



SURVEYORS, VALUERS & ESTATE AGENTS
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NEW PREMIER HOUSE 150 SOUTHAMPTON ROW LONDON WC1

FROM 983 SQ FT (91 SQ M) APPROX



LOCATION

The property is located on the east side of Southampton Row close to Russell Square. Holborn (Central and Piccadilly Lines) and Russell Square (Piccadilly Line) Underground Stations are both within walking distance.

ACCOMMODATION & QUOTING RENTS

The following accommodation is currently available:

| | | |
|-------------------------------|-------------|-------------|
| 7 th floor (front) | 1,615 sq ft | £38,000 pax |
| 7 th floor (rear) | 1,244 sq ft | £29,250 pax |
| 6 th floor (front) | 750 sq ft | U/O |
| 6 th floor (rear) | 1,313 sq ft | £29,000 pax |
| 5 th floor (front) | 1,772 sq ft | LET |
| 2 nd floor (rear) | 983 sq ft | £21,000 pax |
| 1 st Floor (front) | 1,730 sq ft | U/O |
| 1 st Floor (rear) | 2,179 sq ft | £48,000 pax |

Note: These are management floor areas, subject to verification by onsite measurement.

AMENITIES

AIR CONDITIONING (7TH, 5TH & 1ST FLOOR SUITES ONLY)* CENTRAL HEATING * 8 PERSON PASSENGER LIFT * ONSITE BUILDING MANAGER * VIDEO ENTRYPHONE * DISABLED WC FACILITIES * EXCELLENT NATURAL LIGHT*



1st floor front

TERMS

The premises are offered on new leases for terms by arrangement, direct from the landlord.

RATES

Interested parties are advised to make their own enquiries to verify the level of rates payable in respect of each suite.

SERVICE CHARGE

The current on account service charge is based on approx £9.75 per sq ft, exclusive of VAT.

VIEWING

By appointment through joint sole agents:

Pearl & Coutts
020 7843 3788

David Guttentag
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