

23 HEDDON ST W1



Brought to you by Kontor and The Crown Estate Workplaces

KONTOR

Workplaces | THE CROWN ESTATE



The Crown Estate's Heddon Street customers all have access to the Community Hub at One Heddon Street, which entails exclusive discounts on meeting rooms and event space as well as access to the roof terrace, quiet members only areas, events and wellbeing programs, plus personal offers and perks. Our highly trained One Heddon Street Community Team are an extension of your business; there to meet and greet your guests and cater for them in our lounge while they wait.



23 HEDDON ST

16-22 person
self-contained
workspace



HIGH-END AND STYLISH



23 Heddon Street W1 offers 1,870 sq ft of contemporary, fitted and furnished office space ready for your business to thrive.



Part of the Crown Estate workspace platform



Lease flexibility from 24 months



Rent inclusive of service charge



Full fibre connectivity included



Fully fitted and furnished



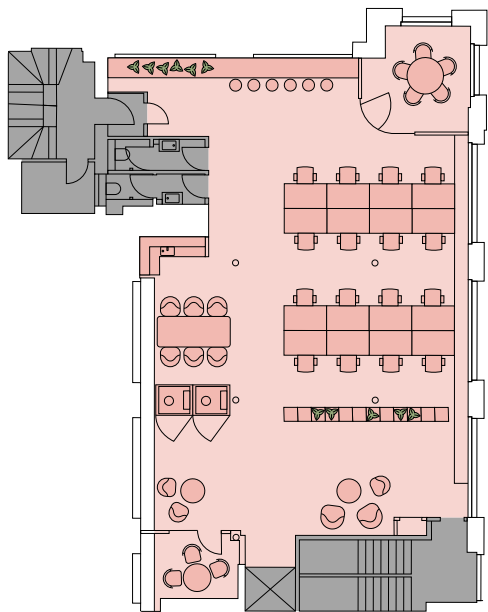
The building has been fully upgraded



Acquisition fees paid



16 desks 2 meeting areas 1 kitchen 2 WCs
2 phonebooths



AVAILABILITY
& PRICING

FLOOR	SQ M	SQ FT	DESKS	£ RENT
2nd	174	1,870	16-22	£105.00 PSF

* Business rates estimated at £22.48 per sq ft

WORLD-RENOWNED
LOCATION

The building sits perfectly between Mayfair and Soho. From fine dining to retail therapy, this world-renowned location has it all.

Walking times to nearby stations:



Oxford Circus
4 Mins



Piccadilly Circus
7 Mins



Bond Street
9 Mins



Green Park
11 Mins



Alka Jotangia

alka.jotangia@thecrownestate.co.uk
07826 946 336

Workplaces | THE CROWN ESTATE

George Walker

george.walker@thecrownestate.co.uk
07783 770 849

Ben Orchard-Smith

ben@kontor.com
07557 988 115

KONTOR

Sam Davis

sam.davis@kontor.com
07403 226 453

Misrepresentation 1. Kontor and The Crown Estate Workplaces on behalf of the vendor/lessor of this property whose agents Kontor and The Crown Estate Workplaces, give notice that: (a) these particulars do not constitute in whole or in part an offer or contract for sale or lease; (b) none of the statements contained in these particulars as to the property are to be relied on as statements or representative of fact; and (c) the vendor/lessor does not make or give, and neither Kontor, The Crown Estate Workplaces nor any of its members or any person in its employment has any authority to make or give, any representation or warranty whatsoever in relation to the property. The only representations, warranties, undertakings and contractual obligations to be given or undertaken by the vendor/lessor are those contained and expressly referred to in the written contract for sale or agreement for lease between the vendor/lessor and a purchaser or tenant. 2. Prospective purchasers or tenants are strongly advised to: (a) satisfy themselves as to the correctness of each statement contained in these particulars; (b) inspect the property and the neighbouring area; (c) ensure that any items expressed to be included are available and in working order; (d) arrange a full structural (and where appropriate environmental) survey of the property; and (e) carry out all necessary searches and enquiries. April 2024.