

42 CONDUIT STREET, WI

619 - 2,543 SQ. FT
STUNNING FULLY-FITTED DESIGN-LED
MAYFAIR HQ OFFICES
CONDUIT STREET, WI



The Westwood

Berluti

Berluti

Berluti

Berluti

POLICE OFFICE







DESCRIPTION

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.

AMENITIES



EXCELLENT
TRANSPORT LINKS



FULLY FITTED



LISTED BUILDING



MEETING ROOMS



PRIVATE
TERRACE



EXCELLENT
NATURAL LIGHT



KITCHENETTE



E CLASS USE



GREAT CEILING
HEIGHTS

STUNNING DESIGN - LED FULLY FITTED HQ OFFICE FOR RENT



TRANSPORT

Bond Street – 8 Mins Walk



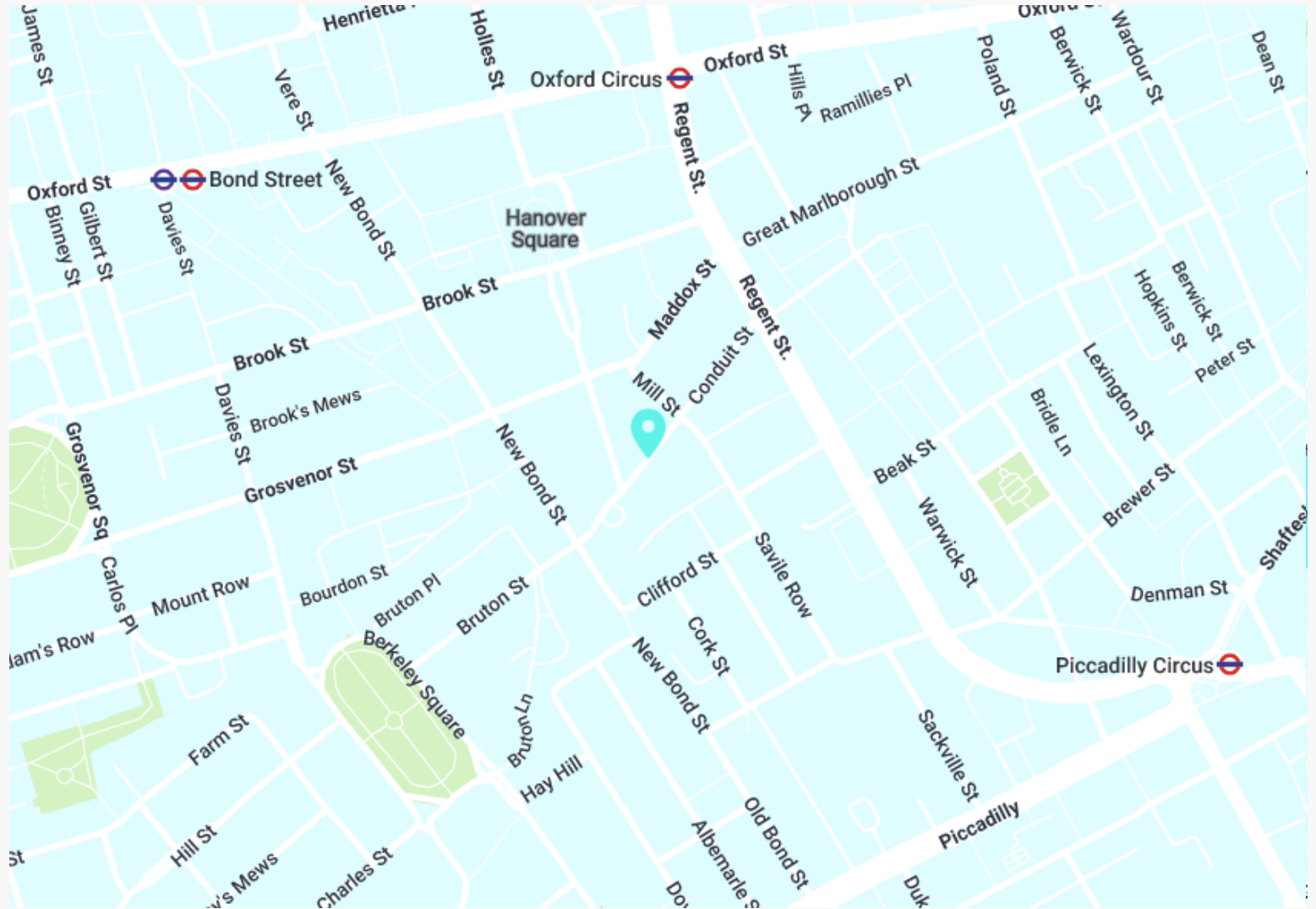
Oxford Circus – 9 Mins Walk



Piccadilly Circus – 12 Mins Walk



LOCATION



AREA

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.

AVAILABILITY

FLOOR	SIZE (SQ FT)	STATUS	RENT (PSF)	RATES (PSF)	SERVICE CHARGE (PSF)	TOTAL (PCM)
G & LG	2,462	Under Offer	£160	£35	£5	£41,033
First	1,287	Available	£160	£28	£5	£20,700
Second	619	Available	£160	£25	£5	£9,800
Third	637	Available	£160	£24	£5	£10,032
Fourth	538	Under Offer	£160	N/A	£5	£7,397* plus council tax
Total	5,363	Available	£160	£29	£5	£88,962

LEASE

A new lease to be contracted outside the Landlord & Tenant Act

TIMING

Available immediately.

CONTENT

View on our website



RATES

The rates given are a guide and Interested parties should make their own enquiries with the local authority.

VAT

VAT is applicable.

MANAGED

The office is also offered on a fully managed basis. Please get in touch for more details.

VIEWINGS VIA JOINT SOLE AGENTS

BELCOR

020 7375 3444
agency@belcor.london
www.belcor.london

JEREMY JAMES

020 7486 4111
jeremyjames@jeremy-james.co.uk
www.jeremy-james.co.uk

TEAM



OLI COHEN
PARTNER
oc@belcor.london
07740 110 063



LUCY STEPHENS
DIRECTOR
ls@belcor.london
07789 843729

020 7375 3444
www.belcor.london