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EDWARD CHARLES & PARTNERS W 1
CHARTERED SURVEYORS

78 Brook Street
Mayfair
W1

1,965 sq ft Offices To Let

Location: The building is situated on the north side of Brook Street at the junction with Gilbert Street, close to Grosvenor Square.

Communications are excellent as Bond Street (Jubilee and Central lines), Oxford Circus (Central, Victoria and Bakerloo lines) and Marble Arch (Central line) underground stations are all within a short walk.

Description: This available space is open plan space with the following amenities:

- Raised floors
- Passenger lift
- Metal tiled suspended ceiling
- Air conditioning
- Staffed, newly refurbished entrance hall
- Demised WC's

Accommodation: **Lower Ground Floor 1,965 sq ft**

Lease: Available on a new lease for a term by arrangement direct from the Landlord.

Rent: £39.50 psf

Rates: £26.92 psf

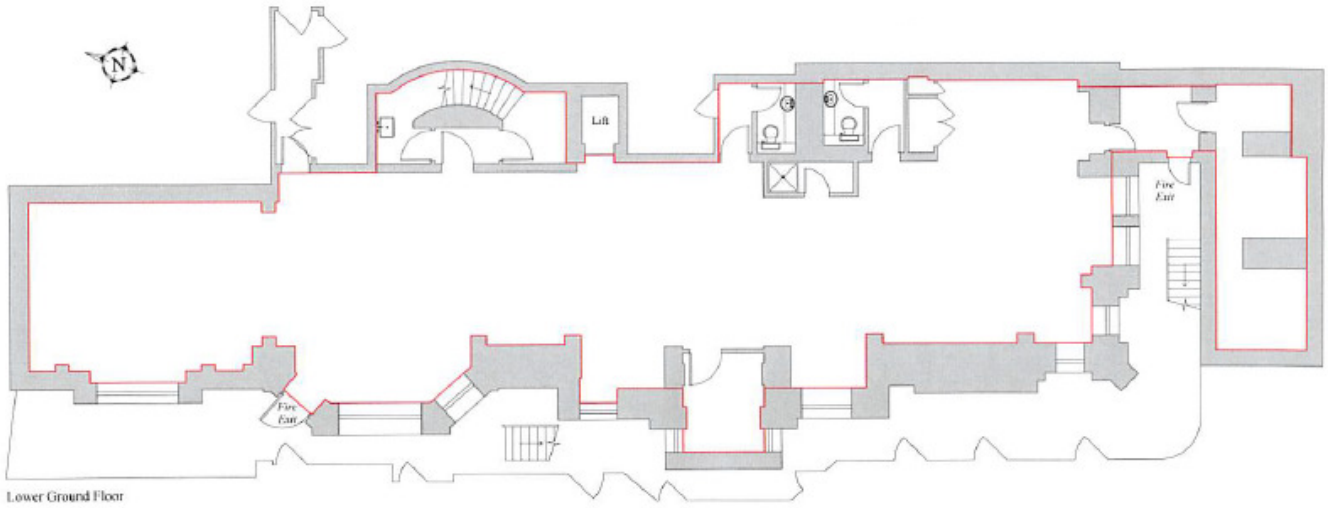
Service charge: To be confirmed

Contact: Strictly via appointment though the sole lettings agents:

Edward Charles & Partners

Sean Cunningham
scunningham@edwardcharles.co.uk
020 7009 2310

Tony Parrack
tparrack@edwardcharles.co.uk
020 7009 2325



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