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**JONES
NORRIS
ADAMS**

CHARTERED SURVEYORS

Fantastic Mews Offices To Let Shepherds Bush / Hammersmith border

3b Berghem Mews, Blythe Road, London W14 0HN

1,070 sq ft (99.4 sq m approx)



First floor offices



Shared landscaped
forecourt



Galleried staircase

Description

These most attractive media-style Mews offices are arranged around a paved courtyard in the heart of fashionable Brook Green. Sandwich bars, gastro pubs and Brook Green Tesco superstore are within easy walking distance. On site underground parking is by arrangement and there is 24 hour security. Shepherds Bush (Westfield) **Central Line** and Hammersmith (**Piccadilly Line**) tubes are nearby as is the overground at Olympia – connecting to Clapham Junction.

Floor areas

First	770 sq ft	Galleried first and second floors
Second	<u>300 sq ft</u>	
Total	1,070 sq ft approx	

Amenities

- | | |
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| <ul style="list-style-type: none"> ■ Media style offices ■ Fantastic natural light ■ Kitchenette ■ Fitted carpets ■ Duplex floors | <ul style="list-style-type: none"> ■ Perimeter cable trunking ■ Parking space (small additional cost) ■ Shared landscaped courtyard ■ Cycle parking with CCTV and shower ■ EPC rating B |
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Rent

Guide £35.00 psf

Business Rates

£9.20 psf estimated and subject to verification with Hammersmith

Estate/Service Charge

£9.50 psf approx plus utilities and insurance

Lease

A new lease direct from the Freeholders

Parking

Parking spaces are available to rent

Continued....



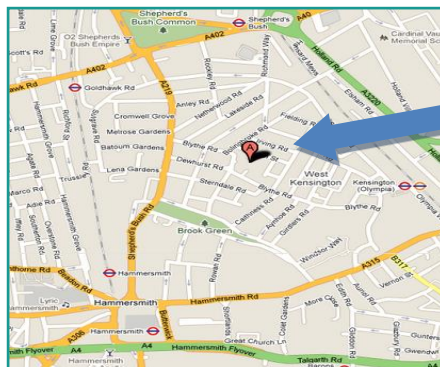
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NOTE : These particulars are provided as a general guide only and do not form part of any offer or contract and any intending purchaser or tenant must satisfy themselves by inspection or otherwise as to their correctness.

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