

# TO LET

**3 – 5 Barrett Street  
St Christopher's Place  
London  
W1**



## Location

St Christopher's Place is a charming shopping enclave located at the heart of London's West End. The area is renowned for its relaxed café culture centred around the piazza joining St Christopher's Place with Gees Court, Barrett Street and James Street.

3 – 5 Barrett Street is located on the North side of Barrett Street, overlooking the piazza. Bond Street Station is only a two minute walk to the South (Jubilee and Central).

## Description

The available accommodation comprises trendy, media style offices on the 3<sup>rd</sup> and 4<sup>th</sup> floors which can be let either separately or together. Both office suites benefit from large windows facing onto the piazza, excellent natural light, plaster ceilings, wooden floors and kitchenettes.

## Amenities

- Excellent Natural Light
- Wooden floors
- Central heating
- Plaster ceiling
- Phone entry
- Kitchenette

## Availability

Floor	SQ FT	SQ M
4 <sup>th</sup> Floor	488	45.3
3 <sup>rd</sup> Floor	496	46.1
<b>Total</b>	<b>984</b>	<b>91.4</b>

## Terms

A new flexible lease direct from the Landlord.

Rent:	£35.00psf
Business Rates	
2010/2011:	£11.33psf
Service Charge:	£7.50psf

## For further information contact

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**Subject to contract**

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March 2010

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