



**jamescommercial**  
property consultants

Foresters Hall, 25-27 Westow Street | **Crystal Palace**  
**OFFICES TO LET WITHIN PERIOD BUILDING**

# Foresters Hall, 25-27 Westow Street | Crystal Palace, SE19 3RY | OFFICES TO LET

- second floor
- 56.67 m<sup>2</sup> (610 ft<sup>2</sup>) approx.
- b1 (office) use
- rent: £12,000 per annum exclusive + vat
- within multi-let landmark period building
- lift ~ air conditioning ~ excellent natural light

## DESCRIPTION

Character second floor office with a pitched open eave ceiling, providing excellent natural light, within a period landmark multi tenanted building in the heart of the Crystal Palace triangle.

There are shared WC's and Kitchen within the common parts, a passenger lift and air conditioning.

## LOCATION

Situated on Westow Street (A214) between Childs Lane and Carberry Road in Crystal Palace. There are various amenities close by, such as a supermarket (with multi storey car park), coffee shops, restaurants, park and independent boutiques.

Both Crystal Palace and Gipsy Hill stations are within walking distance, providing services into central and East London. There are also various buses serving the area located on Westow Street.

## ACCOMMODATION

Second floor (3c)	<b>56.67 m<sup>2</sup></b>	<b>610 ft<sup>2</sup></b>	<b>N.I.A.</b>
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## TENURE

A new lease or licence is offered on terms to be agreed. Rent excludes business rates, service charge (circa £2,500 per annum) and VAT.

## BUSINESS RATES

We understand that the current rateable value is £7,500. Contact Croydon Council on 020 8726 6600 to confirm what amount is payable per annum.

## VIEWING

By appointment only, through sole letting agents: -

**James Commercial | [info@jamescommercial.co.uk](mailto:info@jamescommercial.co.uk) | 020 7127 8781**



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