

FIELD & SONS

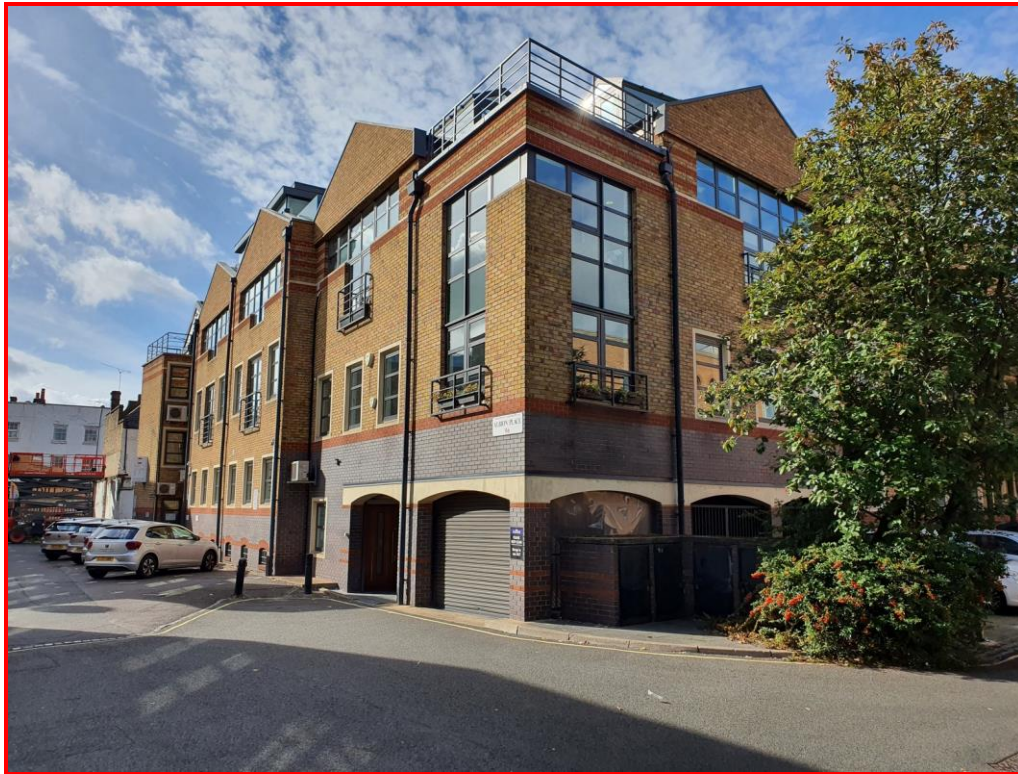
COMMERCIAL

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MODERN COURTYARD OFFICE TO LET



VOEST-ALPINE HOUSE, ALBION PLACE HAMMERSMITH, LONDON W6 0QT APPROX. 990 SQ FT (91.9 SQ M)

LOCATION

Albion Place is located just off the busy and popular King Street, just over 500m to the west of Hammersmith Broadway with the Underground station there providing services on the Piccadilly, District, Circle and Hammersmith & City lines. Ravenscourt Park Underground is also less than 300m to the north west. King Street itself is served by numerous bus routes and provides a wide variety of retail outlets.

DESCRIPTION

Voest-Alpine House forms part of a modern secluded courtyard development.

The available accommodation comprises the first floor of the building, accessed via the communal entrance, with stairs to the upper floors.

Arranged as an open plan office space with excellent natural light plus tea point and w.c. on the stair landing.

Accommodation approx. 990 sq ft (91.9 sqm).

VOEST-ALPINE HOUSE, ALBION PLACE, W6

AMENITIES

- Heating/cooling cassettes
- Perimeter trunking
- Suspended ceiling with recessed Cat. II lighting
- Excellent natural light
- **INCLUDES ONE SPACE IN GATED BASEMENT CAR PARK**

TERMS

Available on a new lease with terms by arrangement.

RENT

£22,275 per annum

Exclusive of all outgoing. VAT is applicable.

BUSINESS RATES

Recharged as a proportion of the whole building. Approx. £14,252 payable for the year 2022/23.

UTILITIES AND SERVICE CHARGE

Utilities (except phones/I.T.), building insurance and building/common parts maintenance recharged as a proportion of the whole building. Currently approx. £6,000 per annum, subject to annual RPI increase. VAT applicable.

ENERGY PERFORMANCE

EPC Asset Rating = 82 (Band D).

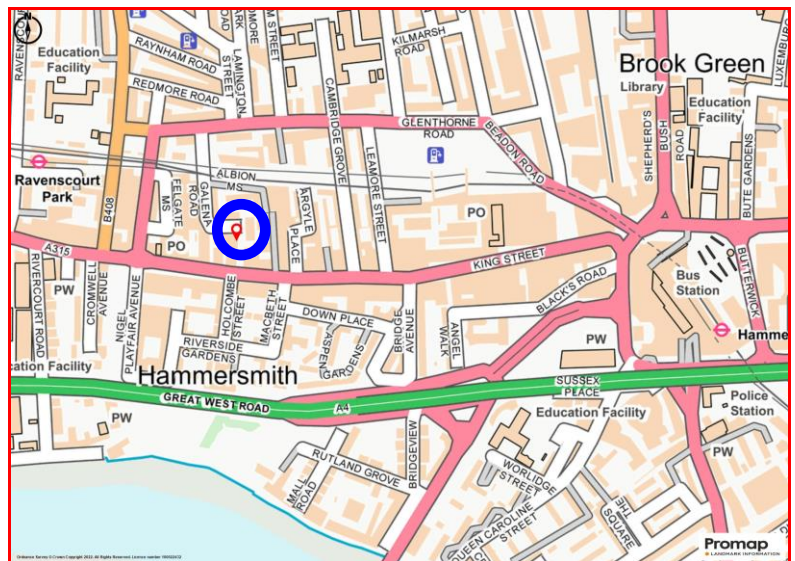


FURTHER DETAILS

For further details please contact :

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