

# To Let

## Office 2,873 sq ft

29 Charles Street, Mayfair, London, W1J 5DT



### Summary

- Grade II listed self contained Mayfair townhouse office.
- Type: Office
- Tenure: To Let
- Size: 2,873 sq ft
- Rent: £250,000 per annum

### Highlights

- Exemplary finishes throughout
- Self-contained offices
- Grade A modern offices
- Terrace on 4th floor
- High ceilings
- High quality kitchens (x2) & showers (x3)
- Fibre optic connectivity in building

## Location

Located in the heart of prime Mayfair on the south side of Charles Street, the building is situated at its western end between Chesterfield Street and Queen Street in close proximity to Hyde Park, Green Park and Berkeley Square. The nearest station to the building is Green Park Mayfair which lies just 0.2 miles from the property.

## Availability

Building to be let as a whole (2,873 sq ft). The building has retained its many original features including the attractive Georgian windows and high ceilings on the ground and first floors. The building has been carefully redesigned and provides a beautiful feature staircase to each floor lobby where high quality WC and shower facilities are provided. The top floor (4th) has a kitchen and break out space with a terrace area outside providing views across Mayfair and the neighbouring properties.

Floor / Unit	Size	Availability
4th	344 sq ft	Available
3rd	388 sq ft	Available
2nd	386 sq ft	Available
1st	454 sq ft	Available
Ground	498 sq ft	Available
Lower Ground	803 sq ft	Available

## Terms

New FRI lease direct from landlord. Lease term to be agreed at a rent of £250,000 pax.

## Viewings

Strictly through JLL.

## Energy Performance Rating

This property has been graded as 117(E).

## Rent

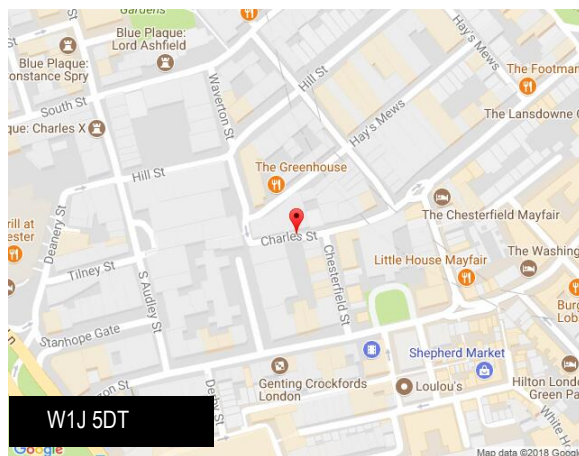
£250,000 per annum

## Business Rates

Rates Payable: £17.73 per sq ft

## Service Charge

Available on Request



## Viewing & Further Information

If you are interested and would like more information please get in touch.

### Contacts

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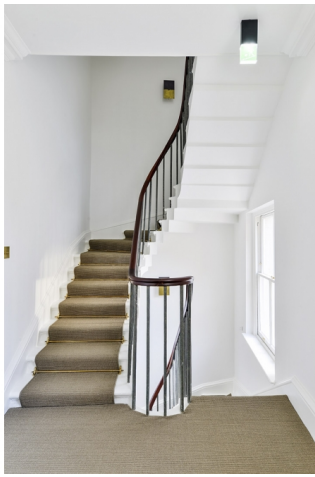
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