



6 CHESTERFIELD GARDENS

MAYFAIR W1

6,711 SQ FT

HIGH QUALITY OFFICE FLOOR TO LET

NEW FACILITIES & SPACE

The 4th floor is undergoing refurbishment to provide 6,711 sq ft of contemporary CAT A workspace, the floor will be finished to the highest standard with an abundance of natural light and a private terrace. The building offers an impressive manned reception and new stylish end of journey facilities.



Demised showers



Newly refurbished accommodation



Commissionaire



Air-conditioning



Fully accessed raised floors



Excellent natural light



3x passenger lifts



New end of journey facilities

4th FLOOR

The 4th floor will provide 6,711 sq ft of contemporary CAT A workspace with a private terrace



Indicative CAT A floor



Private terrace CGI



Indicative CAT A floor



Indicative fitted floor



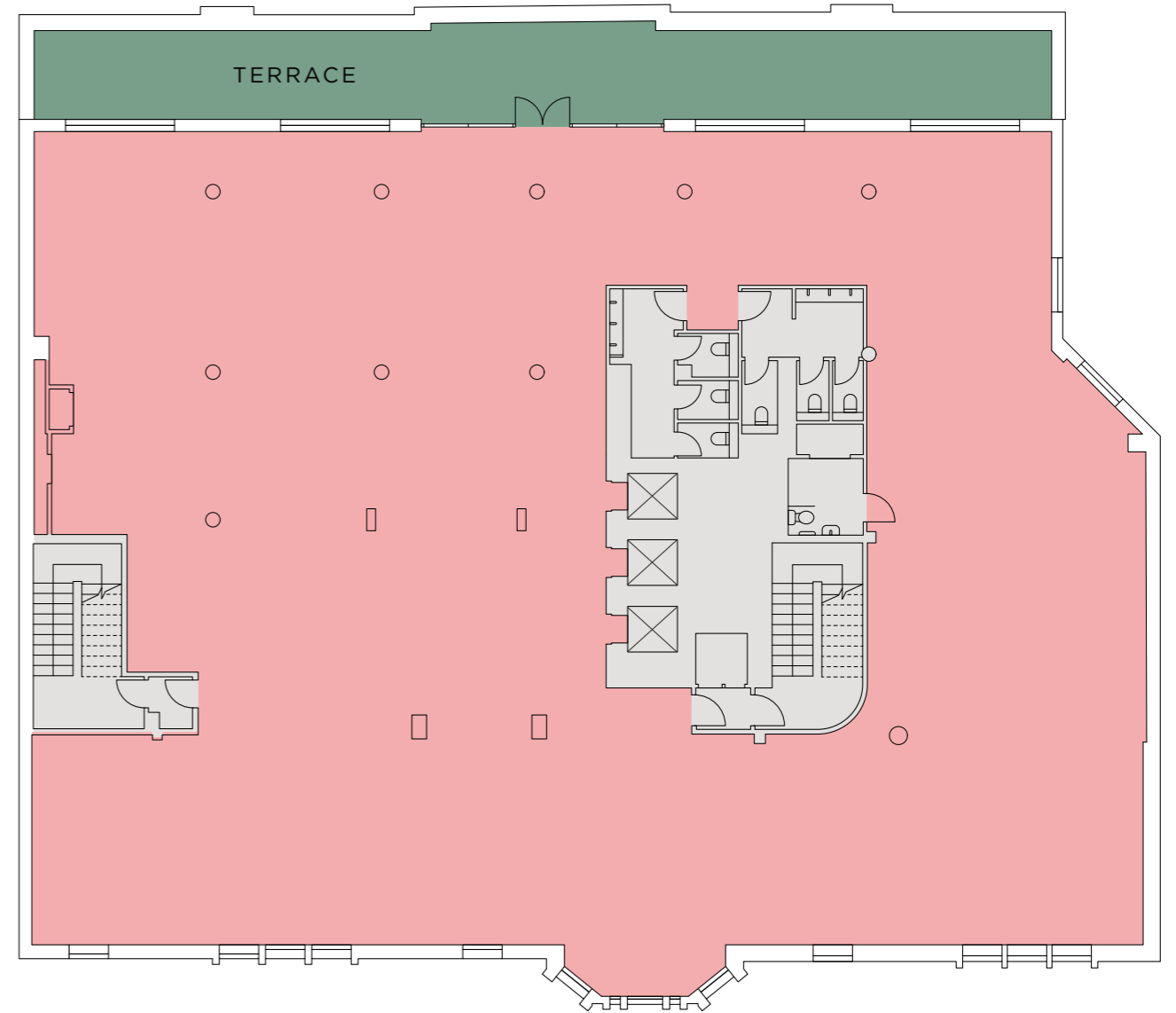
Indicative bathroom



Indicative bathroom

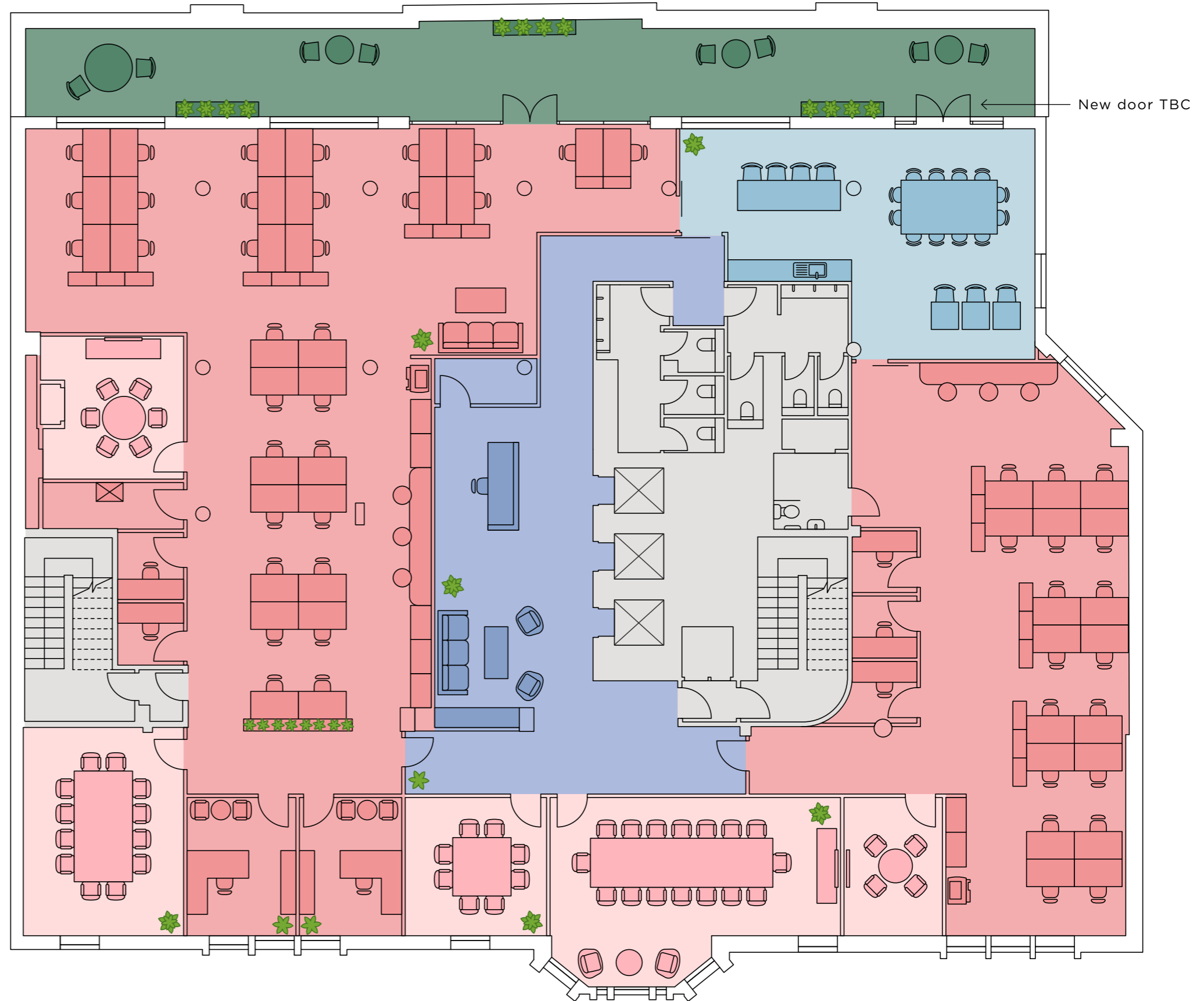
4th FLOOR PLAN

6,711 SQ FT / 623.5 SQ M



INDICATIVE SPACE PLAN

- 50x Workstations
- 1x 16 person boardroom
- 1x 12 person boardroom
- 1x 8 person meeting room
- 1x 6 person meeting room
- 1x 4 person meeting room
- 2x Executive offices
- 5x Private workspaces



New door TBC

North ←

*Diagram is indicative and not to scale



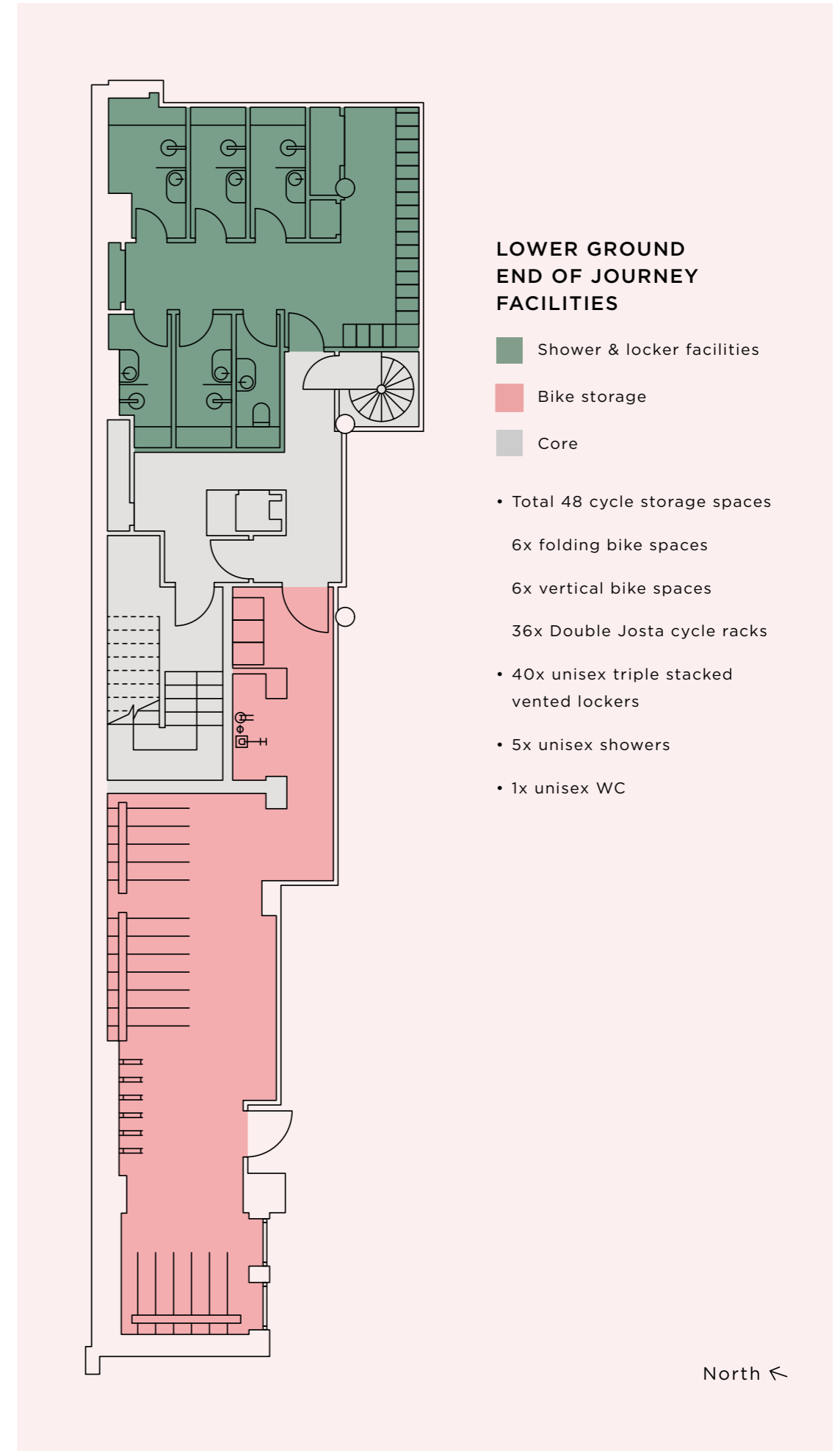
Shower and locker facilities CGI



CGI

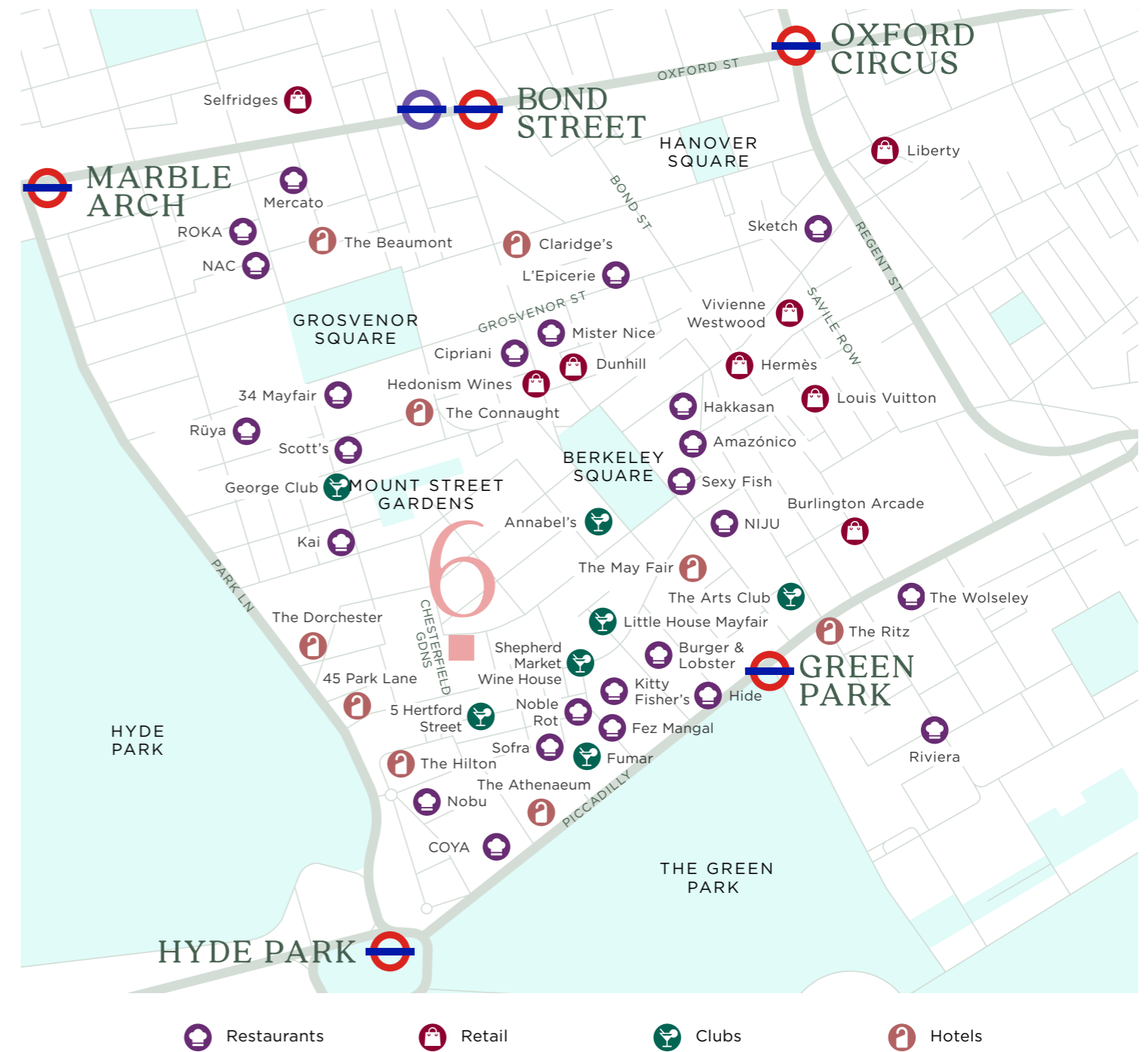


Bike storage CGI



LUXURIOUS MAYFAIR

Chesterfield Gardens is one of Mayfair's best kept secrets; a quiet, secluded enclave in luxurious surroundings, with No.6 at its heart. It is one of the most exclusive office locations in the world, an area renowned for character and prestige.



SPECIFICATION

OFFICE FEATURES

Modern ground floor reception with 24hr coverage
Metal modern suspended ceilings with architectural features
VRF air conditioning system (dedicated to floor)
LED lighting with dimmable control
Fully refurbished 6 WCs + 1 Accessible WC

WELLNESS FEATURES

Biophilia:
Terrace on the 4th floors with a mix of soft and hard landscaping to improve wellness and well-being

Promoting Active Lifestyles:
End-of-trip facilities to encourage cycling to work
Separate cycle entrance

SUSTAINABILITY

EPC - B

EXTERNAL AREAS

External roof terrace on level 4

END OF JOURNEY

Cycle store: Total 48 spaces
Cycle Storage: Folding bikes (6 units)
Vertical Bike Storage: 6 spaces
Double Josta cycle racks: 36 spaces
Unisex lockers: 40 units (triple stacked vented)
Drying room area
Towel station
Cycle Maintenance Stand
5 Unisex Showers
1 Unisex WC

TECHNICAL SPECIFICATION

150mm raised floor with approximately 110mm void
(variable across site)
69kVA incoming electrical supply
Occupational density - 1 per 10m²
3 x Lifts (13 person/1000kg): 1 per 10m²
Toilets: 1 per 10m²
Floor to ceiling height: 2650mm



6 CHESTERFIELD GARDENS

MAYFAIR W1

BDG Sparkes Porter

allsop

CUSHMAN & WAKEFIELD

GREG PORTER

07973 504 356

gregory.porter@bdgsp.co.uk

HARRY THEAKSTON

07500 847 045

harry.theakston@allsop.co.uk

HECTOR MACNEAL

07885 201 163

hector.macneal@cushwake.com

ROSS BLANCHFLOWER

07734 365 141

ross.blanchflower@bdgsp.co.uk

RICHARD TOWNSEND

07787 153 408

richard.townsend@allsop.co.uk

JAMES CAMPBELL

07738 737 366

james.campbell@cushwake.com

Misrepresentation Act: 1. Allsop LLP, BDG Sparkes Porter and Cushman & Wakefield on its own behalf and on behalf of the vendor/lessor of this property whose agent Allsop LLP, BDG Sparkes Porter and Cushman & Wakefield is, gives 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 representations of fact; and (c) the vendor/lessor does not make or give, and neither Allsop LLP, BDG Sparkes Porter and Cushman & Wakefield 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.

Allsop is the trading name of Allsop LLP. March 2025.