

**17 Maiden Lane,**  
Covent Garden, London, WC2E 7NL



REFURBISHED, SELF-CONTAINED OFFICES TO LET | 1,440 sq ft



### Location

Maiden Lane is in the heart of Covent Garden, and benefits from a quiet position. 17 Maiden Lane is situated on the North side of the street, close to the historic Rules restaurant.

The property is well connected by public transport, with Covent Garden (Piccadilly line), Embankment (District, Circle and Northern lines) and Charing Cross (Bakerloo and Northern lines) Underground stations and Charing Cross and Waterloo mainline stations located nearby.

### Description

17 Maiden Lane is a period building with original sash windows on each floor. The building has been redecorated and recarpeted to provide self contained offices with the ability to have their own identity at street level.

### Floor Areas

Floor	sq ft	sq m
3 <sup>rd</sup> floor	251	23.3
2 <sup>nd</sup> floor	320	29.5
1 <sup>st</sup> floor	306	28.4
Ground	260	24.1
Basement	300	27.7
TOTAL (approx.)	1,440	133.7

\*Measurement in terms of NIA

Rhys Evans, Partner

📞 020 7025 1393

Olivia Stapleton, Agency Surveyor

📞 020 7025 8940

Applicants are advised to make their own enquires in respect of all rates payable to local authorities and taxes. We recommend you see [www.voa.gov.uk](http://www.voa.gov.uk) for further information. None of the systems or services in the property have been tested by us to check they are in working order. Interested parties may wish to make their own investigations. All other information provided is for guide purposes and cannot be relied upon.

Subject to Contract April 2021

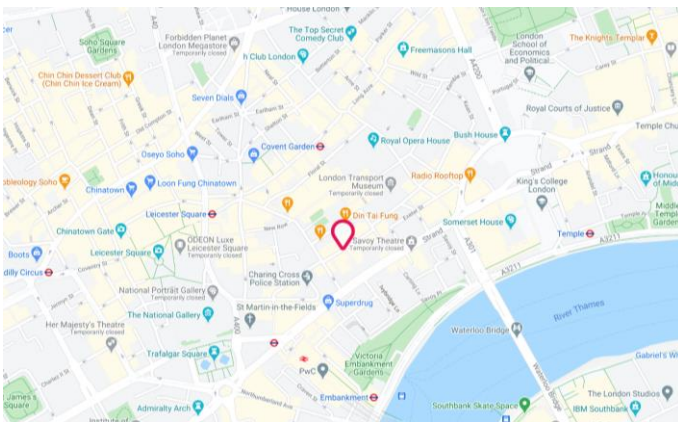
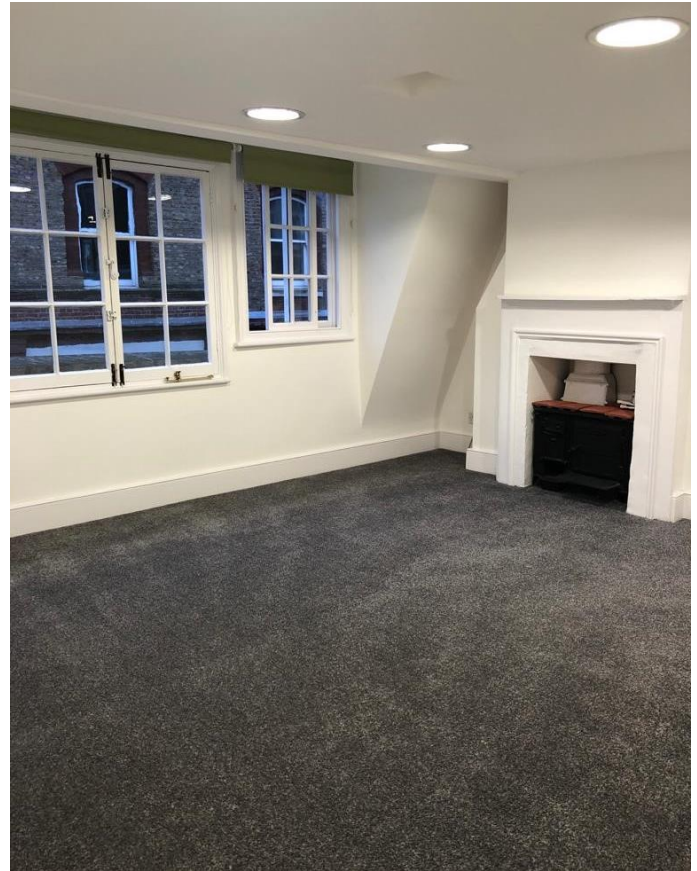
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### Terms

Tenure: Leasehold  
Lease: A new lease is available directly from the Landlord.  
Rent: £60,000 per annum exclusive  
Rates: Estimated at £20.00 psf pa (2019 / 20)

### Amenities

- Newly redecorated
- Recarpeted
- Kitchen
- Self-contained
- Period features

Rhys Evans, Partner

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