

7-10 CHANDOS STREET

LONDON W1



GROUND FLOOR OFFICE TO LET
A NEW ACQUISITION BY THE HOWARD de WALDEN ESTATE



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The ground floor office space, which is raised from street level, is available and currently undergoing a refurbishment to provide open plan office accommodation.



The building is located on a quiet street just north of Cavendish Square and adjacent to The Langham Hotel, with close proximity to Marylebone High Street. The property provides open plan office accommodation in a core West End location.

It is served by all major transport links and is only a short walk to Oxford Circus and Bond Street Underground Stations.

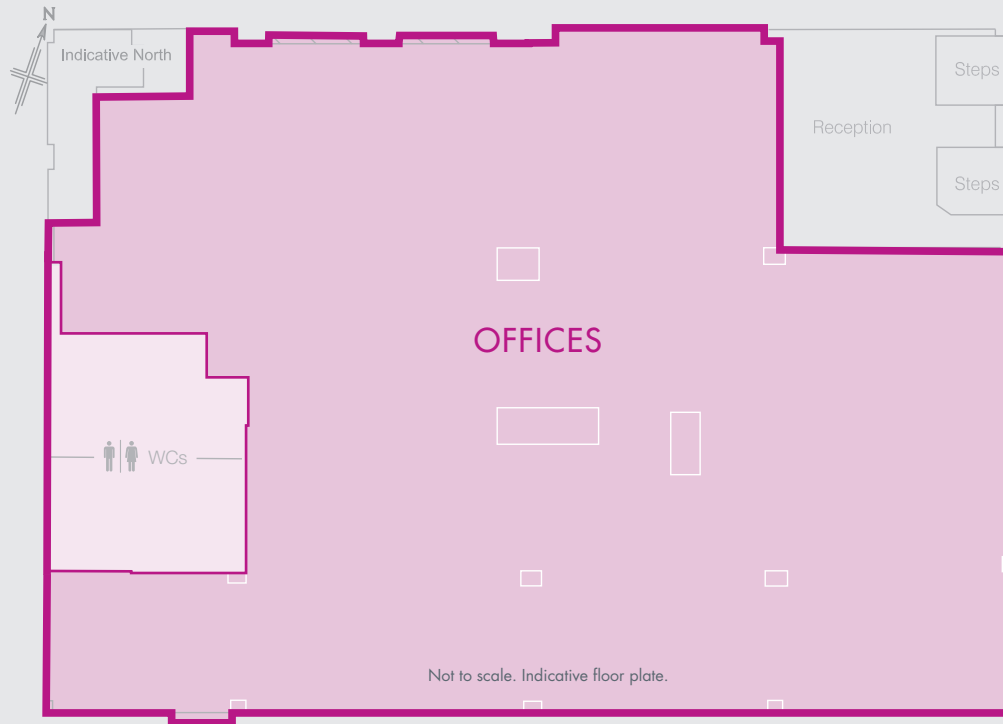
AMENITIES:

- Commissionaire
- New WCs
- Cat 5e data cabling
- Comfort cooling
- Capped off services
- Good natural light
- Underground parking
(available by separate arrangement)

FLOOR AREA: c. 3,565 sq ft / 331 sq m (NIA)

TERMS: Available upon request

VIEWING: Strictly by appointment only



SUBJECT TO CONTRACT: MISREPRESENTATION ACT Howard de Walden Management Limited and BNP Paribas Real Estate Advisory & Property Management UK Limited for themselves and as agents for Howard de Walden Estates Limited give notice that the particulars as set out are intended as general outline only for the guidance of intending purchasers/lessees and neither Howard de Walden Management Limited nor BNP Paribas Limited on whose behalf the particulars are provided, accept any responsibility for any inaccuracies the particulars may contain. Any intending purchaser/lessee should not rely on them as statements or representations of fact but should satisfy themselves by inspection or otherwise as to their correctness. All floor areas and other measurements are approximate. These particulars do not form, or form any part of, any offer or contract. Neither Howard de Walden Management Limited nor BNP Paribas Limited nor any of their employees have any authority, either orally or in writing, to make or give any representation or warranties in relation to the property. Unless otherwise stated all prices and rents quoted are exclusive. June 2016

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