



50

HANS CRESCENT

KNIGHTSBRIDGE, LONDON SW1X

6,031 SQ FT

FIFTH FLOOR OFFICE SPACE TO LET

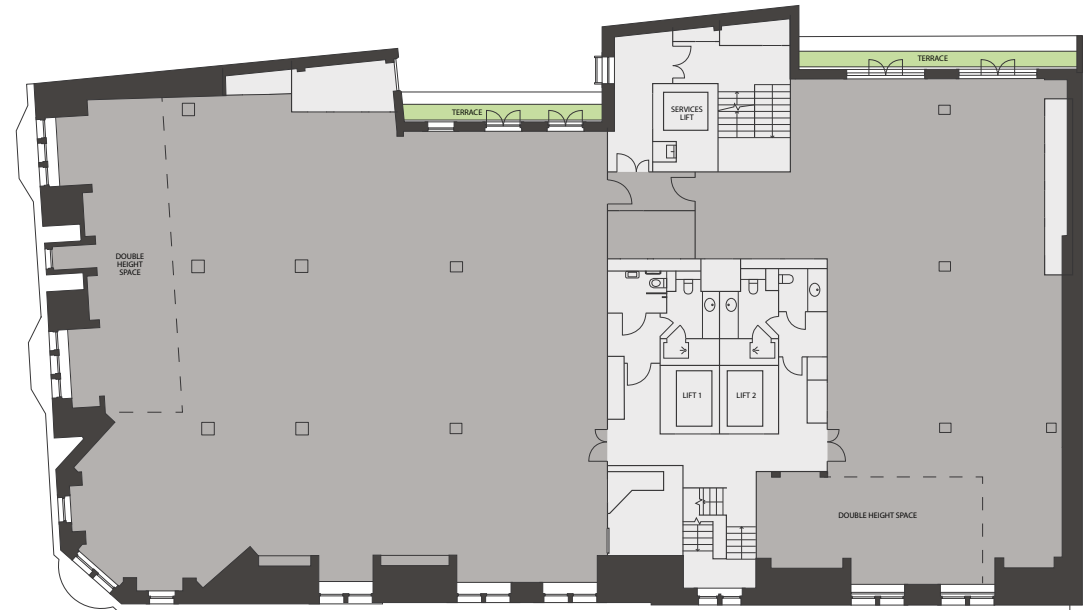
AVAILABLE AS A WHOLE OR PART  
FLOOR FROM 2,134 SQ FT

THE  
KNIGHTSBRIDGE  
ESTATE.

## SPECIFICATION

### The space benefits from:

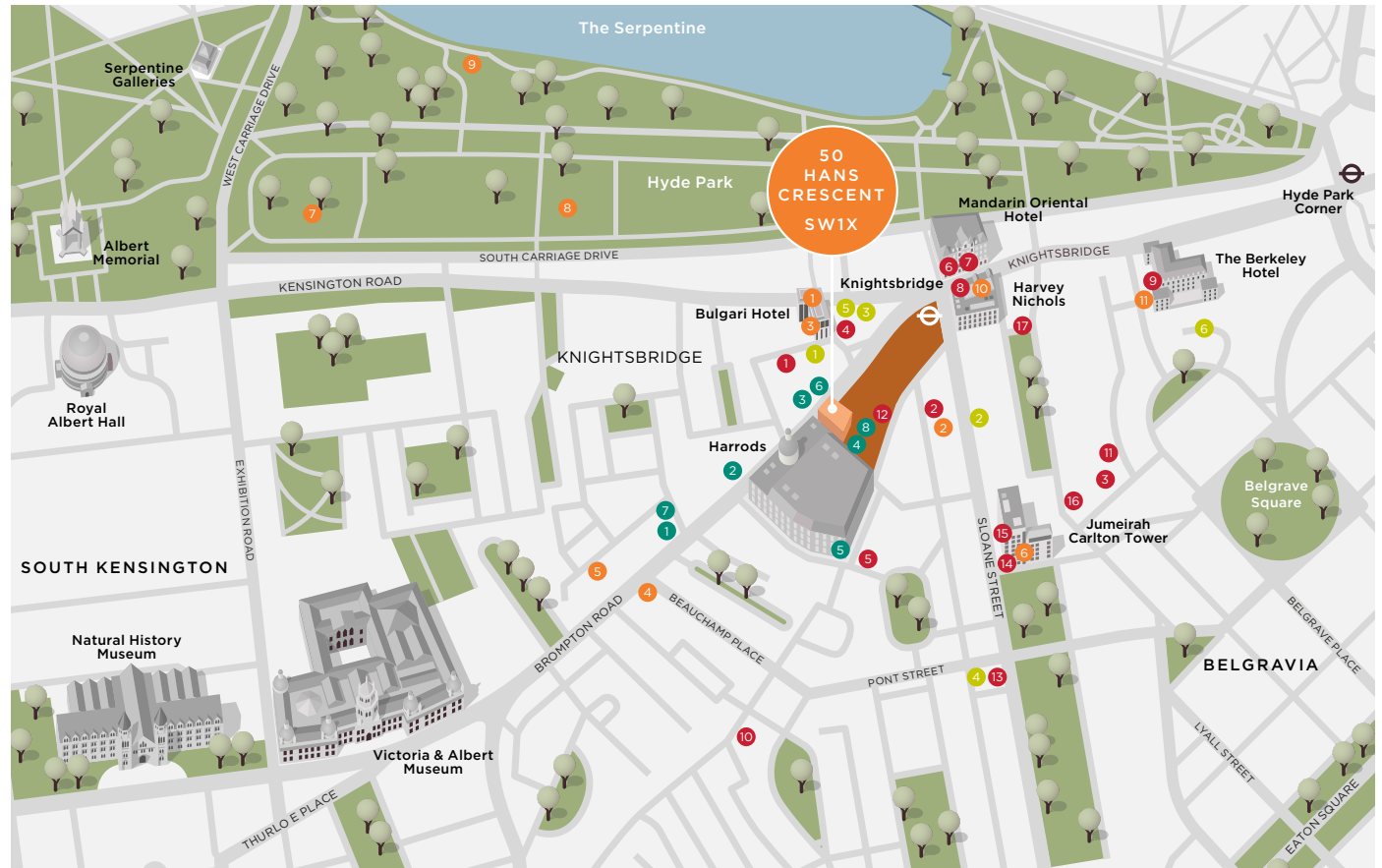
- Brand new high efficiency VRF comfort cooling system
- Secure external cycle storage
- Two communal 16 person lifts
- Shared ground floor entrance with full time receptionist
- Shower facilities
- Brand new common parts being delivered Q2 2023.



6,031 sq ft

HANS CRESCENT





## RESTAURANTS

- |                                     |                              |
|-------------------------------------|------------------------------|
| 1 Zuma                              | 10 Dinings SW3               |
| 2 Sale e Pepe                       | 11 Petrus                    |
| 3 Amaya                             | 12 Restaurant at The Capital |
| 4 Signor Sassi                      | 13 The Lalee                 |
| 5 Harry's Dolce Vita                | 14 Al Mare                   |
| 6 The Aubrey                        | 15 Sumosan Twiga             |
| 7 Dinner by Heston Blumenthal       | 16 Zafferano                 |
| 8 The Fifth Floor at Harvey Nichols | 17 Nusr-Et                   |
| 9 Marcus Wareing                    |                              |

## PUBS AND BARS

- 1 Tattersall Tavern
- 2 The Gloucester
- 3 Buddha Bar
- 4 The Bar at Belmond Cadogan
- 5 Paxtons Head
- 6 The Grenadier

## CAFES AND GRAB 'N' GO

- 1 Pret A Manger
- 2 Pret A Manger
- 3 Wasabi
- 4 EL&N London
- 5 Ladurée at Harrods
- 6 Starbucks
- 7 Carpo
- 8 Carpo

## LIFESTYLE & WELLNESS

- 1 Pure Balance Yoga
- 2 Core Collective
- 3 Workshop Gymnasium
- 4 Hypoxi Knightsbridge
- 5 Eqvvs Personal Training
- 6 The Peak Health Club
- 7 Hyde Park Sports Centre
- 8 The Old Football Pitches
- 9 Serpentine Lido
- 10 111 CRYO
- 11 The Berkeley Hotel Fitness Centre



For all enquires please contact:



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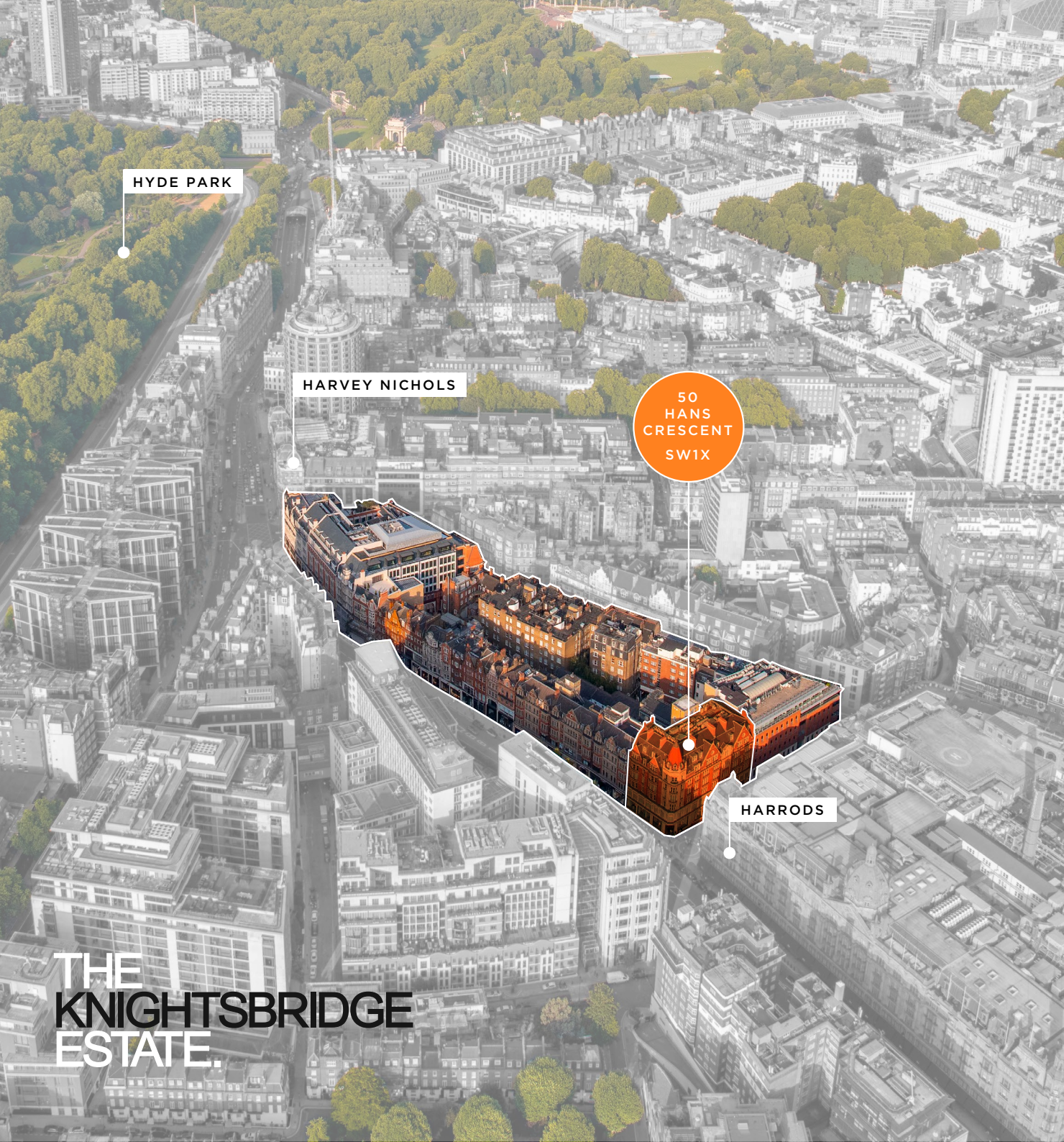
Owned by



Asset Managed by

## Chelsfield

No responsibility is taken for any error, omission or mis-statement in these particulars which do not constitute an offer or a contract. No representation or warranty is made or given during negotiations, in particulars or elsewhere and applicants should satisfy themselves as to the accuracy of all information furnished to them. Q1 2023.



# THE KNIGHTSBRIDGE ESTATE.