



53 DUKE STREET

OVERVIEW

53 Duke Street boasts fully furnished offices with high ceilings, original wooden floors and are awash with natural light.

There are communal meeting rooms which can be booked on an ad hoc basis and are managed by the onsite management team.

The offices have pre-installed high speed broadband which negates the need for wayleave agreements and lengthy lead times.

Breakout space and stocked kitchens allow occupiers to get out of their office and have informal meetings without heading to a coffee shop.

AMENITIES

Meeting Rooms

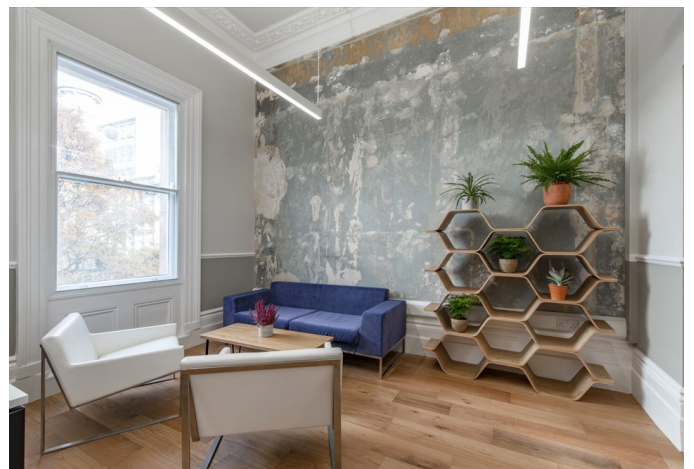
Staffed Reception

Lounge

24 Hour Access

Kitchens

High Speed Broadband



TERMS

Flexible by arrangement

SUMMARY

| | |
|----------------|-------------------------|
| Available Size | 50 sq ft to 6,000 sq ft |
| Price | £500 per desk per month |
| Business Rates | Included in desk rate |
| VAT | Elected |

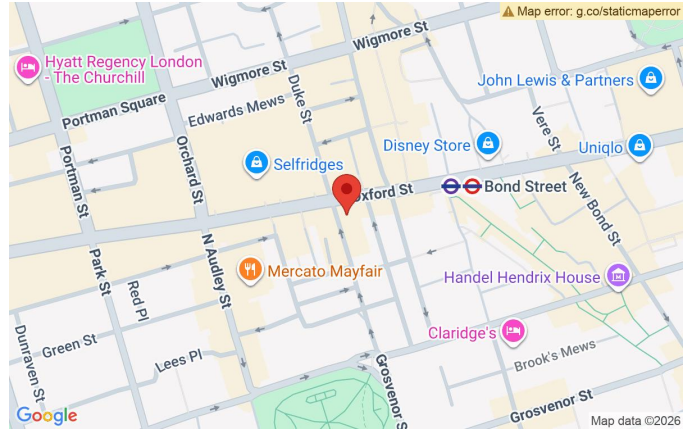
VIEWING & FURTHER INFORMATION

Viewing strictly by prior appointment with the sole agent:

CATHERINE ALEXANDER

catherine@bureauoffice.co.uk

+44 (0)7811 111600



LOCATION

The offices are well connected to the rest of London and are only a few minutes from Bond Street (Central, Elizabeth and Jubilee lines) and less than 10 minutes to Oxford Circus (Bakerloo, Central and Victoria lines) and Marble Arch (Central line) stations.

Marylebone, Soho, and Marble Arch offer an abundance of lunchtime and after-work eateries, all within walking distance. Entertain clients, meet with potential new business and socialise with your team all within some of London's finest restaurants.

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