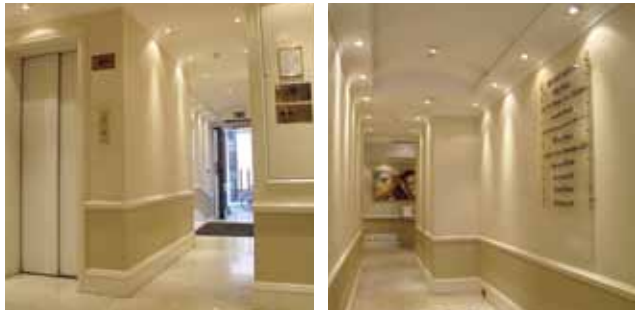


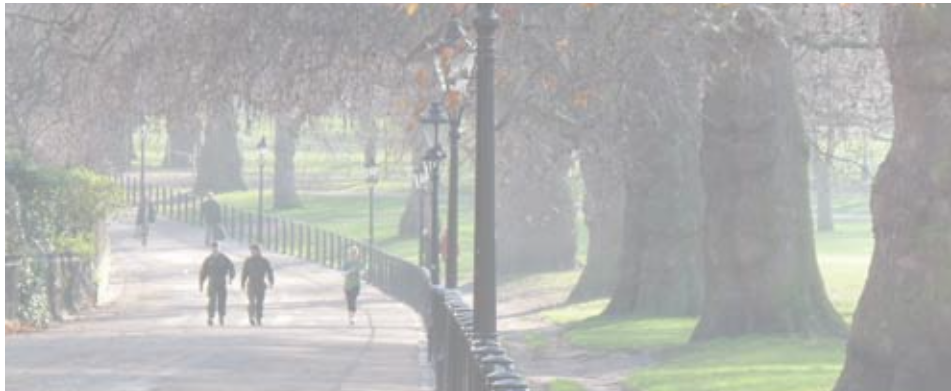
St James's

Bennet House

54 St James's Street, London SW1



3rd Floor 1,600sq ft (148.65m²)



St James's

Location

This striking prominent corner office building situated in the heart of St James's on the west side of St James's Street, at the junction with Bennet Street.

The property lies within easy walking distance of Green Park (Jubilee, Victoria and Piccadilly Lines) and Piccadilly Circus (Bakerloo and Piccadilly Lines) underground stations.

This renowned location is particularly well served by some of the finest restaurants, hotels and retail outlets in the World.

Description

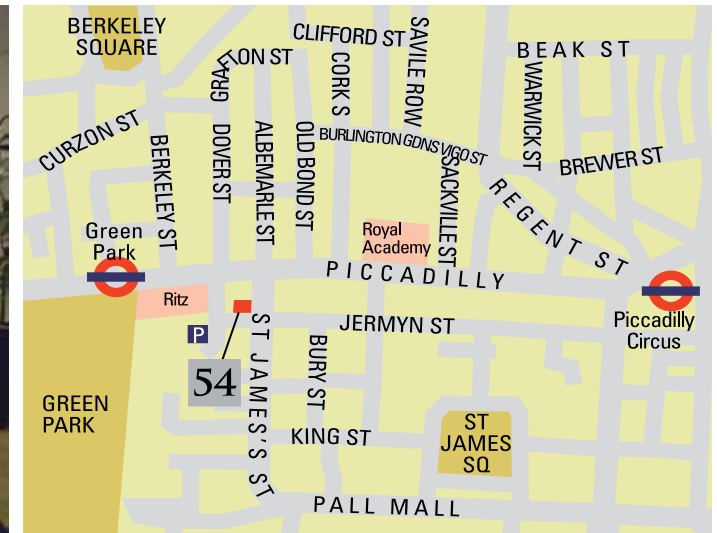
The premises comprises approximately 1,600 sq ft (148.65m²) on the 3rd Floor. The office provides a reception area, 2 meeting rooms, open plan area and kitchen.

Amenities

- Air Conditioning
- Under Floor Trunking
- Excellent Natural Light
- Passenger Lift
- Commissionaire
- 24 Hour Access
- Furniture by arrangement

Lease Terms

An assignment of a lease expiring September 2013 at a rent of £111,000 per annum exclusive. Alternatively, a sub lease/new lease may be available.



Viewing

Strictly by prior arrangement through sole agents:



Ben Sosner - bsosner@dmaproperty.co.uk
Ronald Laser - rlaser@dmaproperty.co.uk

The above information is believed to be correct but is intended for guidance only and its accuracy is not guaranteed. It does not constitute an offer and must not be relied on as a representation of facts or as otherwise forming the basis of a contract. The vendors or lessors do not, and neither David Menzies nor their employees have any authority to make or give any representation or warranty in relation to the property.
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