

25 Park Lane, Mayfair,  
London, W1K 1RA

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& harding**  
020 7522 8500  
[www.mellersh.co.uk](http://www.mellersh.co.uk)

**3,725 SQFT of office space to let in Mayfair, with a superb  
view of Hyde Park.**



- Extensive Views Across Hyde Park
- Manned Reception and Associated Security
- Suspended Ceiling with Integral Lighting
- Excellent Natural Light
- 2 Passenger lifts
- Air Conditioning

Mellersh & Harding LLP in their own right as agents for the vendor/lessor of this property draw your attention to the following: - these particulars provide prospective purchasers/tenants with only a general introduction to this property and do not form part of any offer or contract. These particulars are believed to be correct, but neither BDG Sparkes Porter LLP nor the vendor/lessor accept responsibility for any error they may contain. These particulars are not to be relied upon as a statement or representation of fact and any purchasers/tenants must satisfy themselves as to their correctness by inspection or otherwise. Neither the agents, or any of their employees has any authority to give any further representation or warranty in relation to this property. All terms quoted are exclusive of VAT.

## Location

The building is situated in Mayfair, on the south-east side of Park Lane, which is known for its illustrious hotels, restaurants, and shops.

Green Park, served by the Piccadilly, Jubilee and Victoria Lines is an 8 minute walk whilst Hyde Park Corner served by the Piccadilly Line is no longer than a 4 minute walk. As well as the tube line, there are a number of bus routes which serve the Mayfair area.



## Transport



- Hyde Park Corner / Piccadilly Line – 4 mins
- Green Park / Piccadilly, Jubilee, and Victoria Lines– 8 mins



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## Accommodation

### FLOOR

	SQ FT	SQ M
2 <sup>ND</sup>	3,725	346.06



Lease:	A new lease is available for a term by arrangement.
Rent:	£79.50 psf
Service Charge:	£16.00 psf
Rates:	£52.00 psf (approx.)

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## Further Information

Strictly by appointment through sole agents:

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