



# FULLY FITTED RESTAURANT UNIT

TO LET | VICTORIA HOUSE, HOLBORN, LONDON

VICTORIA HOUSE  
LONDON



# Victoria House

Victoria House will be home to leading Life Sciences organisations, from early-stage to growth and multinational pharmaceutical companies providing 300,000 sq ft for occupation in 2024

## Location

The unit is situated Vernon Place, adjacent to Bloomsbury Square Garden A short walk from Holborn Tube Station (Central Line) Forms part of a neoclassical Grade II Listed building Nearby occupiers include Double Tree by Hilton, Mercure Hotels, Sainsbury's and KFC





**Restaurant  
to Let**

**UNIT 10**

Fully Fitted

\*Note extraction is not available

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**Ground Floor**

1,583 sq ft  
/ 147 sq m

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**First Floor**

695 sq ft  
/ 64.5 sq m

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**Total**

2,278 sq ft  
/ 211 sq m



## To Let

The premises are available by way of a new FRI lease for a term to be agreed.

## Rent

On application

## Rateable Value

Interested parties are advised to make their own enquiries with the Local Authority

## Service Charge

Unit 10 - £18,216 pa approx.

## EPC

Available upon request



### **The Terrace (CGI)**

On the 8th floor, there is a terrace which will offer spectacular views of London's famous skyline, overlooking Bloomsbury Square

### **Victoria House**

Situated between world-renowned institutions - UCL, Great Ormond Street Hospital, Wellcome, the Crick, Google and MSD, with hotels such as The Rosewood, The Hoxton, Kimpton Fitzroy and The Bloomsbury Hotel



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## Contact

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