BLUEBOOK



Address.
York House, W1H

Size.
4,808 to 19,808 sq ft

Possession.
Available Immediately

T. 020 7167 6400

W. bluebooklondon.com

Overview.

Fully fitted office in a Grade A Marylebone building

Accommodation

Name	sq ft	sq m	Availability
Ground - East	4,808	446.68	Available
5th	14,858	1,380.35	Coming Soon

Specification.

Fully fitted with 42 workstations and 4 meeting rooms, 3.3m ceiling height, 24/7 security, On-site coffee shop, End-of-journey facilities, BREEAM Excellent.

Financials.

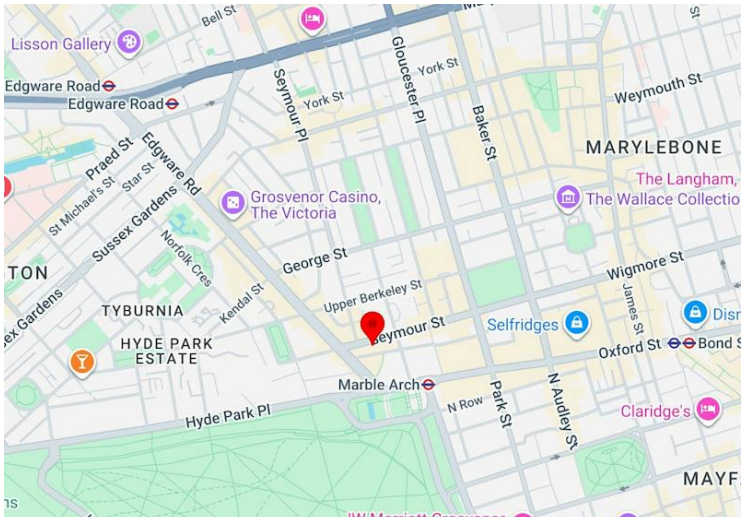
Rent	£85 - £120 per sq ft
Rates Payable	£35.28 per sq ft
Rateable Value	£315,000
Service Charge	£21.41 per sq ft
EPC Rating	B

Contacts.

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