

55 Baker Street, W1

8,244 sq. ft. of self-contained, high quality fitted accommodation.



Location

Located halfway up the western side of Baker Street. This prominent headquarters office building was redeveloped in 2008 creating high specified office, retail and residential accommodation. Baker Street Station (Jubilee, Bakerloo, Hammersmith & City, Metropolitan and Circle lines) is located 500m to the north and offering fantastic connections across Central London.

Description

The ground floor accommodation at 55 Baker Street is available in its existing, high quality fitted-out condition benefiting from its own self-contained entrance through either the main building reception or via Blandford Street.

Transport Links

Marylebone			5 minute
Baker Street			5 minute
Edgware Road			9 minutes

Amenities

The accommodation benefits from the following amenities:

- Fully fitted
- Iconic building
- Self-contained entrance
- Air conditioning
- Excellent natural light
- Commissionaire
- Contemporary reception
- Full access raised floor
- Extremely well connected

Available Space

Ground Floor – 8,244 sq. ft.

Terms

A new lease is available directly from the Landlord.

Rent: £77.50 per sq. ft.

Rates: £31.80 per sq. ft.

Service charge: £10 per sq. ft.

EPC Available on request

Contact

For further information or to arrange a viewing, please contact:

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