



OFFICE AVAILABLE TO LET, £39.50 psf, 8,372 sq ft

41 Beavor Lane

41 Beavor Lane, London, United Kingdom W6 9BL

Double height warehouse conversion in Hammersmith

Unique warehouse setback from the street with amazing branding opportunities

Double height space

Self Contained

Private courtyard

Exposed services

Suspended lighting

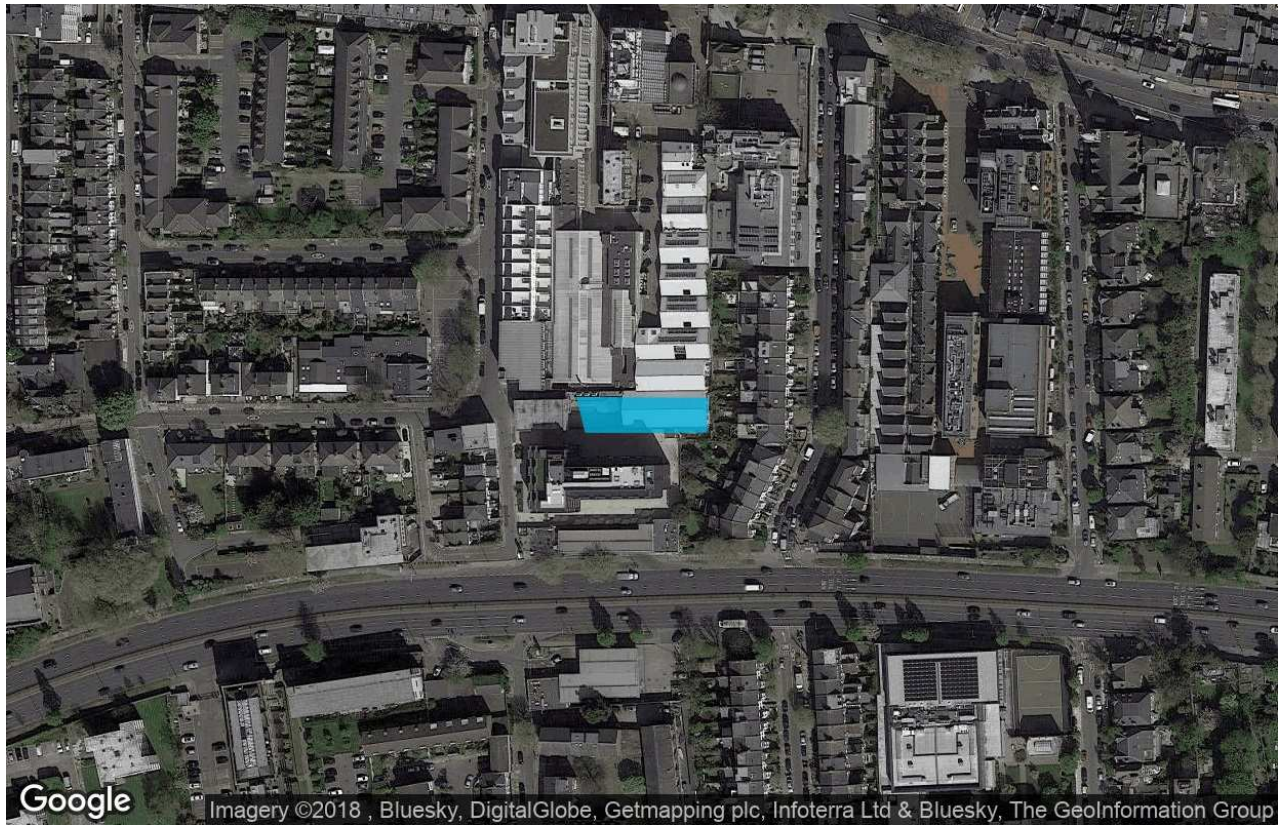
Demised WCs and Shower

Bike racks

Car parking

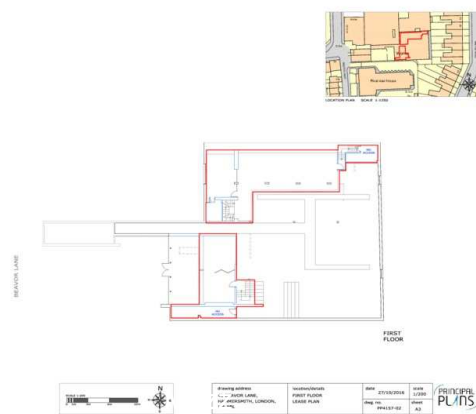


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Data provided by Google

Unit	Floor	Size sq ft	Rent psf	Service charge psf	Rates psf	Total per annum	Planning usage	Status	From
	Ground/Mez	8,372	£39.50	£4.50	£10.95	£460,041.40	B1	Available	30/11/2017
Office (Circa 2,000 sq ft)	Ground /First	2,000	£39.50	£4.50	£10.95	£109,900.00		Available	
Total		10,372				£569,941.40			

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Essentials	Rent	£39.50 psf
	Est. S/C	£4.50 psf
	Est. rates payable	£10.95 psf
	Building type	Office
	Planning class	B1
	Secondary classes	B1
	Available from	30/11/2017
	Size	8,372 sq ft
	VAT charges	VAT is applicable
	Lease details	New FRI lease direct from the landlord for a term by arrangement
	EPC certificate	Available on request
	Marketed by: Cluttons (London), Frost Meadowcroft	
For more information please visit: http://example.org/m/18755-41-beavor-lane-41-beavor-lane		
Location overview	Shortwalk from Central Hammersmith	
Airports	London Heathrow 9.6m, London City 12.7m, London Gatwick 23.8m	
National rail	Barnes Bridge 1.5m, Shepherds Bush 1.3m, Barnes 1.7m	
Tube	Ravenscourt Park 0.2m, Stamford Brook 0.3m, Goldhawk Road 0.9m	
Physicals	Developer	Wingate Properties
Estimated rates	£10.95 psf	
Estimated service charge	£4.50 psf	
VAT	VAT is applicable	
Planning class	B1	
Secondary planning class	B1	
Lease summary	New FRI lease direct from the landlord for a term by arrangement	
EPC	Available on request	

Notes:



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Quote reference: RENT-18755

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