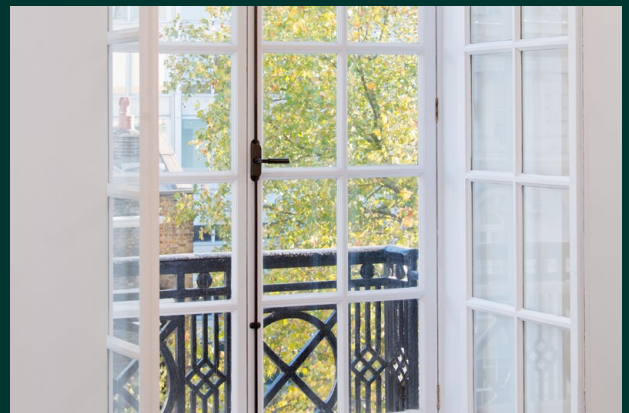
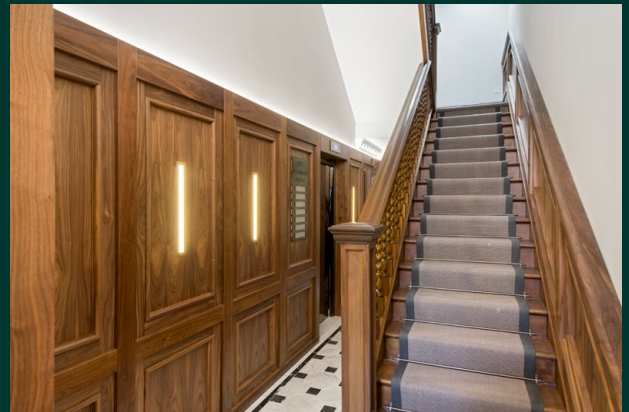




60
ST JAMES'S STREET

LONDON SW1



Final floor remaining
1,168 sq ft of CAT A boutique
office space in St James's

The available first floor has been delivered to a high standard to meet the requirements of a modern occupier.

Specification

- Plasterboard ceiling
- Demised male and female WC's
- DDA compliant
- Under floor trunking
- 7 person passenger lift
- 3 pipe VRV heating and cooling system
- Video link entry system
- 1:10m² occupational density
- Fibre ready

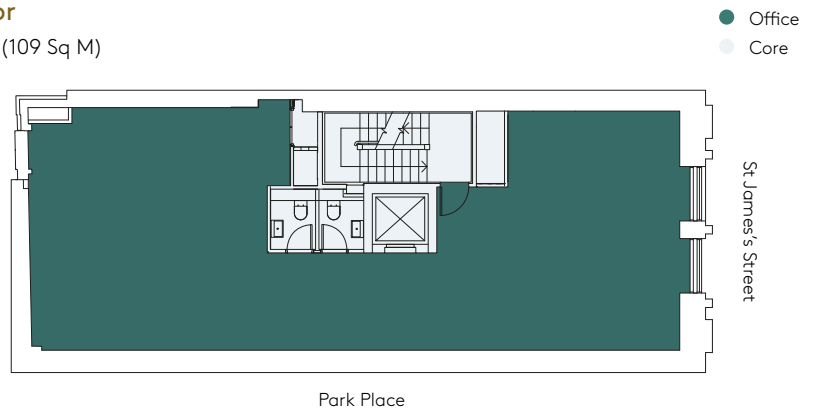
Accommodation

Floor	Condition	Sq Ft	Sq M
First	CAT A	1,168	109
Total		1,168	109



First Floor

1,168 Sq Ft (109 Sq M)

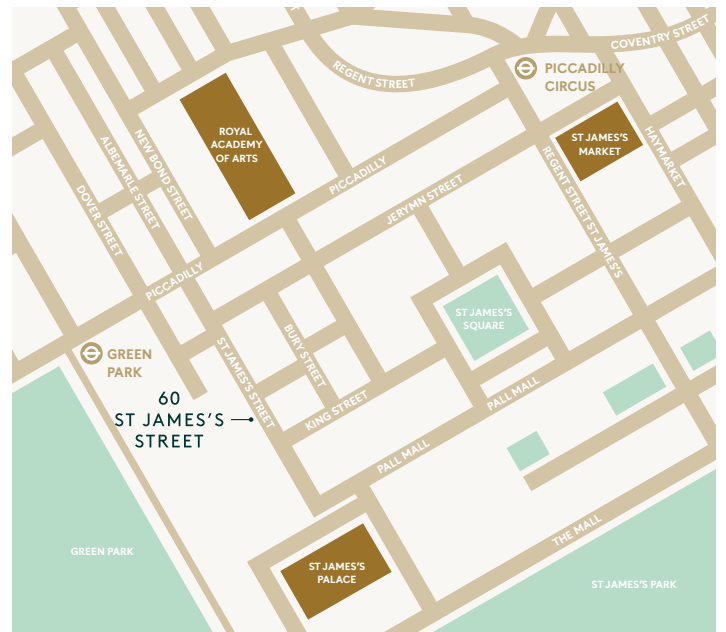


Plans for indicative purposes only. Not to scale.



Location

60 St James's Street is easily accessible via Green Park (Jubilee, Piccadilly and Victoria Lines), St James's Park (District and Circle Lines) and Piccadilly Circus (Piccadilly and Bakerloo Lines) tube stations, as well as nearby Victoria Railway Station with fast links to Gatwick Airport.



Viewing

Strictly through joint sole letting agents:

Elizabeth Galbraith
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Sara Titchen
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Nick Garcev
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Terms

Upon application.

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Megan Carr
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Misrepresentations Act 1967 - Whilst all the information in this brochure is believed to be correct, neither the agent nor the client guarantee its accuracy nor is it intended to form any part of any contract. All areas quoted are approximate. July 2024.

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