

# CROSSLAND OTTER HUNT

67 Upper Berkeley Street,  
London,  
W1H 7QX

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Refurbished Ground and Lower  
Ground floor office suite just west of  
Portman Square  
1,099 sq ft

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535 to 1,099 sq ft (49.70 to 102.10  
sq m)



020 7408 1114  
[www.coh.eu](http://www.coh.eu)

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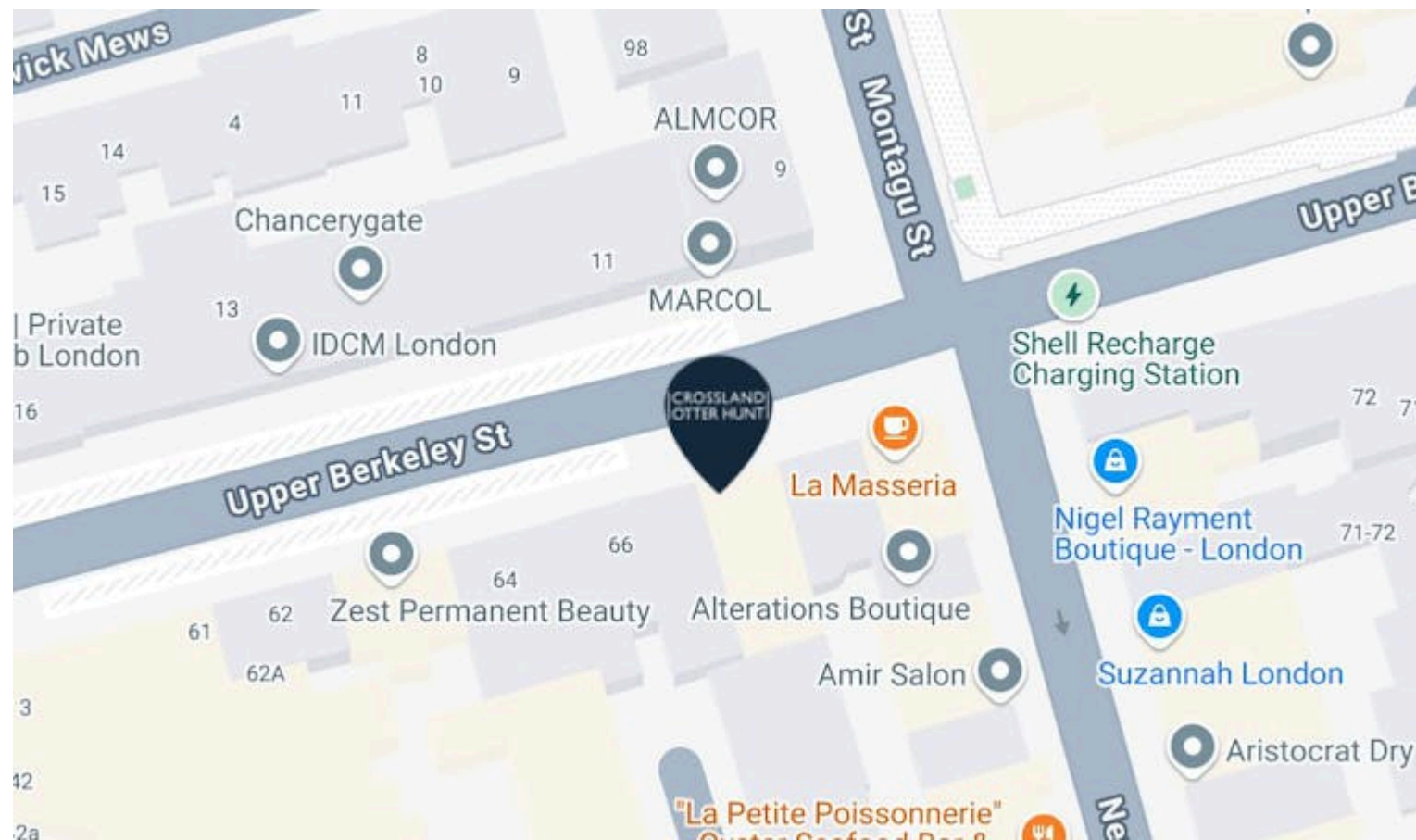
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## Nearest Stations



Marble Arch  
(0.1 Miles)

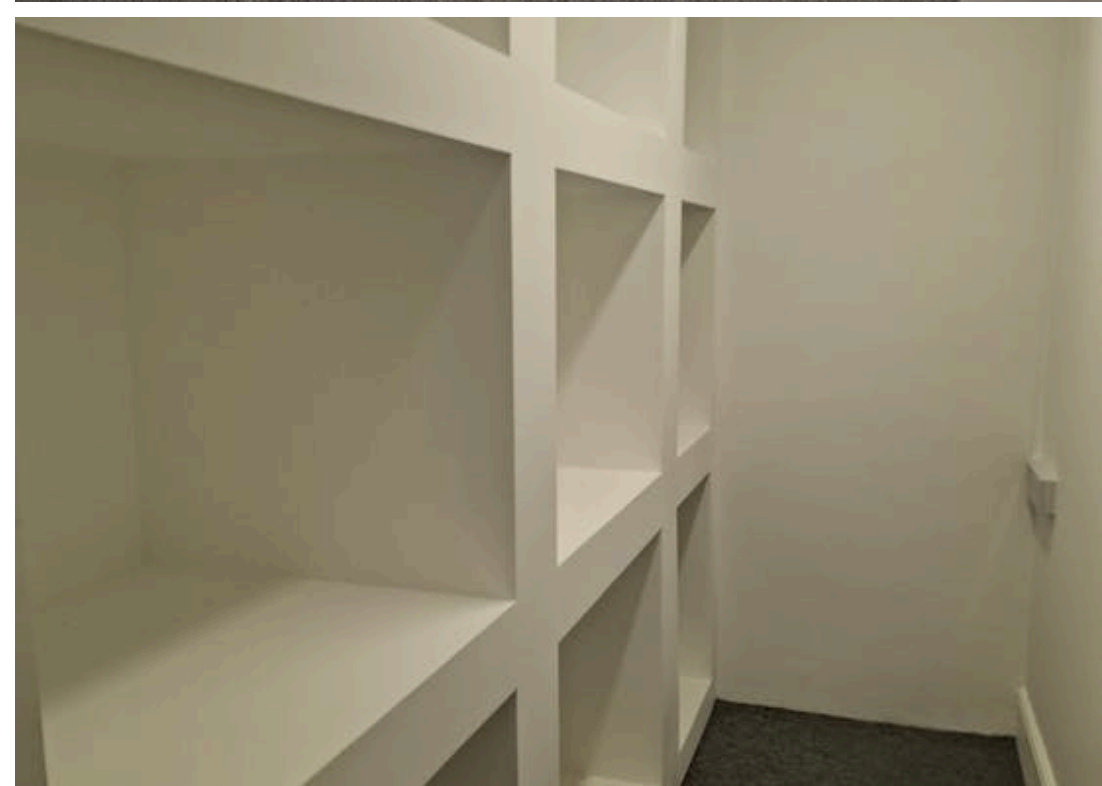
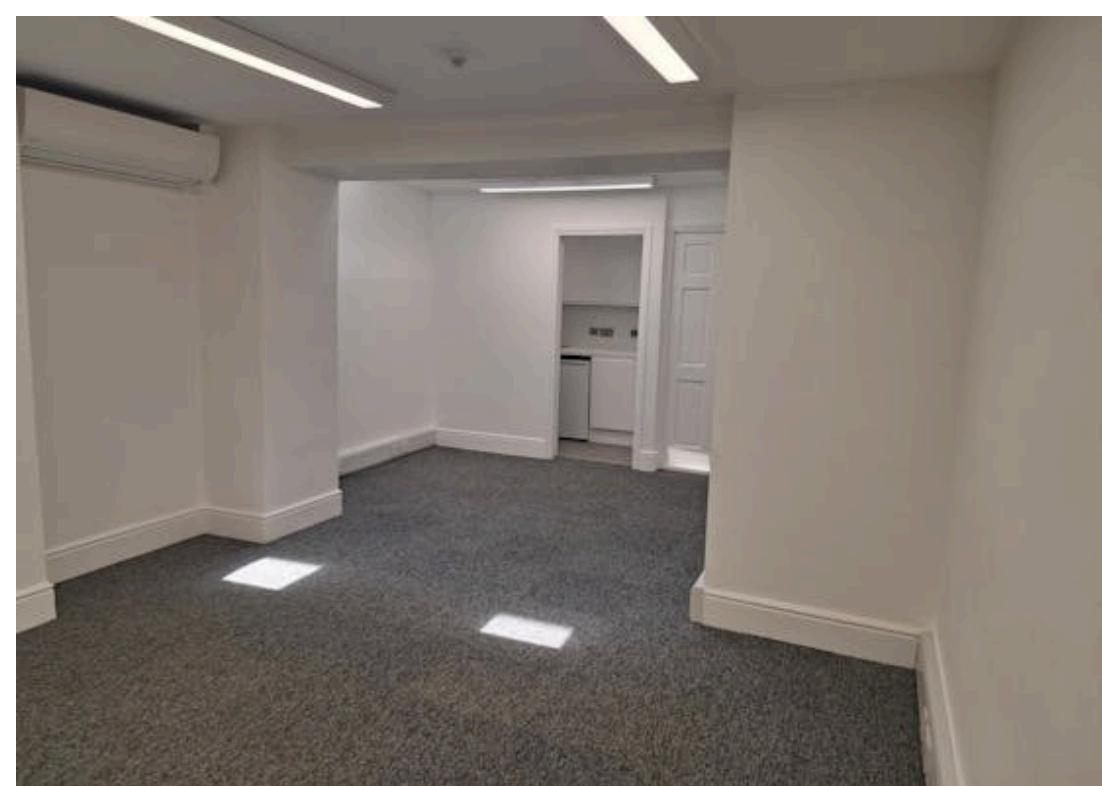


Bond Street  
(0.4 Miles)



Edgware Road  
(Circle/District/Hammersmith  
and City)  
(0.5 Miles)

The building is situated at the western end of Upper Berkeley Street close to the junction with New Quebec Street. Portman square is moments to the west and the restaurants, pubs and shops of New Quebec street, including the renowned hotel and restaurant The Grazing Goat, are on the doorstep.



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- Newly Refurbished
- LED lighting
- Period features
- Comfort Cooling
- 3 WCs
- Fitted Kitchen

## Accommodation

The accommodation comprises the following areas:

NAME	SQ FT	SQ M	RENT (SQ FT)	RATES PAYABLE (SQ FT)	SERVICE CHARGE (SQ FT)	MONTHLY RENT	AVAILABILITY
Lower Ground -							
Lower Ground & Ground	1,099	102.10	£47.77	£21.45	£15	£4,375	Available
Total	1,099	102.10	£47.77	£21.45	£15		

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## CONTACT US



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## Description

A newly-refurbished ground and lower ground floor office site with new comfort cooling, LED lighting, 3 WCs and period features to the ground floor. Ground floor 564 sq ft Lower Ground 535 sq ft Plus kitchen and store room

## Location

The building is situated at the western end of Upper Berkley Street close to the junction with New Quebec Street. Portman square is moments to the west and the restaurants, pubs and shops of New Quebec street, including the renowned hotel and restaurant The Grazing Goat, are on the doorstep.

## Specifications

The suite has been fully refurbished and now benefits from new comfort cooling, new LED lighting throughout, 3 new private WCs and a fitted kitchen.

## Viewings

By arrangement with Crossland Otter Hunt or our joint agents Colliers International.

## Amenities & Specifications

amenities\_specifications

## EPC

C (75)

## ANTI MONEY LAUNDERING

The successful applicant will be required to provide two forms of ID and proof/source of funds, to satisfy anti-money laundering protocols.

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Visit Our Office  
3-5 Barrett Street  
London  
W1U 1AY