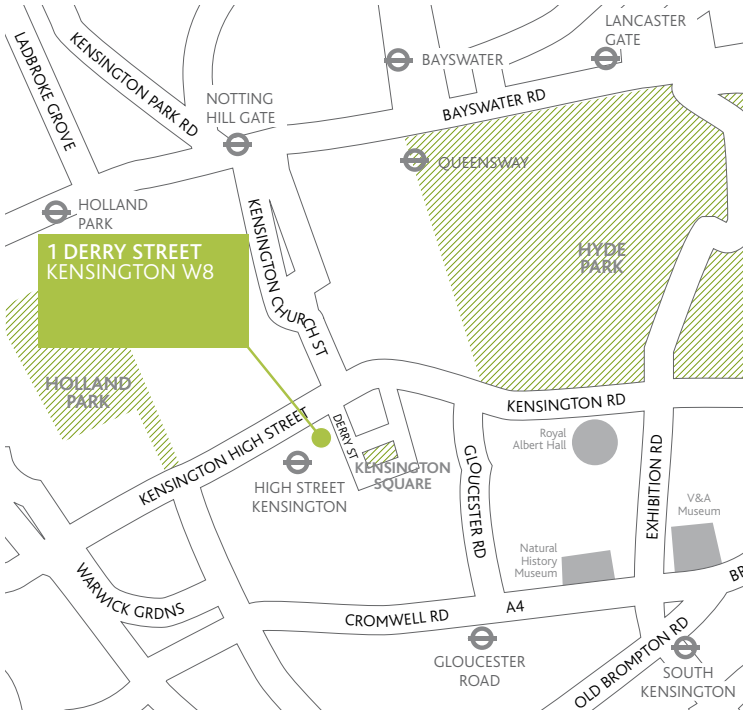




1 DERRY STREET KENSINGTON W8

6,804 sq ft to 22,471 sq ft TO LET





Not to Scale - For Identification Purposes Only.



Location

Situated in a courtyard setting, Derry Street is located directly off Kensington High Street and benefits from being in close proximity to High Street Kensington underground station (District and Circle lines). A private pedestrianised link from the station also serves the building. Local occupiers include, Associated Newspapers, Sony Music, Virgin and EMI.

Accommodation

The accommodation is currently undergoing refurbishment and is accessed by a manned reception. The approximate net internal floor areas are as follows:-

2nd Floor	7,594 sq ft
1st Floor	8,073 sq ft
Ground Floor	6,804 sq ft
TOTAL	22,471 sq ft

Features

- Courtyard setting
- Reception
- 2 passenger lifts
- 24 hour on-site security
- Car parking
- Comfort Cooling
- Suspended ceilings

Lease

New effective full repairing and insuring lease(s) are available for a term to be agreed.

Terms

Rent upon application.

Viewing

Through joint sole letting agents:

Braham Good
Paul Gold
+44 (0) 20 7935 1653

Andrew Rosen
+44 (0) 20 7935 1653

Savills Plc
Mark Gilbert-Smith
+44 (0) 20 7409 5925

Sebastiano Oddi
+44 (0) 20 7409 8716

Braham Good
SURVEYORS & COMMERCIAL
PROPERTY CONSULTANTS
020 7935 1653
www.brahamgood.co.uk

20 Grosvenor Hill
London W1K 3HQ
savills.com **savills**
020 7499 8644

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