

KNIGHTSBRIDGE LONDON SW7

8 Lancelot Place



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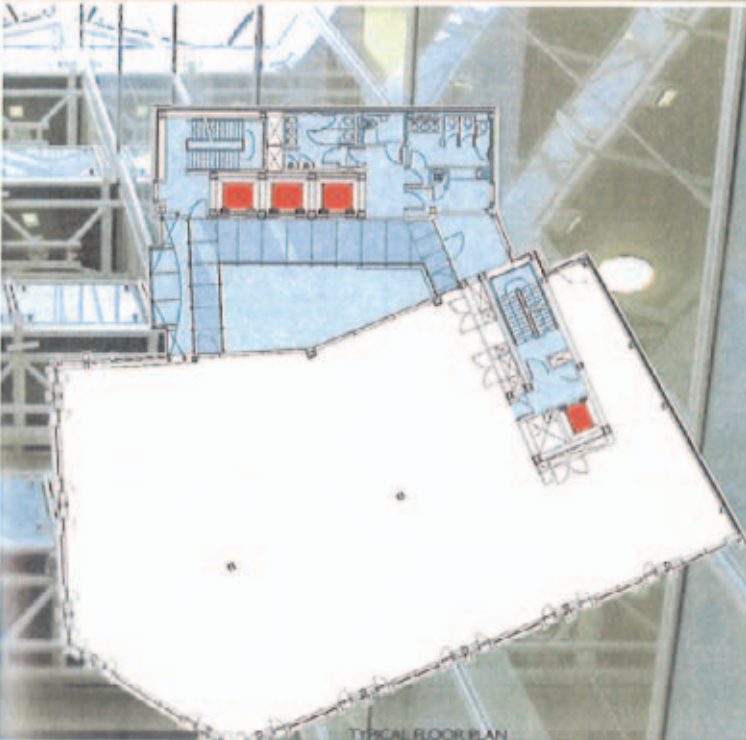
Accommodation

8 Lancelot Place is Knightsbridge's newest Grade A office building and has recently been redeveloped to the highest standard. It provides top specification, air conditioned office floors, served by a stunning entrance hall and full height atrium that enhances the feeling of excellent natural light and volume on each floor.

The floors are virtually column free, have full height glazing and a very generous ceiling height to provide extremely bright, flexible floor places.

Features

- Stunning ground floor entrance hall with an eight storey atrium
- Three 13 person automatic passenger lifts
- 4 pipe fan coil air conditioning
- Raised access flooring
- WCs and kitchen/breakout areas on each floor
- 24-hour security
- Metal tiled suspended ceiling with inset LG3 lighting
- Flood wiring
- Excellent natural light



Our client is releasing the following floors which are available separately or together:-

Floor	Use		NIA
Seventh	office	3,970 sq ft	370 sq m
Sixth	office	5,322 sq ft	495 sq m
Fifth	office	6,289 sq ft	584 sq m
Fourth	office	6,289 sq ft	584 sq m
Second	office	6,289 sq ft	584 sq m
Total		28,159 sq ft	2,617 sq m

The Location

Knightsbridge is one of London's premier business and retail destinations, combined with a thriving and growing residential community that makes it the first choice for many business organisations.

Local occupiers include Abu Dhabi Investment Authority, British Seafood Limited, Genesis Investment Management Limited, JWaterThompson and New Star Asset Management.

Knightsbridge underground station is immediately to hand, reaching all areas of Central London, including direct access to Heathrow Airport.



Terms

Upon Application.

Legal Costs

Each party is to bear its own legal costs.

Viewing

Strictly by appointment through the sub-lessor's sole letting agents:



23 Princes Street, London, W1B 2LX

