



10 Dean Farrar Street, London, SW1H 0DX

Newly refurbished 5th floor, 3,487 Sq Ft
Grade A Office Accommodation - CatB

Summary

Tenure	To Let
Available Size	3,487 sq ft / 323.95 sq m
Rent	£65 per sq ft
Service Charge	£16.29 per sq ft 5th Floor
Rates Payable	£30.31 per sq ft
Rateable Value	£181,000
EPC Rating	B (50)

Key Points

- Substantially refurbished
- Fully fitted and furnished (CatB)
- End of trip facilities - bicycle store and shower
- Fibre connectivity via Fusion
- Open plan kitchenette with seating
- Modern reception and commissionaire

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Estate Charge	N/A
EPC Rating	B (50)

Description

The fifth floor has been substantially refurbished. The space is offered in CatB, fully fitted and furnished to a very high standard. The space is fibre ready via Fusion - prices and further details available upon request.

Location

The property is located on the east side of Dean Farrar Street, between Victoria Street and Tothill Street, just south of St James's Park. Transport facilities are excellent with St James's Park (District and Circle lines), Westminster (Jubilee, District and Circle lines) and Victoria (Overground, Victoria, District and Circle lines) stations and the numerous bus routes that pass along Victoria Street, all within a short walking distance. In addition, the area is well served by the extensive retail/leisure facilities provided by Victoria Street.

Accommodation

The accommodation comprises of the following

Name	sq ft	sq m	Rates Payable (sq ft)	Service Charge (sq ft)
5th	3,487	323.95	£30.31	£16.29
Total	3,487	323.95	£30.31	£16.29

Specification

- Fully refurbished ground floor reception hall • VRF air conditioning • Raised floors • Two 10-person passenger lifts • 24-hour access • Basement showers and bike racks • Commissionaire • Underground car parking.

Viewings

By appointment only via sole joint agents, Kinney Green and Tuckerman.

Terms

The floor is available by way of new lease for a term by arrangement, direct from the landlord.

Video

- Virtual Tour - <https://my.matterport.com/show/?m=atwvvgP9KRV>
- Virtual Tour - <https://my.matterport.com/show/?m=7qFK9zimiiv>



Viewing & Further Information

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