



## 2 DUKES MEWS

### OVERVIEW

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2 Dukes Mews is a historic building located in Marylebone in the heart of London's West End.

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The space consists of two offices on the first floor which are available fully furnished and have access to meeting rooms.

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The offices can be accessed either through Dukes Mews or 4-5 Manchester Square where there is staffed reception.

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High speed broadband is pre-installed and the offices benefit from good natural light and air conditioning.

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### AMENITIES

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Meeting Rooms

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Staffed Reception

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Breakout Space

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24 Hour Access

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Shower Facilities

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High Speed Broadband

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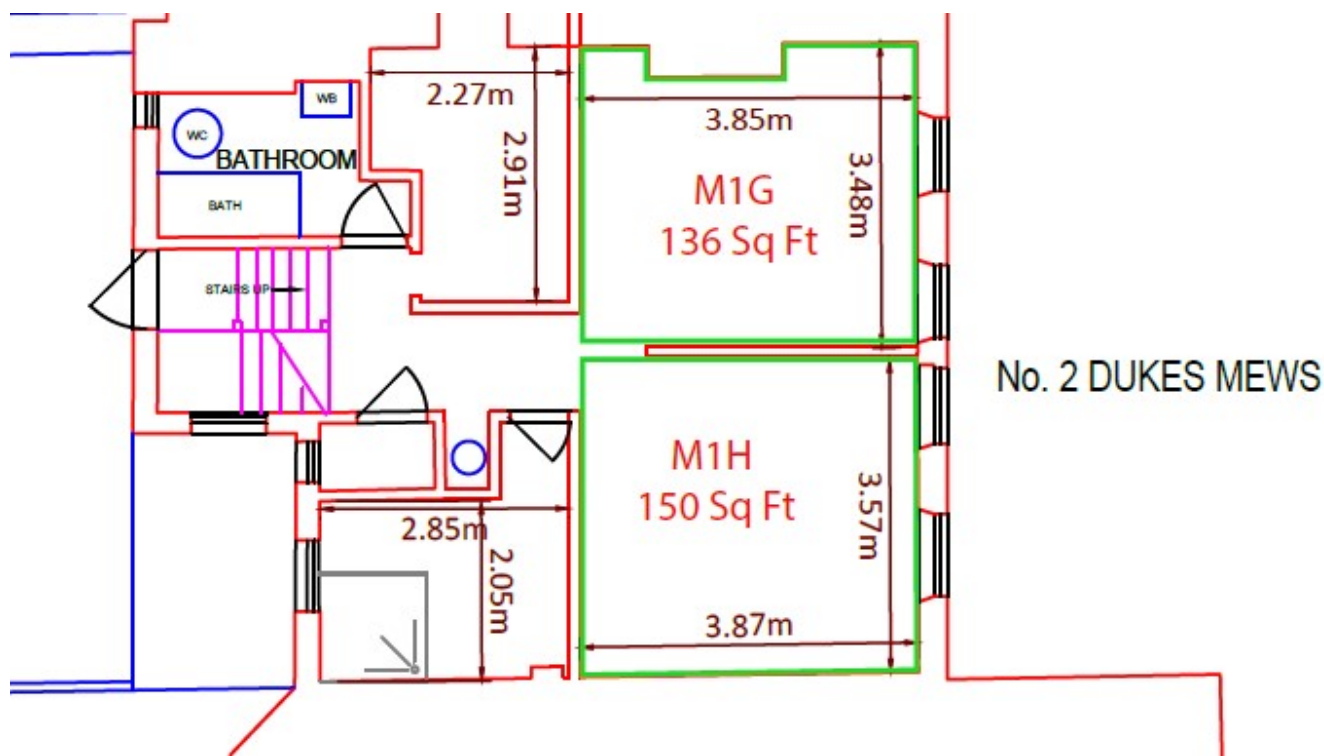
Fully Furnished

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Air Conditioning

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## TERMS

Flexible by arrangement

## SUMMARY

Available Size	136 sq ft to 286 sq ft
Price	£365 per desk per month
Business Rates	Included in desk rate
VAT	Elected

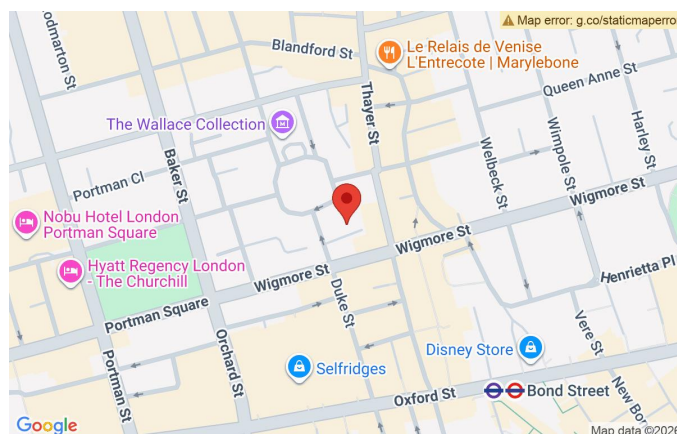
## VIEWING & FURTHER INFORMATION

Viewing strictly by prior appointment with the sole agent:

**CATHERINE ALEXANDER**

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## LOCATION

2 Dukes Mews is located off Duke Street just South of Manchester Square in Marylebone and a few minutes walk North of Oxford Street.

The location is unrivalled with Marylebone High Street to the North, Bond Street Station (Central, Jubilee and Elizabeth lines) to the South, Oxford Circus (Bakerloo, Central and Victoria lines) to the East and Selfridges to the West. Mainline Rail services are provided at Marylebone, Euston, Kings Cross and Paddington. Numerous bus routes run locally and there are several car parks within close proximity.

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