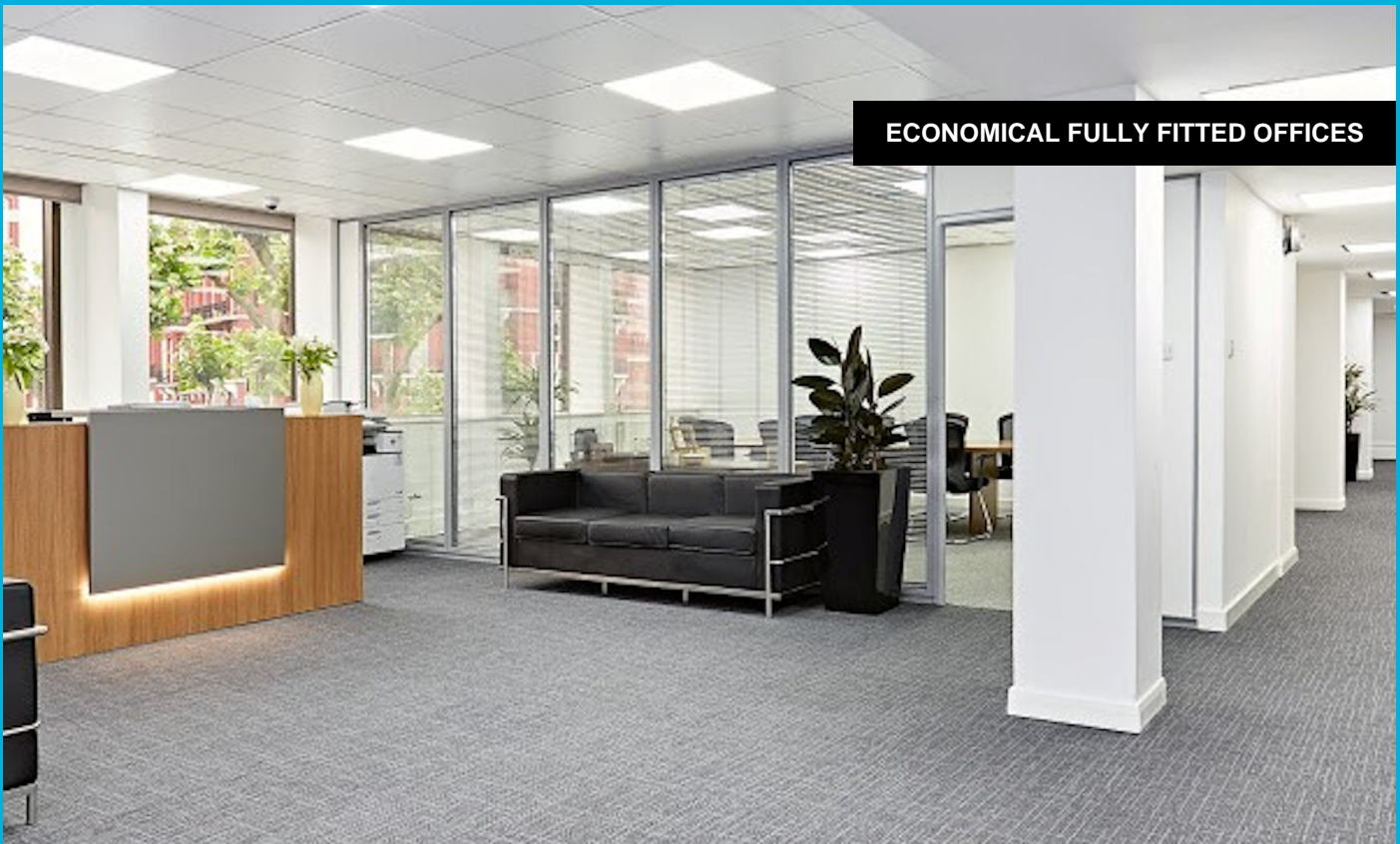


Winchester House, 259-269 Old Marylebone Road, Marylebone, London,
NW1 5RA

Bright and airy fully fitted office suites available on a 'plug and play' basis.



Office, Serviced Office

TO LET

- Fully fitted
- Large reception area
- Kitchen/break out area
- 1st floor private terrace
- Bike racks and showers
- Car parking available by separate request

2,400 sq ft

(222.97 sq m)

Winchester House, 259-269 Old Marylebone Road, Marylebone, London, NW1 5RA

Summary

Available Size	2,400 sq ft
Rent	£29.50 per sq ft Guiding
Rates Payable	£15 per sq ft
Service Charge	£7.50 per sq ft
EPC Rating	D

Description

Bright and airy fully fitted office suites available on a 'plug and play' basis.

Location

Winchester House is prominently located on Old Marylebone Road and benefits from good transport links, located a short walk from Edgware Road, Marylebone and Paddington Station.

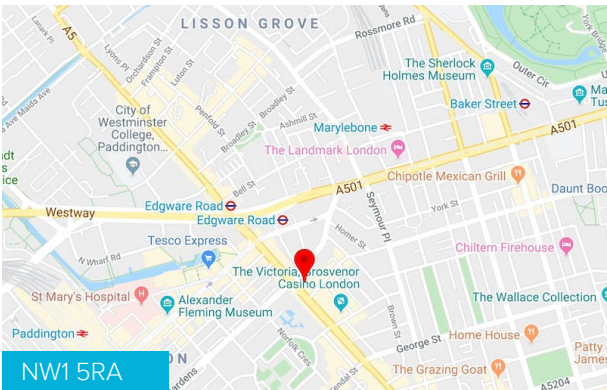
Accommodation

The accommodation comprises of the following

Name	sq ft	sq m	Tenure	Availability
5th	2,400	222.97	To let	Available
Total	2,400	222.97		

Terms

New flexible leases available direct from the Landlord. Lengthy rent free periods available - subject to negotiation.



Viewing & Further Information



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