

CONDUIT STREET

MAYFAIR WI



An exceptional retail
& office HQ in Mayfair,
*newly refurbished to an
exquisite standard*

42 CONDUIT STREET

MAYFAIR W1



Discover a *distinctive* property



CGI image



CGI image

NESTLED IN THE HEART OF MAYFAIR

42 Conduit Street offers an exclusive blend of refined retail, office and residential spaces. This distinguished building showcases a modern yet classic refurbishment, in a statement of success, sophistication, and elegance.



Elevate your brand
and your business
at 42 Conduit Street

5,400 sq ft of *Mayfair's finest*

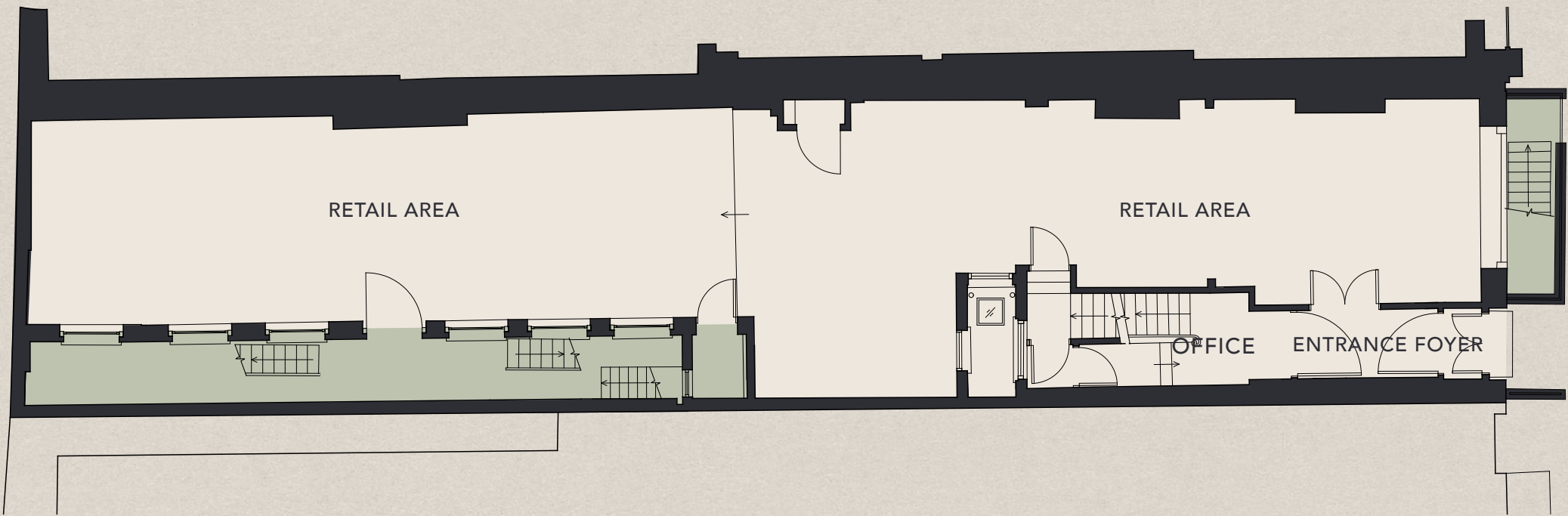
AN EXCEPTIONAL BLEND OF PREMIUM OFFICE, RETAIL, AND RESIDENTIAL SPACES

Designed with retail in mind, the ground and lower ground floors at 42 Conduit Street offer prime frontage in this prestigious location. The first, second, and third floors provide 2,500 sq ft of modern and versatile office space, ideal for businesses seeking an exclusive Mayfair address. Completing the offering, the fourth floor features an elegant residential unit, ensuring a private retreat above the bustling city.

FLOOR	USE	SQ FT	SQ M
Fourth	Residential	538	50.0
Third	Office	637	59.2
Second	Office	619	57.5
First	Office	1,287	119.6
Ground	Retail	1,467	136.3
Lower Ground	Retail	815	75.7
TOTAL		5,363	498.3

KEY Core Retail Store

GROUND FLOOR
1,467 sq ft / 136.3 sq m

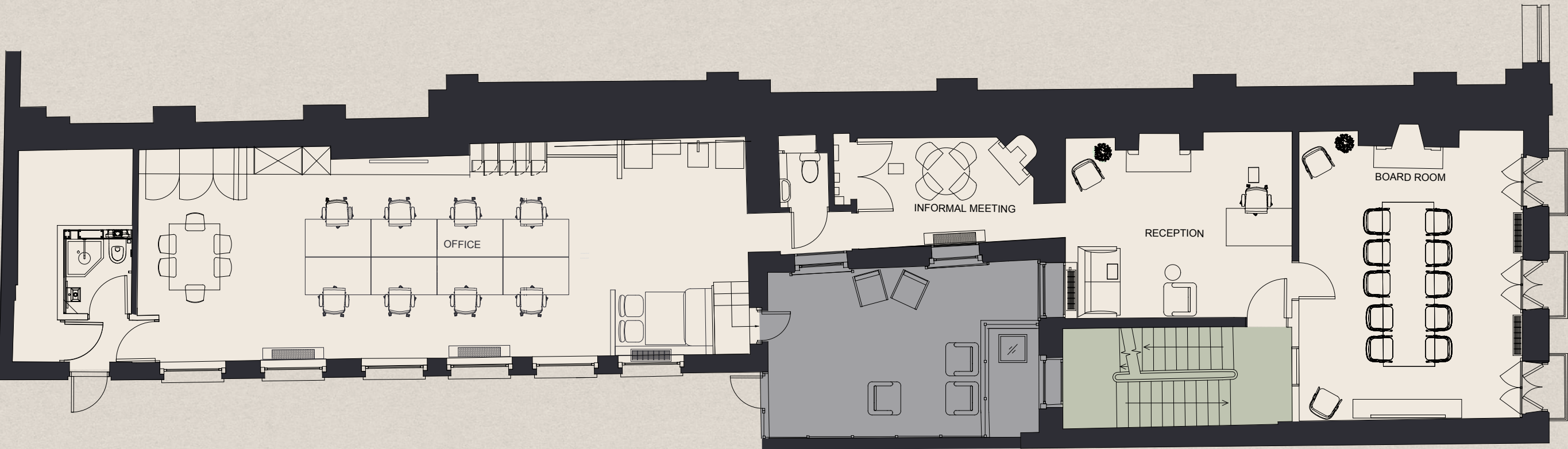


LOWER GROUND FLOOR
815 sq ft / 75.7 sq m



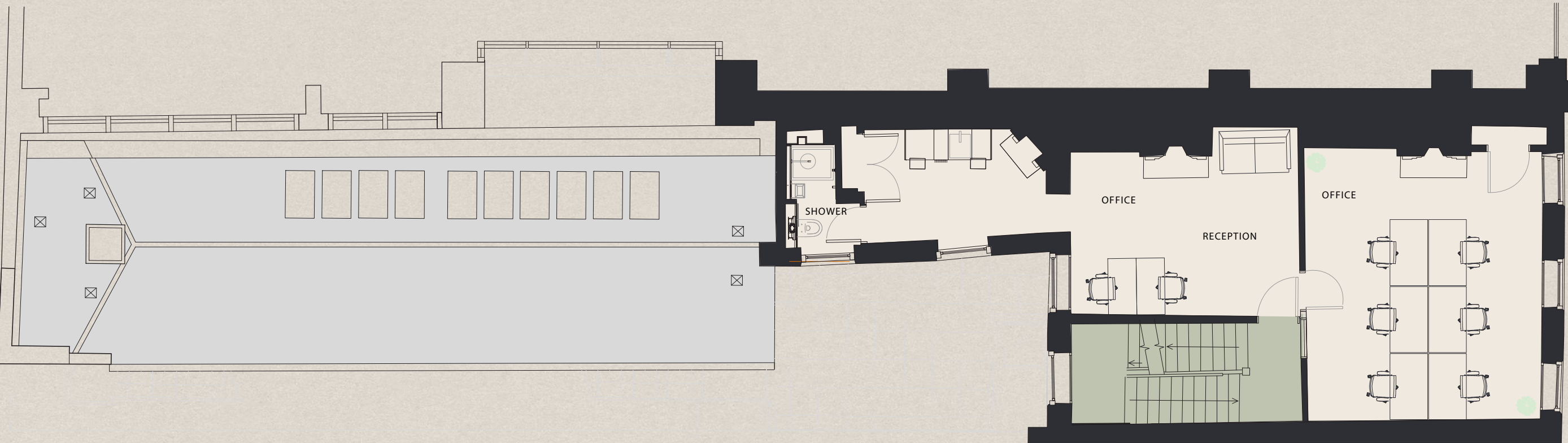
FIRST FLOOR

1,287 sq ft / 119.6 sq m



SECOND FLOOR

619 sq ft / 57.5 sq m



KEY

Core Office Terrace Residential

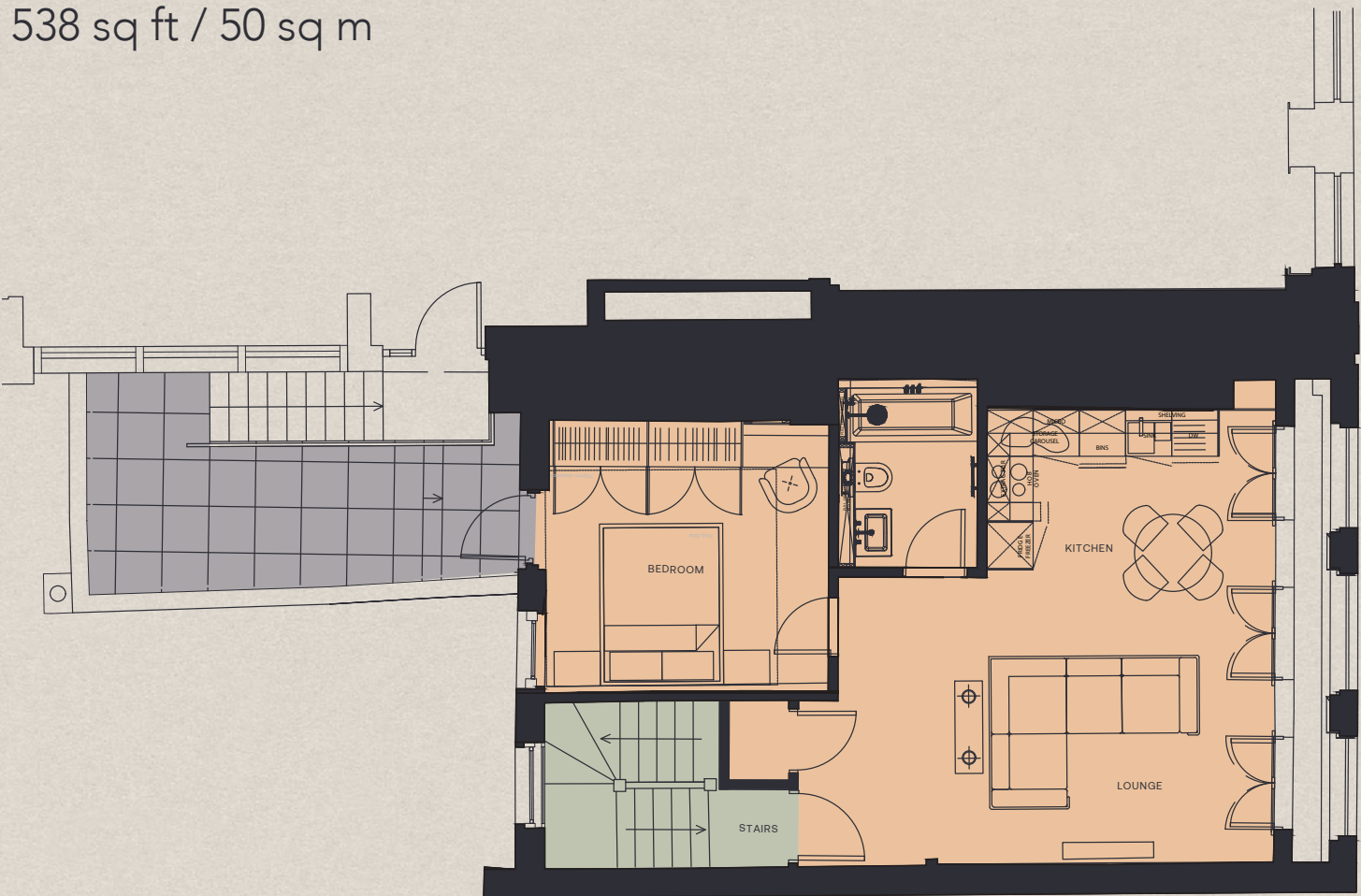
THIRD FLOOR

637 sq ft / 59.2 sq m



FOURTH FLOOR

538 sq ft / 50 sq m





Cat A



EPC B



Stunning
natural light



End of trip
facilities



Bicycle
storage



Period
features

An impressive, Grade II Listed *mixed-use* opportunity

HIGH QUALITY SPECIFICATION

This Grade II listed building boasts an exceptional specification, designed to meet the highest standards of modern occupiers. The building features elegant period architecture combined with contemporary upgrades, ensuring both style and functionality.

The space benefits from high ceilings and excellent natural light, creating a bright and spacious environment. With premium finishes throughout, high-quality fittings, and a prestigious Mayfair address, 42 Conduit Street offers an unrivaled blend of heritage charm and modern convenience.

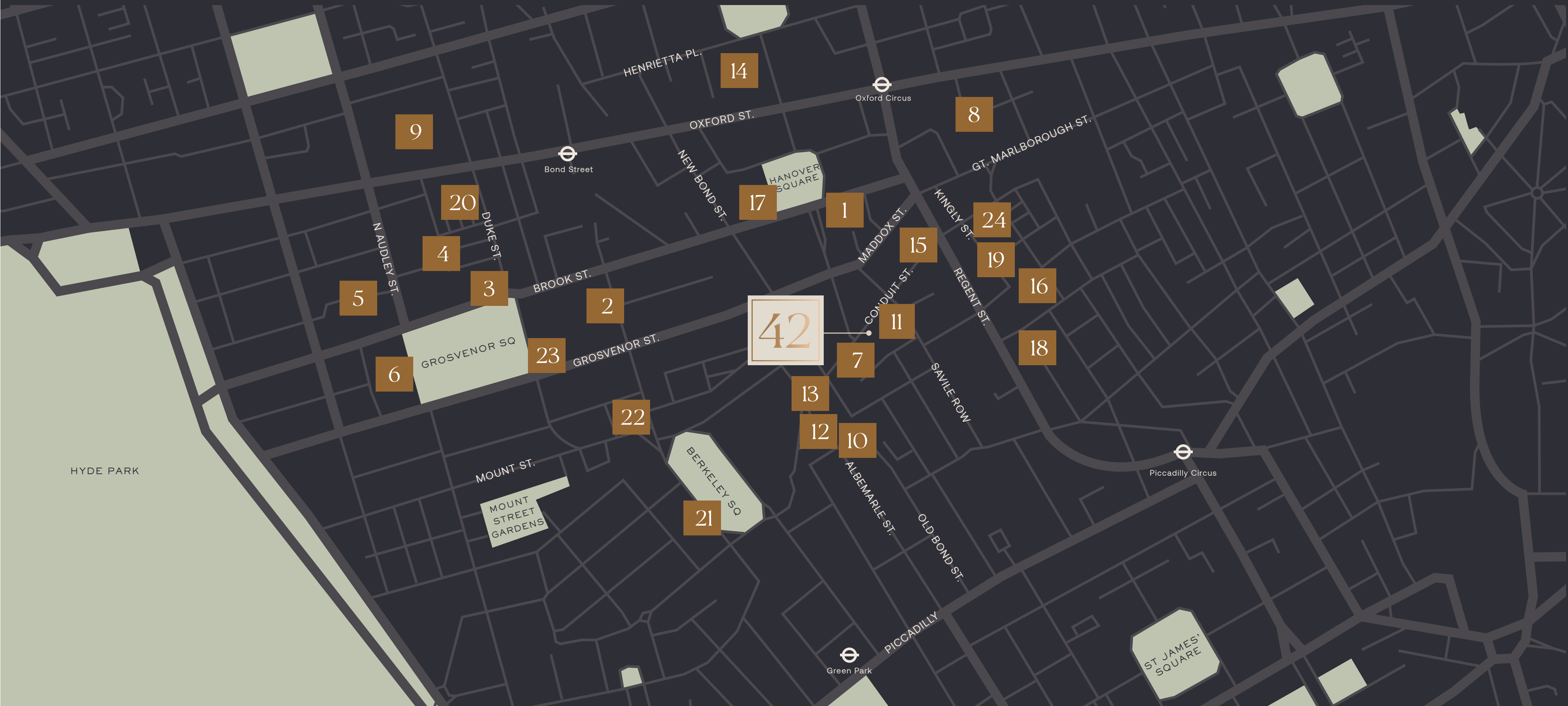


A location that's *built for success*

Mayfair is synonymous with success, and 42 Conduit Street allows your business to sit at the very heart of this. From luxury hotels and fashion houses to private art dealers, Mayfair is the preferred address for those who enjoy the very best. Elevate your brand and business in a location that resonates with history, distinction, and an unmatched sense of prestige.

CONNECTIVITY

- Bond Street 🛍️1 min 🚶
- Savile Row 🛍️3 mins 🚶
- Oxford Circus 🚶7 mins 🚶
- Bond Street 🚶10 mins 🚶
- Green Park 🚶10 mins 🚶



LUXURY HOTELS

1. Mandarin Oriental Mayfair
2. Claridge's
3. London Marriott Hotel
4. The Beaumont
5. Native Mayfair
6. Chancery Rosewood Hotel
7. St Regis Hotel

LUXURY SHOPS

8. Liberty London
9. Selfridges
10. Louis Vuitton
11. Vivienne Westwood
12. Chanel
13. Dior
14. John Lewis & Partners

LUXURY BARS & RESTAURANTS

15. Sketch
16. Señor Ceviche
17. The MAINE Mayfair Restaurant & Bar
18. NOPI
19. Dishoom
20. Apricity
21. Annabel's
22. Bacchanalia
23. KOYN
24. Paradiso

Meet your *neighbours*

Step out of 42 Conduit Street and into the heart of Mayfair’s most prestigious neighbourhood. Surrounded by world-renowned brands, flagship boutiques and award-winning restaurants, you’ll be in exceptional company.



42 CONDUIT STREET

MAYFAIR W1

RENT

On application.

TERMS

A new Full Repairing & Insuring Lease is available for a term by arrangement, outside the Landlord & Tenant Act 1954.

FOR FURTHER INFORMATION PLEASE GET IN TOUCH WITH:

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