

**LEWIS
& CO**



VERNEY HOUSE
CHELSEA, SW10 9HS

OFFICE SUITE TO LET
1,493 SQ FT



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DESCRIPTION

The property comprises a self contained E-class office suite which totals 1,493 sq ft.

The office benefits from LED lighting, comfort cooling and exposed services in parts. There is also onsite car parking in the basement and x2 demised WC's.

LOCATION

Verney House occupies a prime pitch benefitting from strong footfall. Neighbouring occupiers include Rosa's Thai Cafe, Bupa Dental Care, Chelsea Creperie, Starbucks Coffee, Boots and Ollie's House.

The subject property benefits from proximity to a number of London Underground stations which include Fulham Broadway (District Line) and Earl's Court (District Line and Piccadilly Line). Furthermore, Verney House has good accessibility by bus including the numbers 14 (Putney Heath to Russell Square) and 211 (Hammersmith to Waterloo) all accessed within 50m.

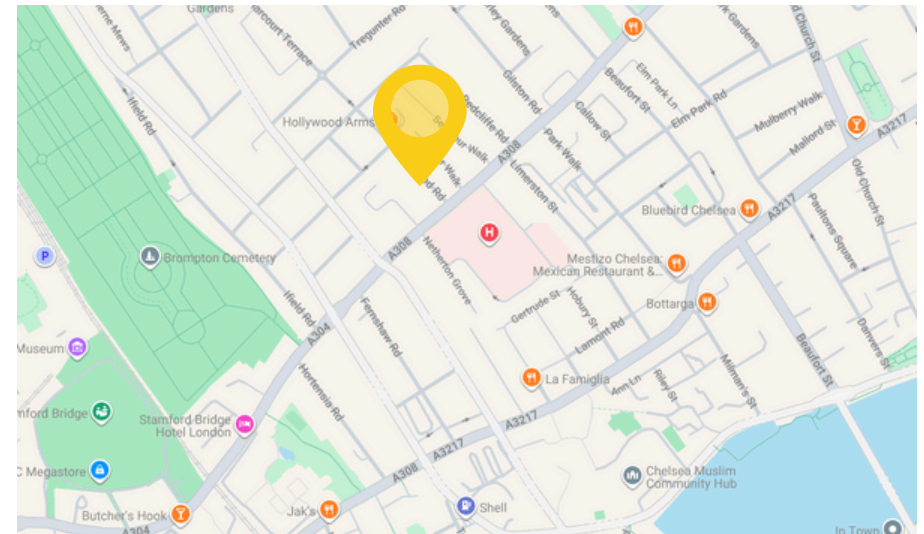


SPECIFICATION

- On site car parking.
- Open plan layout.
- Excellent transport links.
- 24 hr access.
- Communal outdoor space.

FLOOR AREAS

Floor / Suite	sq ft	sq m
Unit 5	1,493	138
Total	1,493	138



TERMS

New FRI lease available.

RENT

On application.

RATES

Interested parties are advised to make their own enquiries with the local authority.

SERVICE CHARGE

Available upon application.

EPC

Available upon application.

VIEWING

Strictly by appointment through the sole agents.

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