

FITTED 'PLUG AND PLAY' SPACE IN VICTORIA

20 VICTORIA STREET, WESTMINSTER, LONDON, SW1



GRYPHON
PROPERTY PARTNERS



DESCRIPTION

This recently refurbished building has space available over the Ground to 8th floors offering fitted 'plug and play' space from 5 desks. There are also meeting rooms and a kitchen with breakout space available for occupiers to use.

ACCOMMODATION

FLOOR

8th - 20 desks

7th - 34 desks

5th - 34 desks

Part 4th - (2 suites of 6 & 12 desks) -
18 desks

2nd - LET

1st - LET

Ground floor - 15 desks

TOTAL

Floor area subject to measurement

AREA

850 sq ft

1,461 sq ft

445 sq ft

8,600 sq ft

LOCATION

The building is located toward the Westminster end of Victoria street, just moments from St James's Park and Westminster underground Stations and Victoria mainline and underground stations. The retail, restaurant and entertainment establishments of Westminster, Victoria and St James's are within an easy walking distance.

SPECIFICATION/AMENITIES

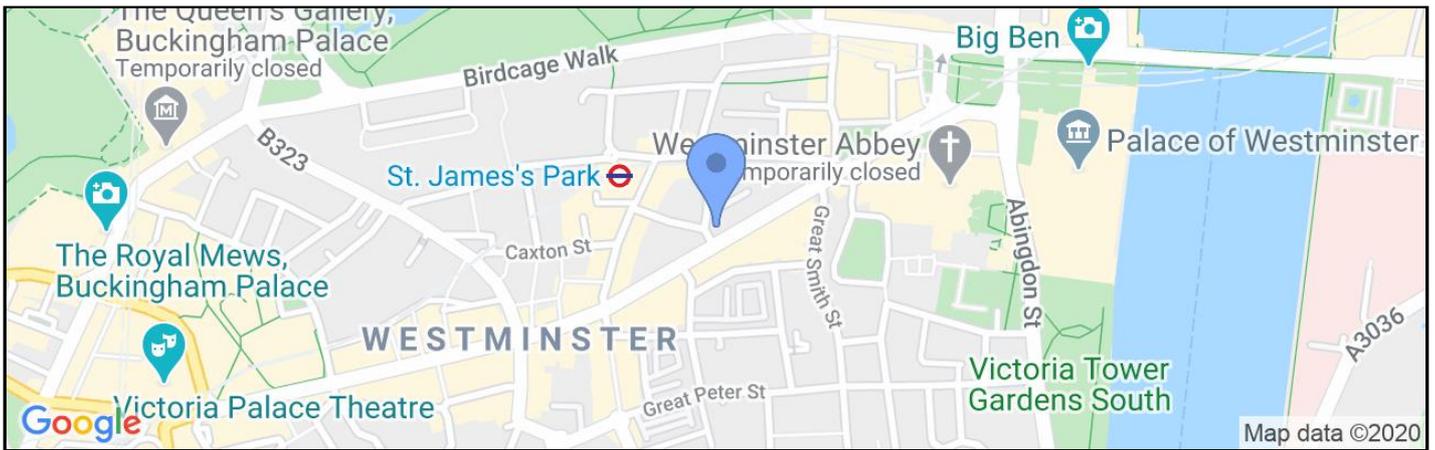
- Passenger lift serving serving all floors
- Ceiling mounted air conditioning
- Perimeter trunking
- WiFi
- Reception and cafe lounge
- Bicycle Storage and Showers
- Meeting Rooms
- Monthly fee includes all utility costs, rates, cleaning, tea coffee, milk and fruit delivered twice per week.

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TERMS

LEASE

Flexible by agreement for a term of 12 months or more
(6th floor units available for a term from 3 months)

RENT

8th floor - 20 desks (self-contained whole floor), private balcony
with panoramic views - £12,995

7th floor - 34 desks (self-contained whole floor) - £21,995

5th floor - 34 desks (self-contained whole floor) - £20,995

4th floor suite 1 - 6 desks - £3,995

4th floor suite 2 - 12 desks - £6,995

Ground floor - 15 desks - £8,495

VAT

Elected

VIEWING

Viewing strictly by prior appointment with the joint sole agent:

JEREMY TRICE

0203 440 9802

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JAMIE MAJOR

0203 440 9809

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Subject to Contract

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