



OFFICE AVAILABLE TO LET, £70,000 per annum, 2,949 sq ft

204 Latimer Road W10

204 Latimer Road, London, UK W10 6QY

Entire self contained building to let

This office building provides trendy space with wood effect flooring throughout, gas central heating, good natural light, security shutters and a kitchen & WC to each floor. Externally there is cycle storage.

Entire building available to let

Set over 3 floors

Wood flooring

Open plan offices

Good natural light

Gas central heating

Security shutters



204 Latimer Road W10, 204 Latimer Road, London, UK W10 6QY

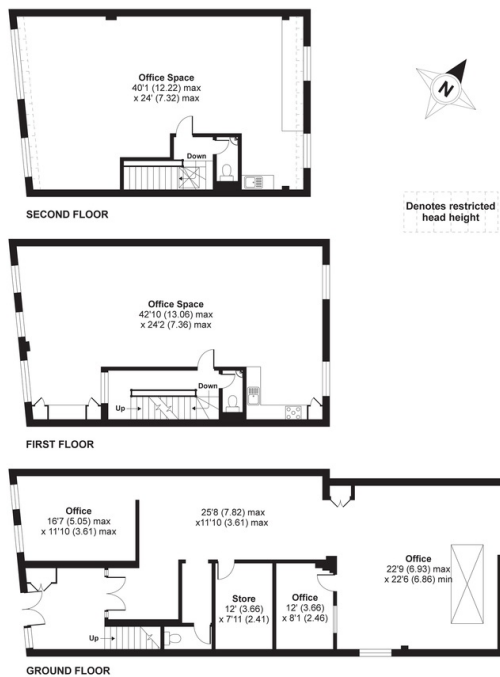


Data provided by Google

Units & availability

Floor	Size sq ft	Status
Ground	1,350	Available
First	845	Available
Second	754	Available
Total	2,949	

Latimer Road, London, W10
APPROX. GROSS INTERNAL FLOOR AREA 3479 SQ FT 323.2 SQ METRES (EXCLUDES RESTRICTED HEAD HEIGHT)



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. Specifically no guarantee is given on the total square footage of the property if excluded on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.

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Essentials

Rent	£70,000 per annum
Est. S/C	£1.66 psf
Building type	Office
Planning class	B1
Size	2,949 Sq ft
VAT charges	Plus VAT.
EPC certificate	Available on request

Marketed by: Dutch & Dutch

For more information please visit:
<http://example.org/m/28687-204-latimer-road-w10-204-latimer-road>

Floors & availability

Floor	Size sq ft	Status
Ground	1,350	Available
First	845	Available
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Total	2,949	

Location overview

Located close to Latimer Road Station (Circle and Hammersmith & City Lines) and Westfield Shopping Centre. Latimer Road is a mixed area of both residential and commercial and is outside of the congestion charging zone.

Airports

London Heathrow 10.6m, London City 12.0m, London Gatwick 25.5m

National rail

Shepherds Bush 0.8m, Kensal Green 1.0m, Kensal Rise 1.3m

Tube

Latimer Road 0.3m, White City 0.3m, Wood Lane 0.5m

Estimated service charge

£1.66 psf

Viewings

Viewings strictly by prior appointment through Dutch & Dutch.

Legal costs

Each party to be responsible for their own legal costs.

VAT

Plus VAT.

Planning class

B1

EPC

Available on request

Notes:



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Quote reference: RENT-28687

These particulars form no part of any contract. Whilst every effort has been made to ensure accuracy, this cannot be guaranteed. All rental and prices are quoted exclusive of VAT.