

82 PRINCEDALE ROAD

Penzance Place Holland Park
London W11 4NL

PRE-LET OPPORTUNITY

Self-contained
character offices in
Holland Park

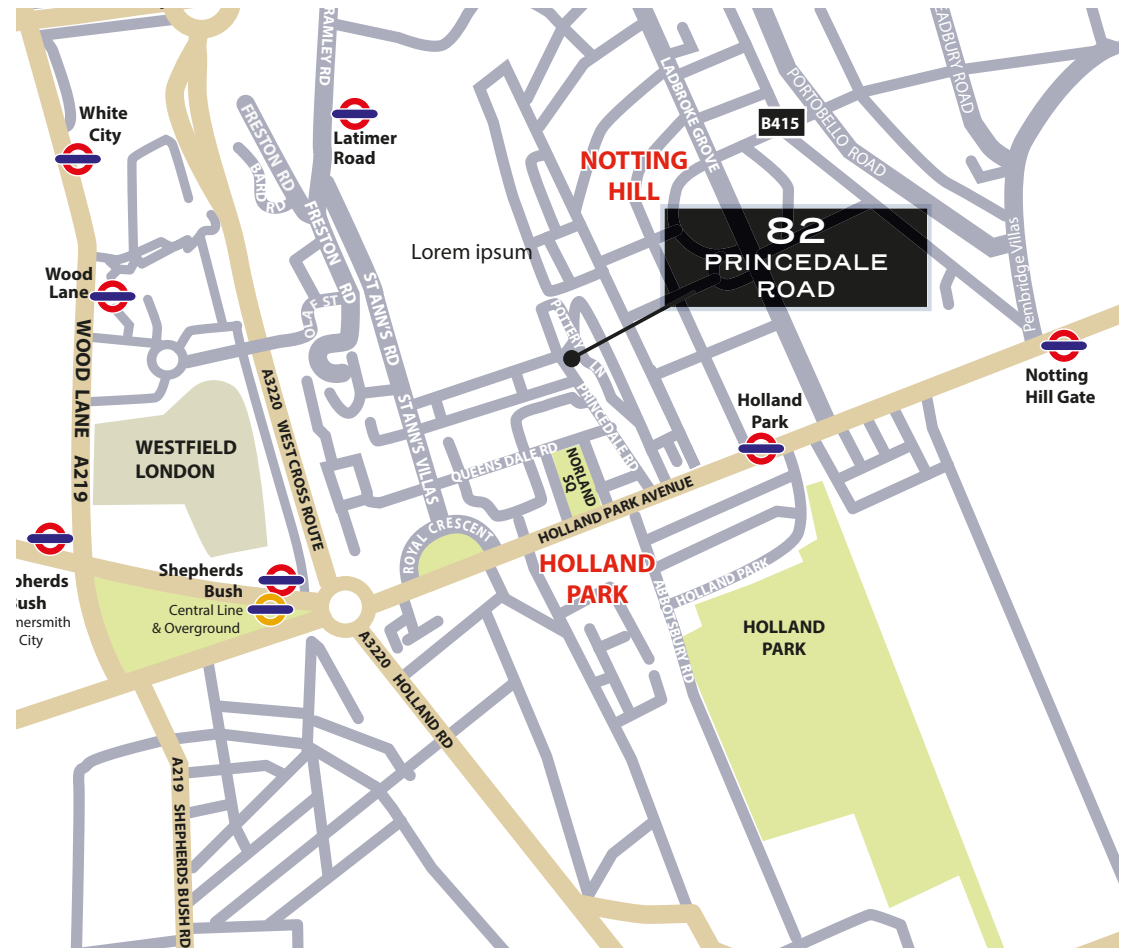
CGi of proposed scheme



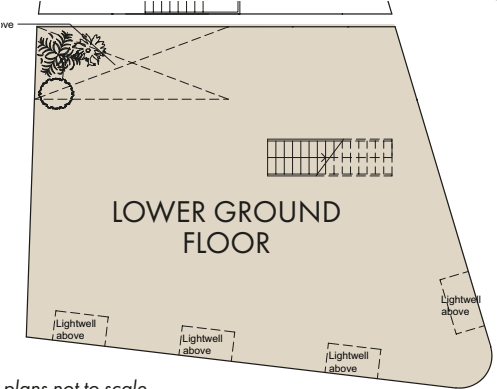
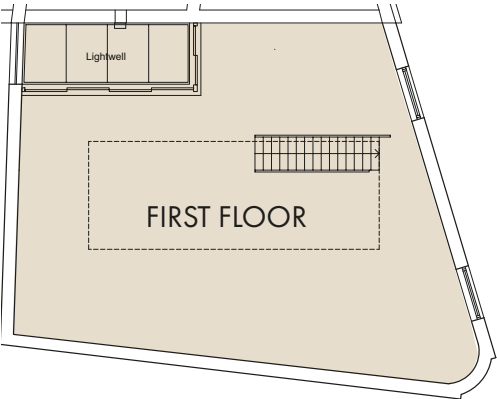


LOCATION

The property is located on the corner of Pottery Lane and Penzance Place. Princedale Road is located within the Royal Borough of Kensington and Chelsea, an area renowned as being one of Central London's most exclusive addresses. The amenities of Holland Park Avenue and Holland Park Underground Station (Central Line) are within a short walking distance.



PROPOSED FLOOR PLANS



plans not to scale

ACCOMODATION

FLOOR	SIZE SQ FT	SIZE SQ M
First Floor	1,050	97.5
Ground Floor North	1,050	97.5
Lower Ground North	1,050	97.5
TOTAL	3,150	292.5

NOTE: These NIA measurements are based from architet's plans and subject to measurement on PC.

DESCRIPTION

A rare opportunity to secure a self-contained office building in this exclusive location.

Upon completion, the property will comprise a prominent new-build, character office building. Internally it is planned that the office will be finished to a high standard over 3 floors. The office will benefit from an abundance of natural light provided by sky lights, large windows and light wells. Subject to contract and timing, there is the opportunity for the refurbishment works to be bespoke to the incoming tenant.

RENT

£60.00 per sq ft

RATES

To be assessed on completion

LEASE TERMS

Available on a new lease direct from the landlord

EPC:

To be assessed on completion

FOR FURTHER
INFORMATION PLEASE
CONTACT SOLE AGENT

Misrepresentation Act 1967: These particulars are believed to be correct but their accuracy is not guaranteed and they do not form part of any contract. Unless otherwise stated, all prices and rents are quoted exclusive of VAT. Brochure April 2019

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