



144-146 Buckingham  
Palace Road, London,  
SW1W 9TR

**OFFICE TO RENT**  
**1,238 SQ FT**

[tuckerman.co.uk](http://tuckerman.co.uk)  
020 7222 5511



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## Amenities

Newly refurbished

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CAT 5 cabling

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Good natural light

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Access to communal gardens

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Perimeter trunking

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Period features

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Cycle racks

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## Accommodation

Unit	Size (PSF)	Rent (PSF)	Bus. Rates (PSF)	Srv. Charge (PSF)	Total Cost PA	Total Cost PCM	Availability
4th	1,238	£55.00	£24.01	£14.00	£115,146.38	£9,595.53	Available
<b>TOTAL</b>	<b>1,238</b>						

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\*all figures are approximate and exclusive of VAT



## Description

### Offices To Let In Victoria

The property sits within an arcade of buildings which runs from 126-158 Buckingham Palace Road. The arcade was formerly 1-17 Buckingham Palace Gardens. Constructed in the late 19th Century, it is comprised of red brick with stone dressings and pitched slate tiles roofs.

The property is located 3 minutes walk from Victoria Station which provides access to National Rail and the London underground network. Eccleston Yards is located to the rear of the property, offering boutique cafés, restaurants and gyms on its doorstep.

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## Further Information

### Lease Information

A new lease is available direct from the Landlord for a term by arrangement.

### Rent

£55.00 per sq ft.

### Service Charge

C. £14 per sq ft.

### Rates

£24.01 per sq ft.

### EPC

Available upon request.

### Grace Phillips

Tuckerman

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