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bespoke commercial property consultants

**lumiere - the hq
building
5 elstree way
borehamwood, wd6**

for rent / lease

1,410 - 3,700 sq ft

this self contained art deco hq
building with a double height
entrance is stylishly fully fitted
and ready for a tenant to move
into



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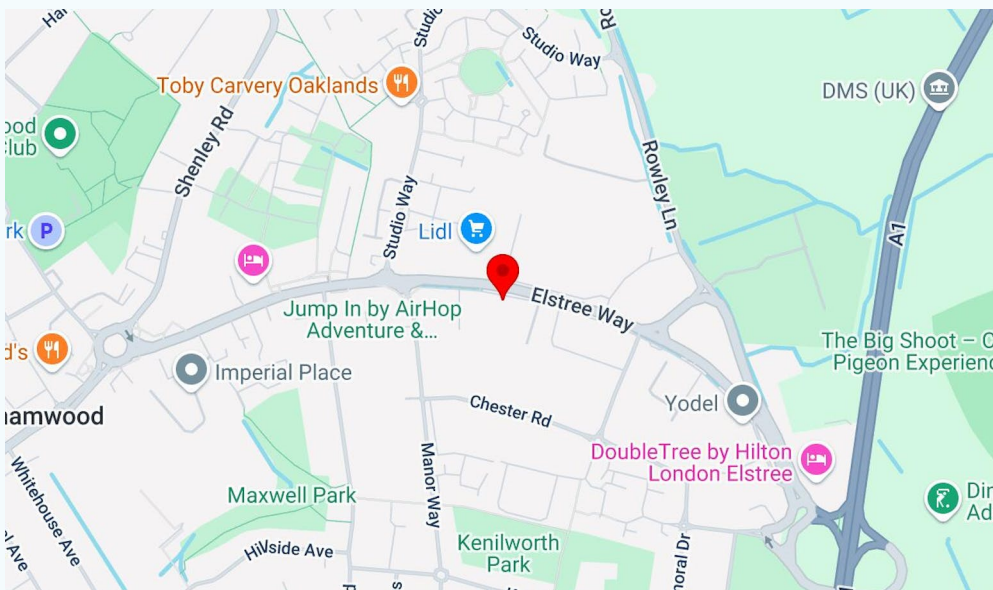
about

this stunning two storey art deco self contained building has been fully fitted to offer ample work stations per floor, kitchens, meeting rooms/phone booths and break out spaces which is ideal for a business hq or office space with a double height entrance.

location

the building is situated on elstree way, between the a1 and borehamwood town centre, within the london commuter belt. its a strategic position, allowing for swift connections to the capital and the rest of the country.

elstree + borehamwood station is within walking distance where the regular thameslink trains run to st pancras international, teh eurostar terminal in less than 30 minutes.



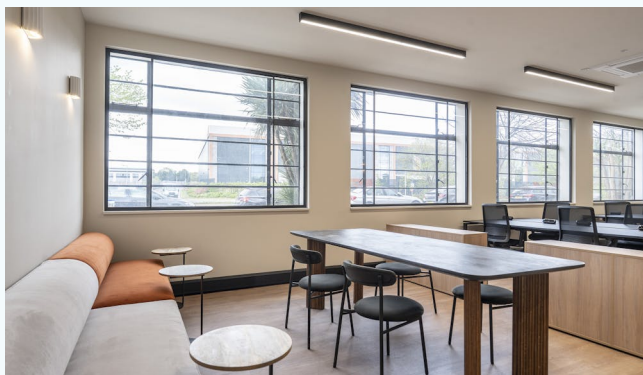
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accommodation

the accommodation comprises the following areas:

name	sq ft	sq m	availability
ground - reception	708	65.78	available
ground	1,410	130.99	available
1st	1,582	146.97	available
total	3,700	343.74	

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amenities

- fully fitted floors
- up to 3m floor to ceiling heights
- air conditioning
- new architecturally designed lighting
- large kitchen on ground floor + kitchenette on 1st floor
- meeting rooms
- phone booths
- wc`s + shower
- car parking

financials

rent	£29.50 per sq ft
rates payable	£12 per sq ft
service charge	£2.50 per sq ft if the building is let floor by floor, the service charge would increase to cover the additional maintenance of the building

lease

new lease

possession

available immediately

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viewings & more information

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