

12 DAVID MEWS

MARYLEBONE, W1U 6EG



GRYPHON
PROPERTY PARTNERS



DESCRIPTION

Located in the heart of Marylebone, this boutique period property offers six contemporary private offices along with a bespoke meeting room and an outdoor breakout area making it perfect for the modern-day business.

LOCATION

Located just moments away from the famous Marylebone High Street, this building provides an enviable business address, fantastic restaurants and bars as well as a multitude of shops and boutiques due to Oxford Street being just a short walk away. In terms of transport, this building has it all with Marylebone Station being around the corner providing access to the underground network as well as National Rail services.

SPECIFICATION/AMENITIES

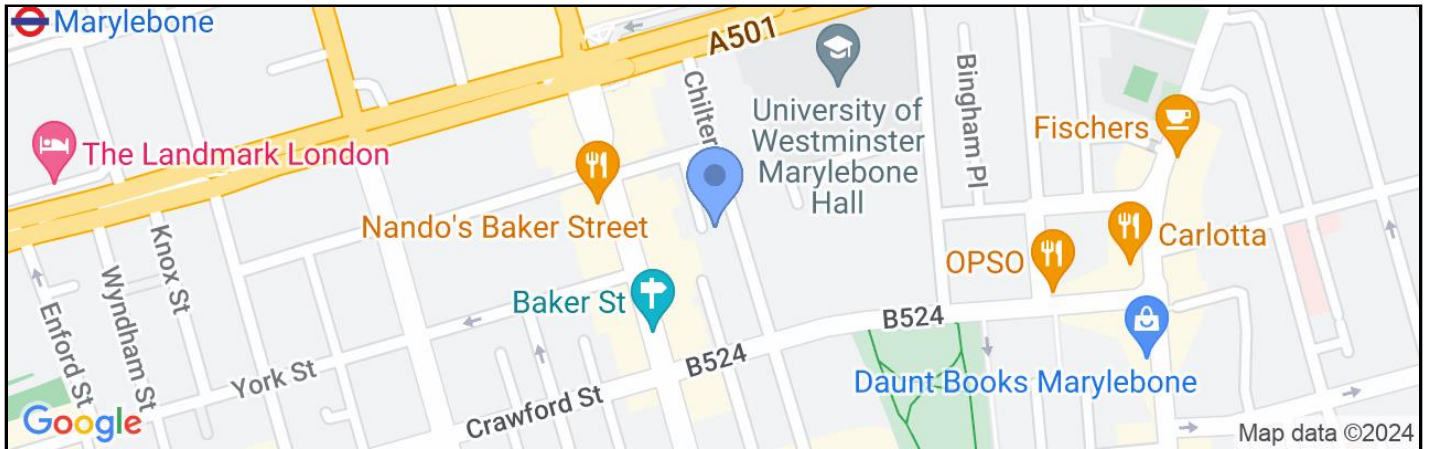
- 3 meeting rooms included in the price
- Air conditioning
- Kitchen x 2
- Flexible term length
- Shower Facilities
- Bike Storage

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TERMS

LEASE

Flexible by arrangement

VAT

Elected

VIEWING

Viewing strictly by prior appointment with the sole agent:

ANDREW MCCALLUM

0203 440 9809

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Subject to Contract

Gryphon Property Partners for themselves and for the vendors or lessors of this property whose agents they are, give notice that:- a. the particulars are set out as a general outline only for guidance and do not constitute, nor constitute part of, an offer or contract; b. all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are believed to be correct, but any intending purchasers, tenants or third parties should not rely on them as statements or representations of fact but satisfy themselves that they are correct by inspection or otherwise; c. All properties are measured in accordance with the RICS property measurement, 1st Edition May 2015 (incorporating IPMS) unless designated NIA/GIA/GEA, in which case properties are measured in accordance with the RICS Code of Measuring Practice (6th Edition); d. Any images may be computer generated. Any photographs show only certain parts of the property as they appeared at the time they were taken. February 2024