

66 BUCKINGHAM GATE, LONDON SW1E 6AU

TUCKERMAN
CHARTERED SURVEYORS

OFFICE TO RENT | 2,700 - 6,100 SQ FT | GUIDING £79.50 PSF.



VICTORIA'S EXPERT PROPERTY ADVISORS

TUCKERMAN.CO.UK



TUCKERMAN

1 CASTLE LANE, VICTORIA,
LONDON SW1E 6DR

T (0) 20 7222 5511

COMPREHENSIVELY REFURBISHED OFFICE FLOORS TO LET



DESCRIPTION

The property is located on the north side of Buckingham Gate at its junction with Caxton Street and Vandon Street and is a short walk from both St James's Park underground (District and Circle lines) and Victoria Station (District, Circle and Victoria underground & mainlines). The building is situated directly opposite the St James Court Hotel and the Bank and Quilon restaurant, and adjacent to the new development Buckingham Green, the property is a minutes' walk from Victoria Street and Cardinal Place and the many leisure and retail facilities there.

Property comprises a comprehensively Refurbished grade a 1990s office building providing office space over basement to Fifth floors. The available accommodation Comprises the fourth and fifth floors, the floors will be refurbished to provide an open plan Layout, the floors benefit from natural light On all sides. There are 2 eight-person Passenger lifts, which open directly on to the floors, and a manned reception area.

AVAILABILITY

| FLOOR | SIZE (SQ FT) | AVAILABILITY |
|--------------|--------------|--------------|
| 5th | 2,700 | June 2020 |
| 4th | 3,400 | June 2020 |
| TOTAL | 6,100 | |

GET IN TOUCH

| HARRIET DE FREITAS | GUY BOWRING |
|----------------------------------------------------------|--------------------------------------------------------|
| Tuckerman 020 3328 5380 hdefreitas@tuckerman.co.uk | Tuckerman 020 3328 5373 gbowring@tuckerman.co.uk |

AMENITIES

- Four- Pipe Air- Conditioning
- Fully Accessed Raised Floors
- Metal Tiles Suspended Ceilings
- LG7 Lighting
- 2x 8 Passenger Lifts
- Commissionaire
- Loading Area/ Car Parking
- Refurbished Offices and Common Parts

TERMS

| RENT | RATES | S/C |
|----------------------------------------|-------------|-------------|
| Guiding £79.50 psf. | £19.70 psf. | £17.50 psf. |
| A new lease for a term by arrangement. | | |

| EPC |
|-------------------------|
| Available upon request. |

| LINKS |
|-----------------------------------------------------------------------------------------------|
| Website Virtual Tour - 4th Virtual Tour - 5th |