



3

• BURLINGTON •
GARDENS

Mayfair, W1



3 Burlington Gardens combines the historic charm of the area with the latest London has to offer making it the ideal location for a business to thrive.

This iconic Mayfair building, originally designed by MoreySmith, provides 45,000 sq ft of prime office space over eight upper floors. Prominently located on Burlington Gardens opposite the Royal Academy of Arts, the building is also home to the world renowned restaurant, Cecconi's.



Iconic Mayfair building



Cat A+ and Cat A floors available



Design-led reception



Floor-to-ceiling height windows



x2
10-person lifts



Air conditioning



Cycle storage and showers



Car parking spaces



Entrance to Three Burlington Gardens

High Specification New Cat A+ Floor



Boardroom



Reception



Library



Tea Point



Open Plan

23

Desks

1

Welcome
Lounge

14

person
boardroom

6

person
meeting room

1

exec office

1

library/
touchdown
area

1

teapoint/
breakout

Building availability



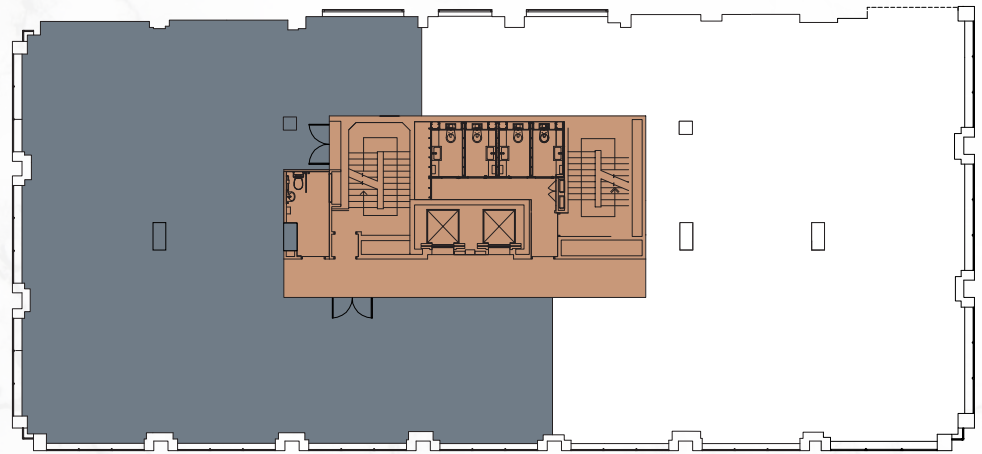
3,144 sq ft



Part 4th West



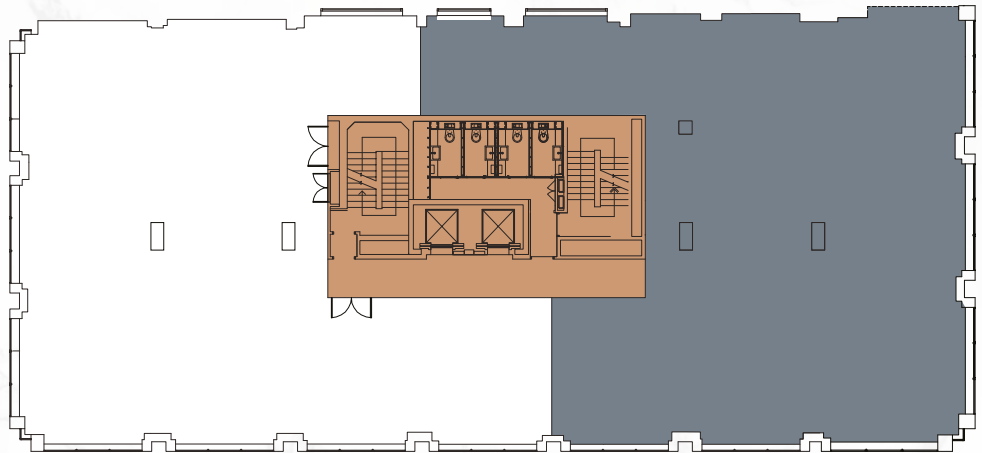
3,034 sq ft



Part 3rd West



3,069 sq ft



Part 4th East

● Office ● Core
Not to scale. Indicative only.



Part 4th West	Cat A+	3,144 sq ft
Part 4th East	Cat A	3,069 sq ft
Part 3rd West	Cat A	3,034 sq ft

The reception has been comprehensively refurbished to offer bright, design led space. The stylish blend of materials and textures creates a welcoming arrival.





Burlington Arcade

3 Burlington Gardens offers unparalleled access to the West End's finest dining, shopping and cultural experiences.



Cecconi's



The Royal Academy of Arts

9

Private members clubs
within a 10 minute walk

11

Delicatessens within
a 10 minute walk

13

Flagship stores within
a 10 minute walk

13

Art galleries within
a 5 minute walk

World-class galleries, Michelin-starred restaurants, high-end boutiques and leading gyms are just steps away, you'll find inspiration at every corner.

● LOCAL OCCUPIERS

1. Eastdil
2. Forsters LLP
3. Glencore UK
4. Britannia Financial Group
5. HSBC Private Bank
6. KKR
7. Hayfin
8. Weatherbys Private Bank
9. Morgan Stanley
10. TA Associates

● RESTAURANTS

1. Sexy Fish
2. The Wolseley
3. GymKhana
4. Novikov
5. Cecconi's
6. Le Gavroche
7. Chucks
8. Butlers
9. 45 Jerymn St
10. Hakkasan

● RETAIL

1. Burlington Arcade
2. Royal Academy of Arts
3. Mappin & Webb
4. Ralph Lauren
5. Fortnum & Mason
6. Malone Souliers
7. Ted Baker
8. Burberry
9. Connolly
10. Alexander McQueen

● DRINKS

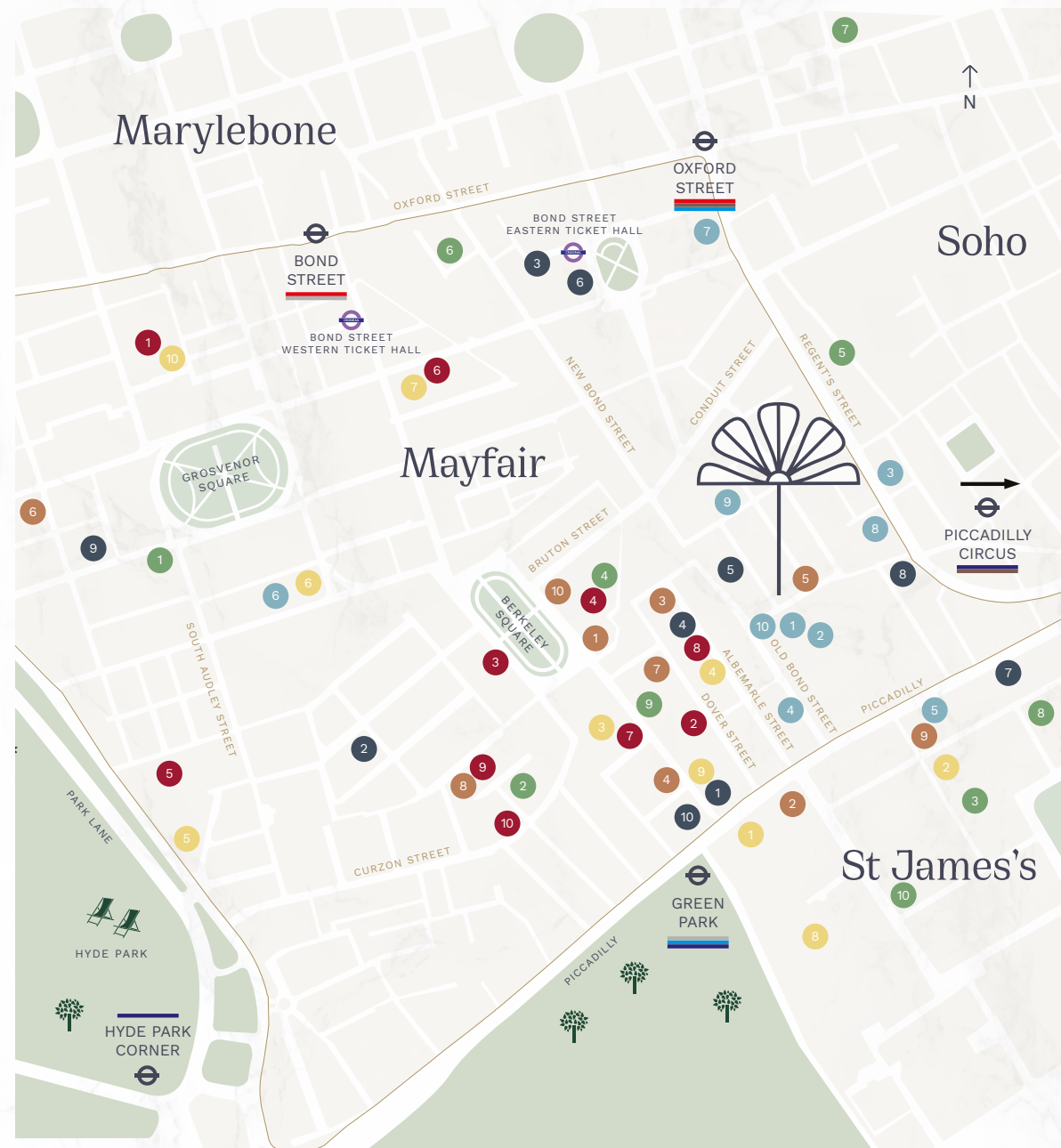
1. Mercato Mayfair
2. The Arts Club
3. Annabel's
4. Mr Fogg's Residence
5. Corrigan's
6. The Fumoir
7. The May fair Bar
8. The Donovan Bar
9. The Terrace Bar
10. Madison's Bar

● GYMS

1. Vive Fitness
2. Third Space
3. Ten Health & Fitness
4. Fitness First
5. Barry's Bootcamp
6. Dabbs Fitness
7. ROWBOTS
8. CrossFit
9. BuddhaBox
10. E by Equinox

● HOTELS

1. The Ritz
2. The Cavendish
3. The Mayfair
4. Brown's
5. The Dorchester
6. The Connaught
7. Claridges
8. The Stafford
9. 1 Hotel Mayfair
10. The Beaumont



Not to scale. Indicative only.



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On behalf of



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