

Self Contained Mews Building 4/5 Broadstone Place London W1

2,200 sq ft (Appox) Offices to LET

On the Instructions of The Portman Estate

LOCATION: The building is located on the east of Broadstone Place, which connects Dorset Street to Blanford Street, close to both Manchester Square and Portman Square.

Transport communications are excellent with Baker Street (Bakerloo, Circle, Metropolitan and Jubilee) and Bond Street (Central and Jubilee lines) underground stations in close proximity. There are also numerous bus routes along Oxford Street and Baker Street.

The location is served well by retail and restaurant facilities on Oxford Street and Marylebone High Street.

ACCOMMODATION: A newly refurbished warehouse style mews building providing efficient modern office accommodation, benefiting from an open gabled roof at first floor level and wooden floors throughout. The net internal floor areas are as follows: -

Floor	Sq. Ft	Sq. M
1 st	TBC	TBC
Ground	TBC	TBC
Total	2,200	204

- The net internal areas are subject to final measurement in accordance with the RICS Code of Measuring Practice on completion of the refurbishment works.

AMENITIES: (To be confirmed).

- Extensively refurbished
- Self-contained
- CAT 5e data cabling
- LG3 compliant lighting
- Central heating
- Wooden floors
- Kitchenette
- Video entry and intruder alarm
- Electronic sky lights

LEASE: The accommodation is available as a whole only, on a new full repairing and insuring lease for a term by arrangement direct from The Portman Estate.

QUOTING RENT: Upon application.

Subject To Contract

For further information, or to arrange an inspection please contact:

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