

TO LET

616 sq ft (57.23 sq m)

Character offices in the
centre of South Kensington



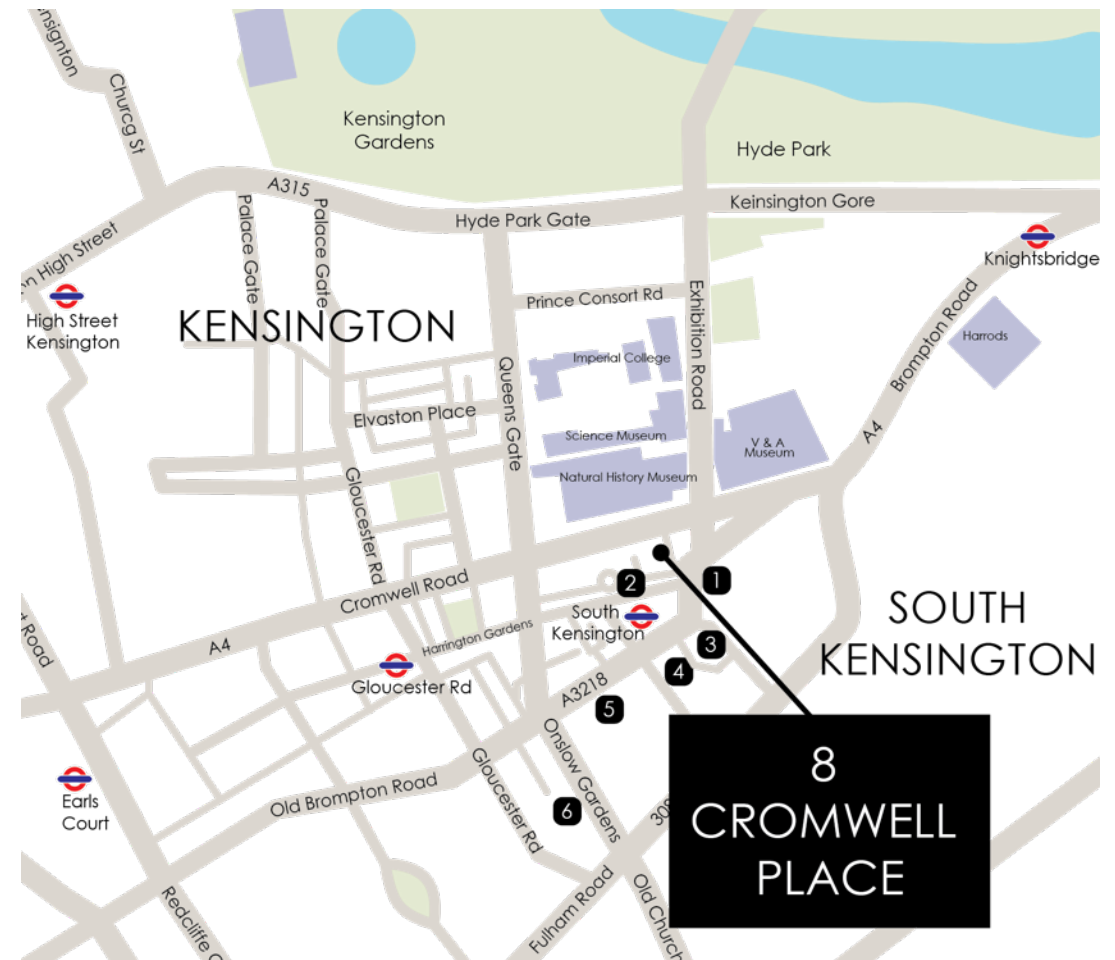
8 CROMWELL PLACE

South Kensington SW7 2JN



LOCATION

The property is located on Cromwell Place, which is situated off Cromwell Road (A4). South Kensington Underground station (Circle, District & Piccadilly lines) is within two minutes' walk, which is just 2 stops (11 minutes) from Green Park. The property is close to many excellent shops and amenities on Old Brompton Road which includes The Hummingbird Bakery, Carluccio's, Byron Burger and Waitrose. Cromwell road, to the north, gives easy access to Heathrow to the west and Knightsbridge and the West End just east.



1. Hoop & Toy - Pub
2. The Ampersand - Hotel
with Aperio- Restaurant & Bar

3. Carluccio's
4. The Hummingbird Bakery

5. Little Waitrose
6. The Anglesea Arms - Pub

DESCRIPTION:

The offices are in an attractive, white stucco fronted period building, which provides a newly refurbished and furnished office on the 3rd floor.

AMENITIES

- Excellent natural light
- High Ceilings
- Shower
- Balcony on first floor
- Kitchenette/ WC
- Boardroom

ACCOMODATION:

FLOOR	SIZE SQ FT	SIZE SQ M
3rd Floor	616 sq ft	57.23 sq m

RENT:	£27,500 per annum (approx. £45 per sq ft)
SERVICE CHARGE:	£13.39 per sq ft (Includes electricity, water and cleaning)
TERMS:	Available on a new lease direct from the landlord
RATES:	£24.13 per sq ft (2019/20) to be confirmed through local authority
EPC:	Available on request



FOR FURTHER INFORMATION
PLEASE CONTACT SOLE AGENTS

Celia Gore cgore@frostmeadowcroft.com
Jack Realey jrealey@frostmeadowcroft.com
www.frostmeadowcroft.com

