



CASTLE LANE

SW1







# 1 CASTLE LANE

## DESCRIPTION

Formerly a drawing office, the building was transformed in 1959 by Architect Richard Seifert into the offices that are there today with a brick and Portland stone frontage. The individual office suites have been refurbished to provide a modern, bright and flexible working environment. The offices are fitted out in a contemporary style to a Cat A+ finish allowing a tenant quick and easy access.

## SPECIFICATION

- Refurbished offices
- Passenger lift
- Air conditioning
- Full access raised floors
- New suspended LED lighting
- Plastered ceilings
- Good floor to ceiling height
- Refurbished entrance hall
- 24 hour access
- Cycle racks
- Shower
- Newly refurbished WCs
- Fitted to Cat A+ Condition

- 1 Reception
- 2 Lower Ground Floor Area
- 3 Lower Ground Outside terrace
- 4 Lower Ground Meeting Room





# LOCATION

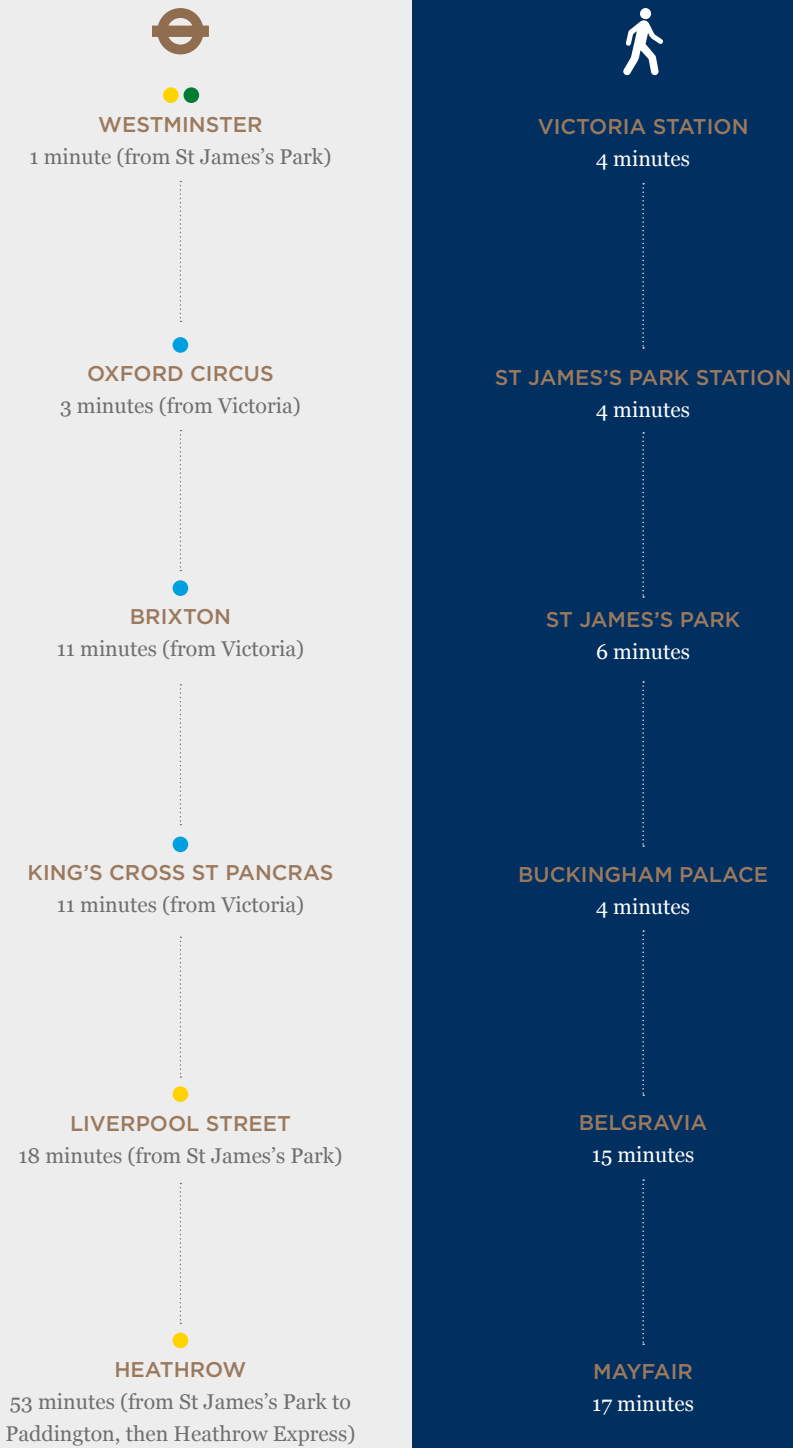
Home to Buckingham Palace, Westminster Cathedral and the royal parks, Victoria is buzzing with new retail, restaurants and globally renowned businesses and brands.

The building is located on the south side of Castle Lane between Palace Street and Buckingham Gate close to the Cardinal Place development and Victoria Street which provides a variety of retail and leisure outlets.

Victoria mainline and underground stations and St James’s Park underground station are all within a short walk (Victoria, District and Circle Lines together with Gatwick Express).

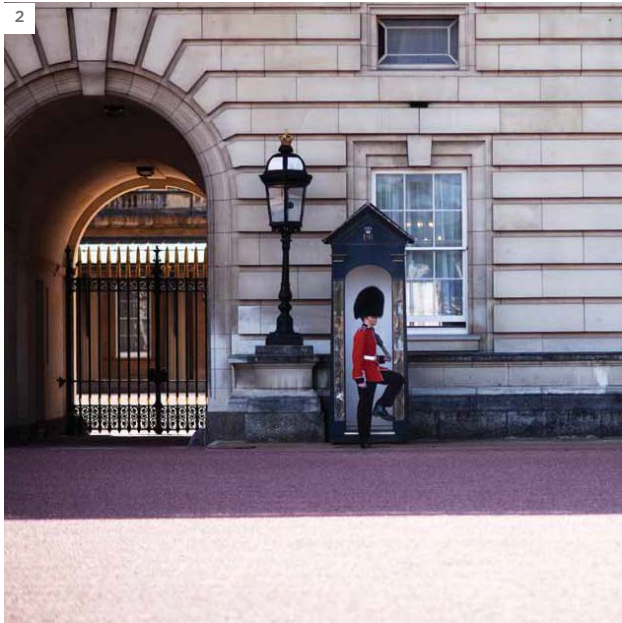


1 St James’s Park  
2 Victoria Station



*When it comes to notable neighbours, Victoria can take its pick. From its own royal palaces and parks, and the exclusive residential squares of Belgravia and Mayfair, to the culturally and architecturally rich landscape of Westminster.*

- 1 Cardinal Place
- 2 Buckingham Palace
- 3 The Phoenix, Victoria





# ACCOMMODATION

The available accommodation has the following approximate net internal floor areas:

Floor	Description	Sq Ft	Sq M	Availability
1 <sup>st</sup> Floor North	Offices	1,680	156	Available
Ground Floor	Offices	2,708	251.5	Coming Soon
LG* North Suite	Offices	1,200	111.4	Available

\*LG = Lower Ground

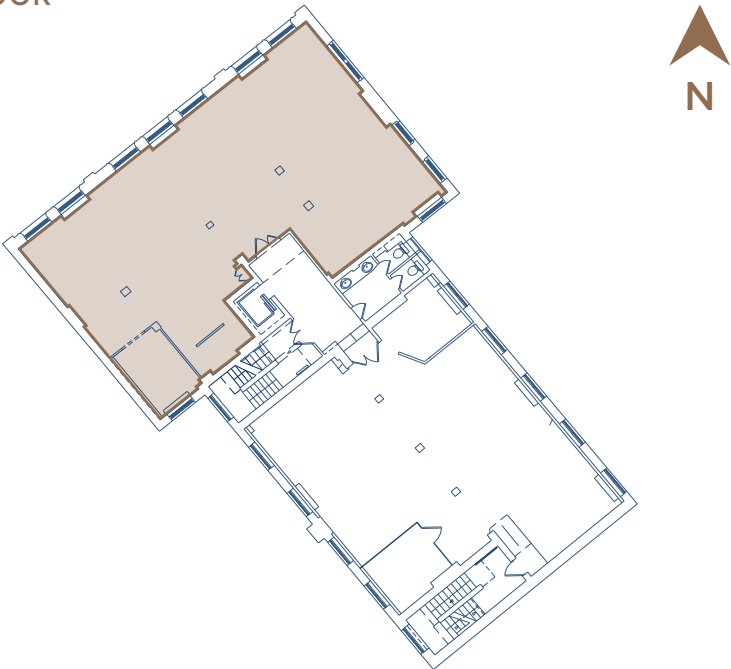


# TERMS

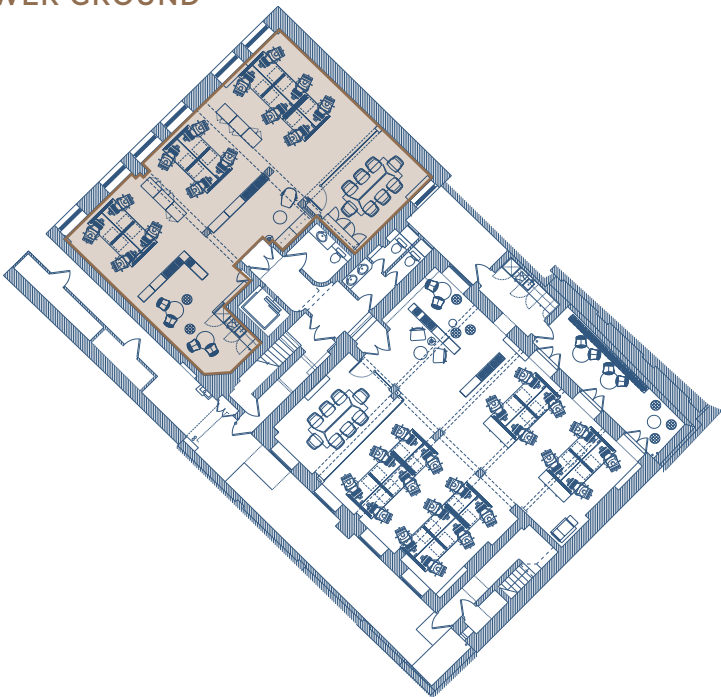
New flexible lease available direct from the freeholder.  
Rent on application.

EPC rating of D – 76.

## 1<sup>ST</sup> FLOOR



## LOWER GROUND



## CONTACT

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OWNED BY

