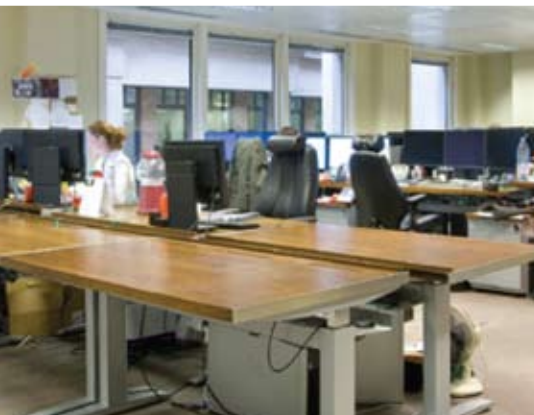




ST JAMES'S HOUSE

23 KING STREET
ST JAMES'S LONDON SW1
From 3,595 sq ft to 10,090 sq ft



AMENITIES & SPECIFICATION

- Air Conditioning
- Suspended Ceilings
- Cat II lighting
- Goods Lift
- Raised floors
- 2 x passenger lifts
- Wired for power and data
- Fit-out, including tea-points
- Meeting rooms
- Management Offices
- Staffed ground floor Reception
- Furniture
- Security /Access Control
- On-site car parking facilities are available, if required.

Available on fixed-price terms, including all property costs, fit-out, furniture and data infrastructure

LOCATION

St James's House is located on the south side of King Street, between St James's Square and St James's Street, and directly opposite Christies. Green Park and Piccadilly Circus stations are a short walk away, and the area is well served by bus services and taxis.

PROPOSAL

The accommodation is offered on flexible all inclusive terms to include Rent, Rates, Service Charge and the Amenities & Specification (see opposite). Fit-out and furniture can be reconfigured to suit an occupier's requirement prior to occupation within a matter of weeks.

ACCOMMODATION

St James's House provides a variety of self-contained suites ranging from 3,595 – 10,090 sq ft and a combination of open plan office space, individual offices, meeting rooms and facilities.

3,595 – 10,090 sq ft (34 – 937 sq m) Suitable for 40 – 100 people
Plus meeting rooms and management offices

INFORMATION / VIEWING:

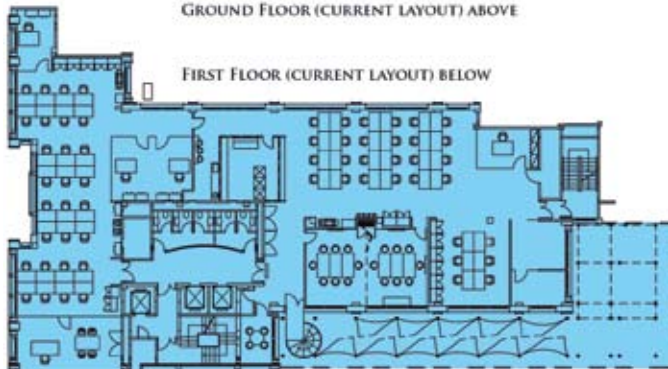
For further information or to view, please contact:

+44 (0) 20 7947 5300

info@apm-property.com | www.apm-property.com



GROUND FLOOR (CURRENT LAYOUT) ABOVE



FIRST FLOOR (CURRENT LAYOUT) BELOW

FLOOR LEVEL	AREA SIZE
First	5,945 sq ft
Ground	3,595 sq ft
Basement (storage)	550 sq ft
Total	10,090 sq ft

APM
PROPERTY CONSULTANTS