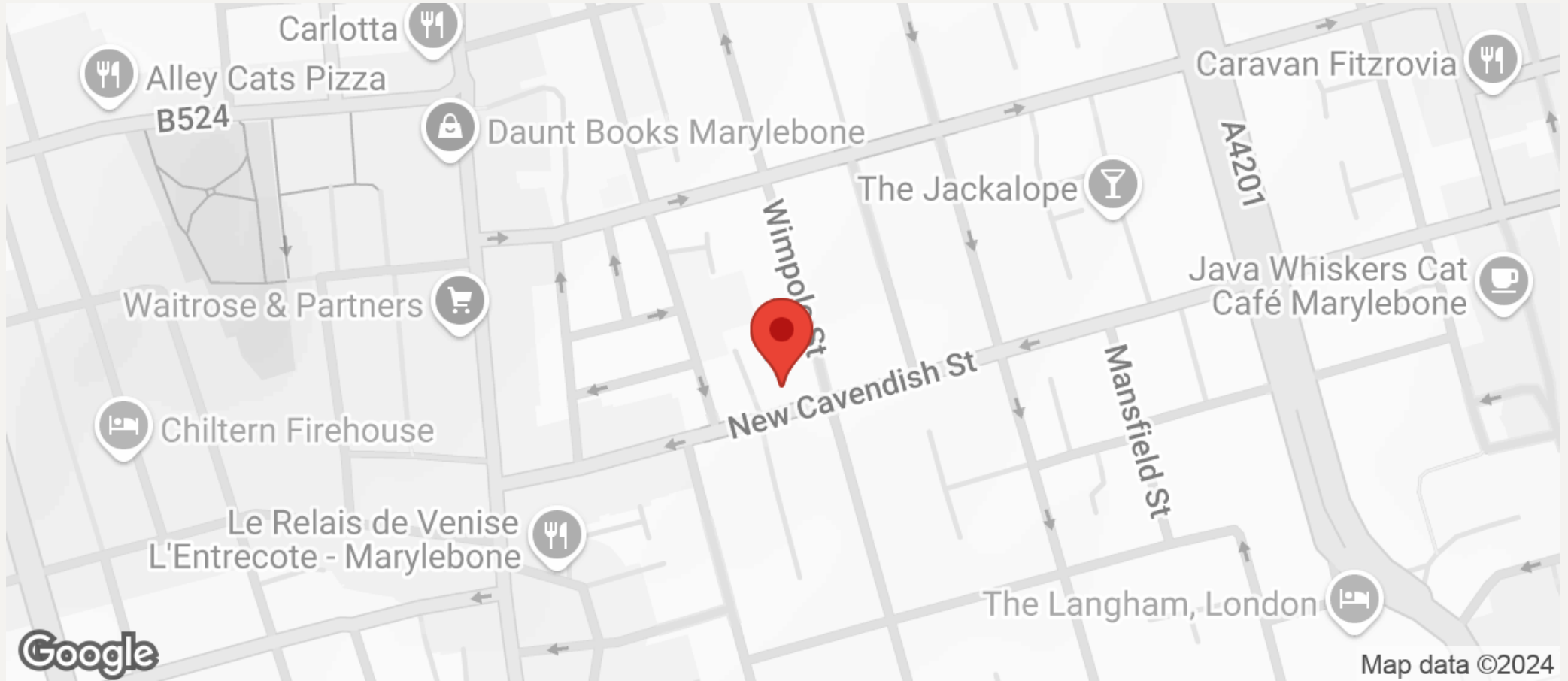
PROPERTY PHOTO PLANS.co.uk
ONE STOP SHOP FOR PROPERTY MARKETING

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 miss-statement. This plan is for illustrative purposes only and should be used as such by any prospective client. 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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