



Retail

✱ Outstanding new retail, restaurant
and leisure opportunities at
London's newest destination

HUB **VICTORIA**



Indicative view of the new landscaped colonnade and abundant retail, restaurant and leisure opportunities



123

Indicative view of one of the new retail, restaurant and leisure units at Hub Victoria



On Your Doorstep

*FOOD & DRINK

- | | | |
|--------------------------------|---------------------------|------------------------|
| 01. About Thyme | 12. La Poule au Pot | 23. Rosa's Thai Café |
| 02. Atis | 13. Lorne | 24. Santini |
| 03. Bleecker Burger | 14. Market Halls Victoria | 25. Sticks 'n' Sushi |
| 04. Boisdale of Belgravia | 15. Neat Burger | 26. Timmy Green |
| 05. Artist Residence Clubhouse | 16. Nova Food | 27. Tozi |
| 06. Chestnut Bakery | 17. No 11 Pimlico Road | 28. Wild by Tart |
| 07. Gail's | 18. Ole & Steen | 29. A Wong |
| 08. Greenwood | 19. Olivocarne | 30. Pullbrook & Gould |
| 09. The Hummingbird Bakery | 20. Peggy Porschen Cakes | 31. Black Sheep Coffee |
| 10. Hunan | 21. Pizza Pilgrims | |
| 11. Jones Family Kitchen | 22. The Pimlico Grid | |

*RETAILERS

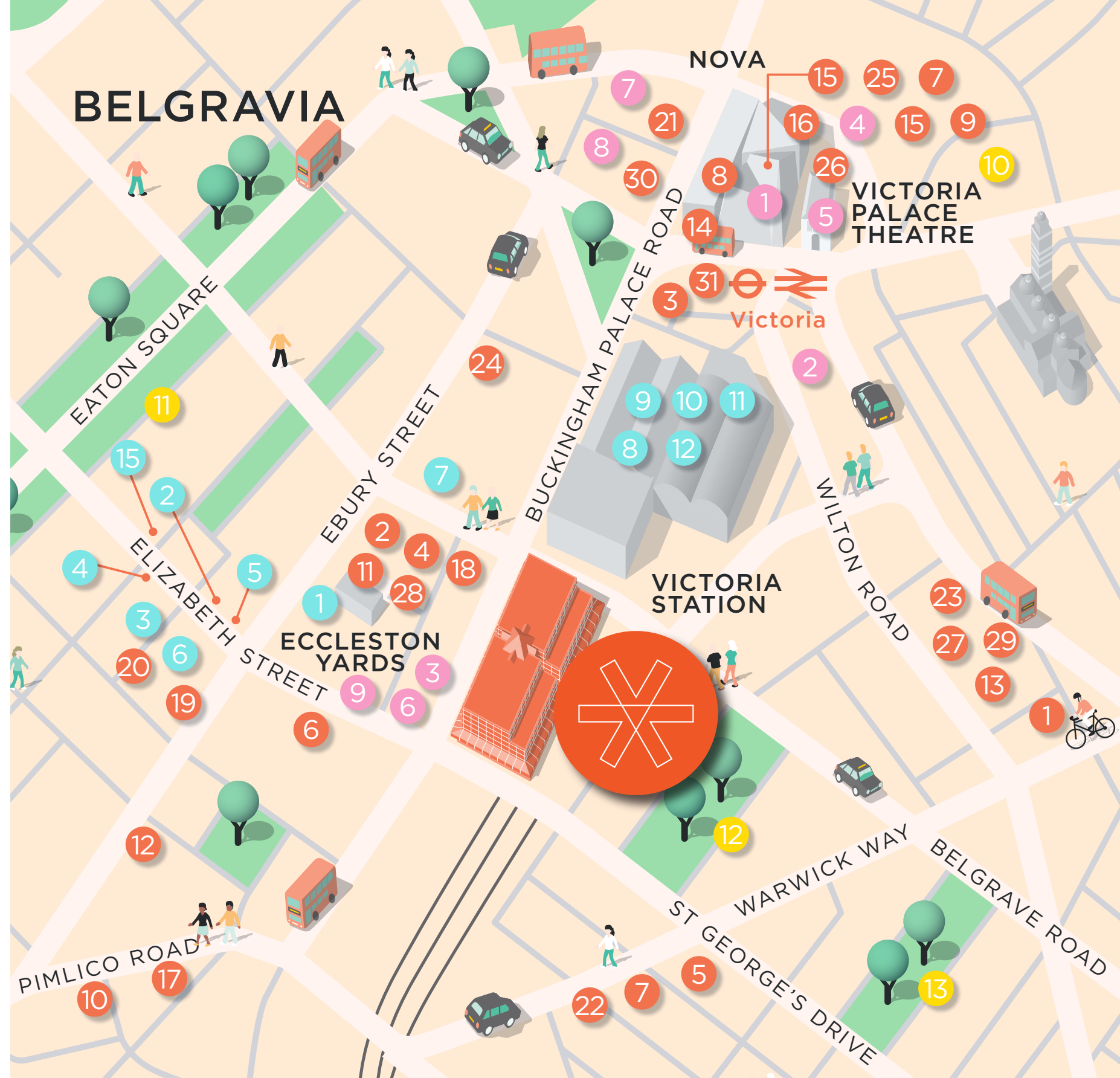
- | | |
|------------------------|-------------------------|
| 01. Bayley & Sage | 09. Holland and Barrett |
| 02. Les Senteurs | 10. Marks & Spencer |
| 03. Jo Loves | 11. Scribbler |
| 04. ME+EM | 12. Sainsbury's |
| 05. Papouelli | 13. Cubbitts |
| 06. Potterton Books | |
| 07. Run and Become | |
| 08. Mountain Warehouse | |

*LEISURE

- 01. 1Rebel
- 02. Apollo Victoria Theatre
- 03. Barry's
- 04. H2 Club
- 05. Victoria Palace Theatre
- 06. Light Centre Belgravia
- 07. Nailuxury
- 08. Otherworld VR
- 09. Re:Mind Meditation

*GREEN SPACES

- 10. Cardinal Place Roof Garden
- 11. Eaton Square Gardens
- 12. Eccleston Square
- 13. Warwick Square





3 theatres,
57 shops,
3 parks,
2 major art
galleries



Within a 10 minute walk...
129 restaurants,
51 pubs and bars

- KEY**
- 01. Market Halls
 - 02. The Thomas Cubbitt
 - 03. Peggy Porschen
 - 04. Barry's Bootcamp
 - 05. Eccleston Yards
 - 06. No 11 Pimlico
 - 07. Cambridge Street Kitchen
 - 08. Victoria Palace Theatre

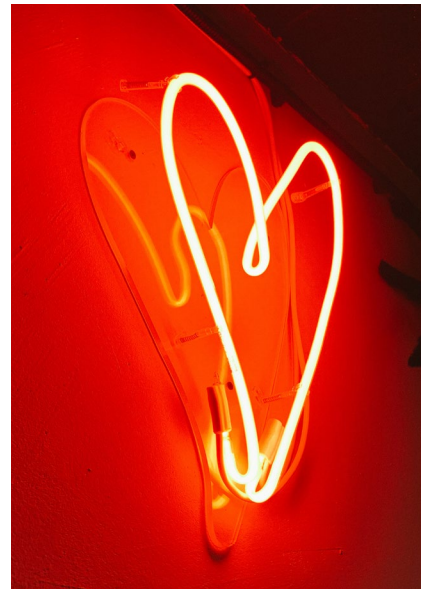




Site Plan

-  Retail, Restaurant & Leisure
-  Reception Area
-  Public Realm
-  Office Environment





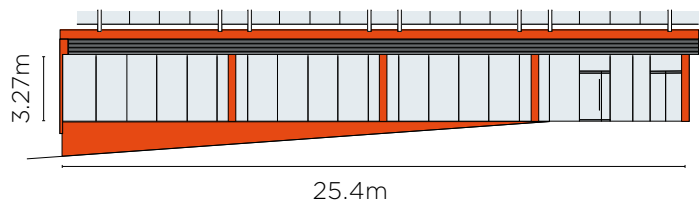


Unit 1

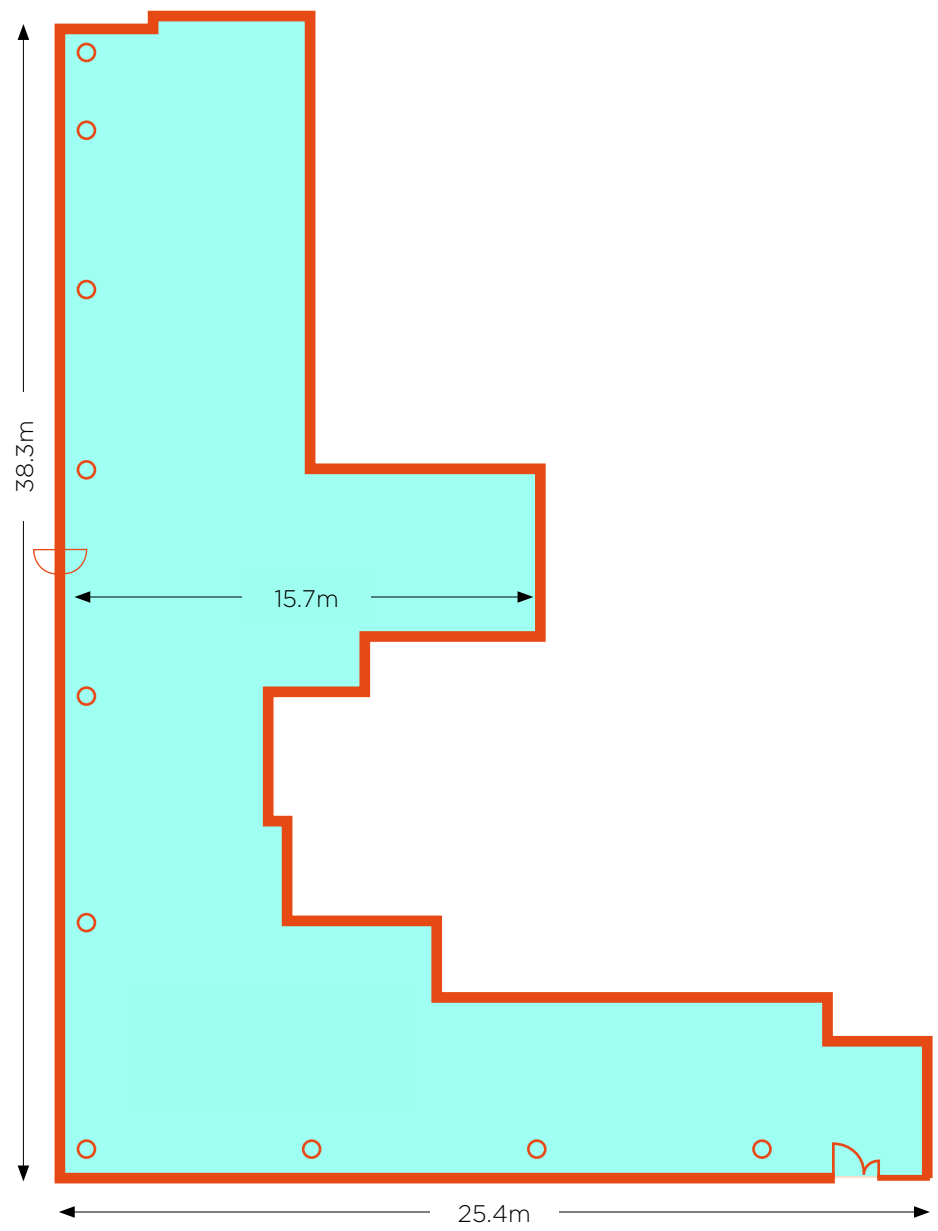
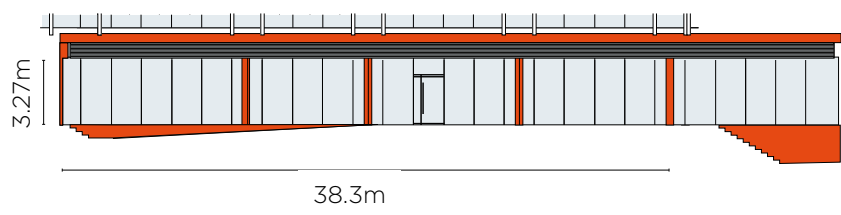
Under Offer

*467 sq m / 5,026 sq ft

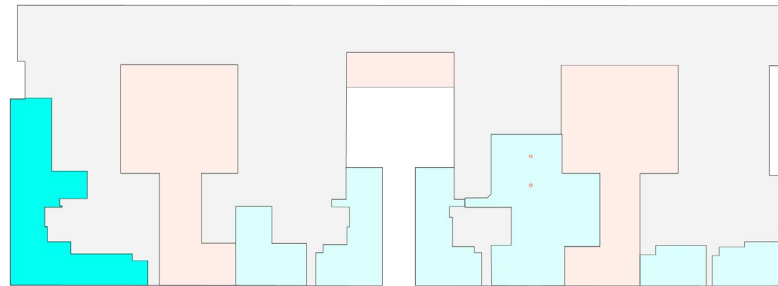
Buckingham Palace Elevation - Unit 1



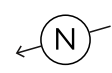
Ecclestone Bridge Elevation - Unit 1



UNIT NUMBER	The HUB Unit 1
PERMITTED USE:	A1/A3/A4 (Class E)
AREA (NIA):	467 sq m
FLOOR FINISH:	115mm Finishes zone above concrete slab
FLOOR TO CEILING:	Minimum 3100mm
CEILING FINISH:	Exposed services
SHOP FRONT:	Laminated low iron glazing
WATER SUPPLY:	32mm supply
GAS SUPPLY:	65mm supply available
ELECTRICITY SUPPLY:	300A TP&N
EXTRACTION:	Capacity for duct 600x600mm
HEATING/HOT WATER:	Managed by tenant
COOLING:	Managed by tenant
DRAIN CONNECTIONS:	Pumped drainage by tenant



Buckingham Palace Road



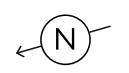
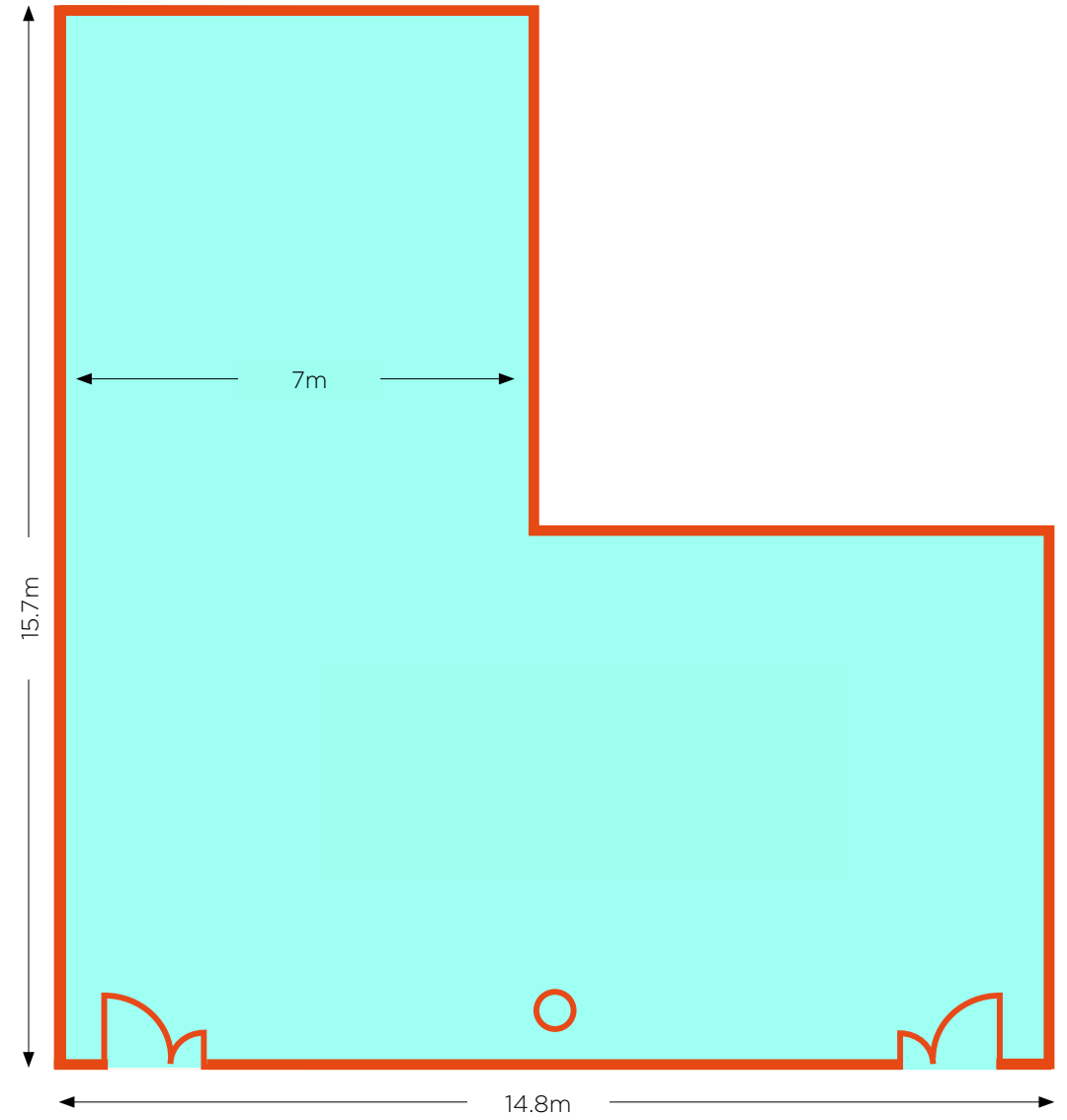
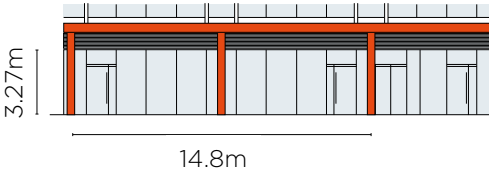


Unit 2

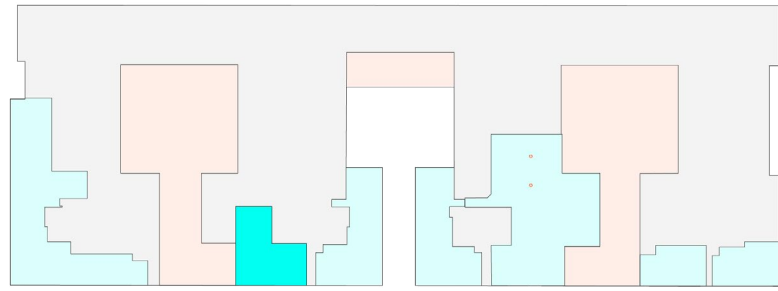
Under Offer

*173 sq m / 1,862 sq ft

Buckingham Palace Elevation - Unit 2-3



UNIT NUMBER	The HUB Unit 2
PERMITTED USE:	A1/A3/A4 (Class E)
AREA (NIA):	173 sq m
FLOOR FINISH:	115mm Finishes zone above concrete slab
FLOOR TO CEILING:	Minimum 3100mm
CEILING FINISH:	Exposed services
SHOP FRONT:	Laminated low iron glazing
WATER SUPPLY:	28mm supply
GAS SUPPLY:	Not available
ELECTRICITY SUPPLY:	100A TP&N
HEATING/HOT WATER:	Managed by tenant
COOLING:	Managed by tenant
DRAIN CONNECTIONS:	Pumped drainage by tenant



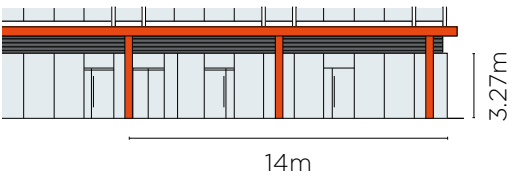
Buckingham Palace Road



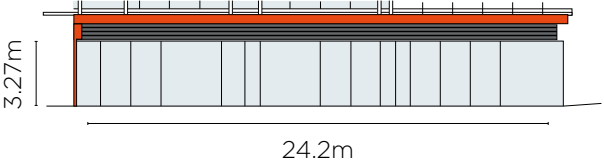
Unit 3

*232 sq m / 2,497 sq ft

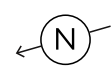
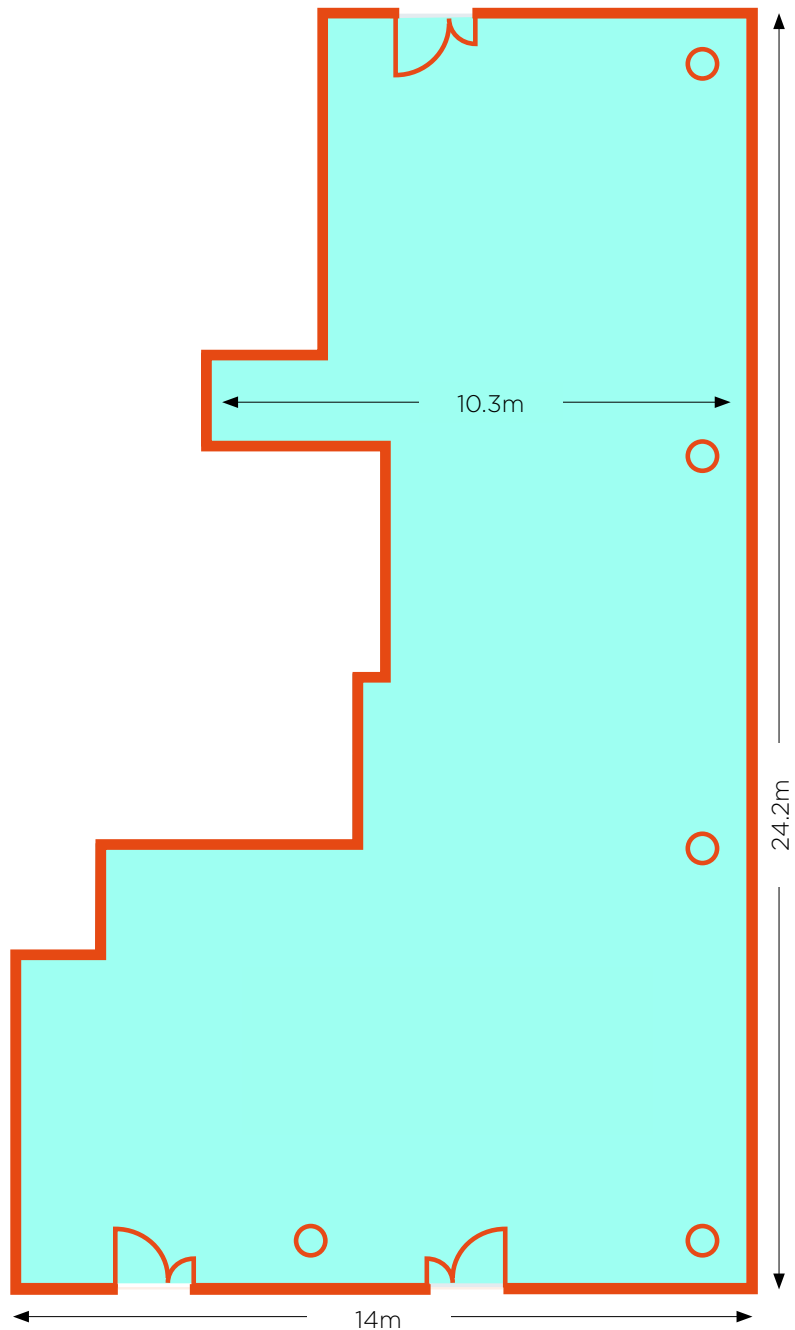
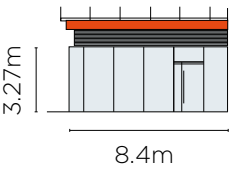
Buckingham Palace Elevation – Unit 2-3



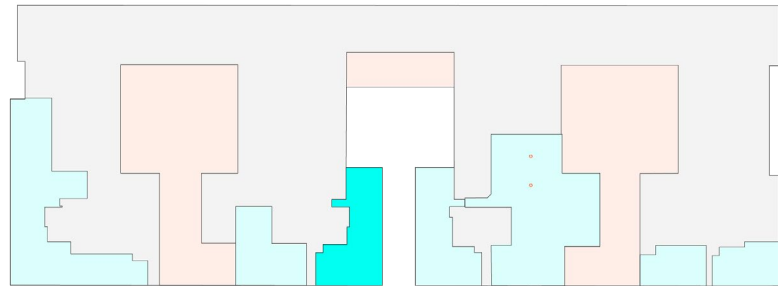
Central Square Elevation – Unit 03



Central Square Elevation – Unit 03



UNIT NUMBER	The HUB Unit 3
PERMITTED USE:	A1/A3/A4 (Class E)
AREA (NIA):	232 sq m
FLOOR FINISH:	115mm Finishes zone above concrete slab
FLOOR TO CEILING:	Minimum 3100mm
CEILING FINISH:	Exposed services
SHOP FRONT:	Laminated low iron glazing
WATER SUPPLY:	32mm supply
GAS SUPPLY:	65mm supply available
ELECTRICITY SUPPLY:	200A TP&N
EXTRACTION:	Capacity for duct 600x600mm
HEATING/HOT WATER:	Managed by tenant
COOLING:	Managed by tenant
DRAIN CONNECTIONS:	Pumped drainage by tenant



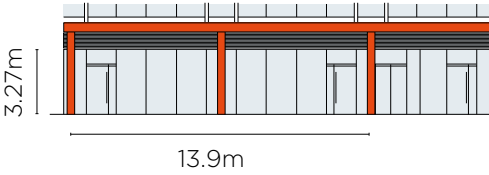
Buckingham Palace Road



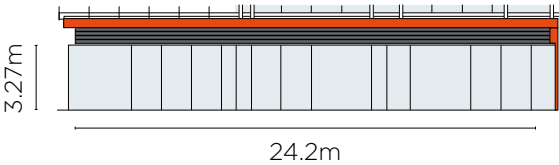
Unit 4

*232 sq m / 2,497 sq ft

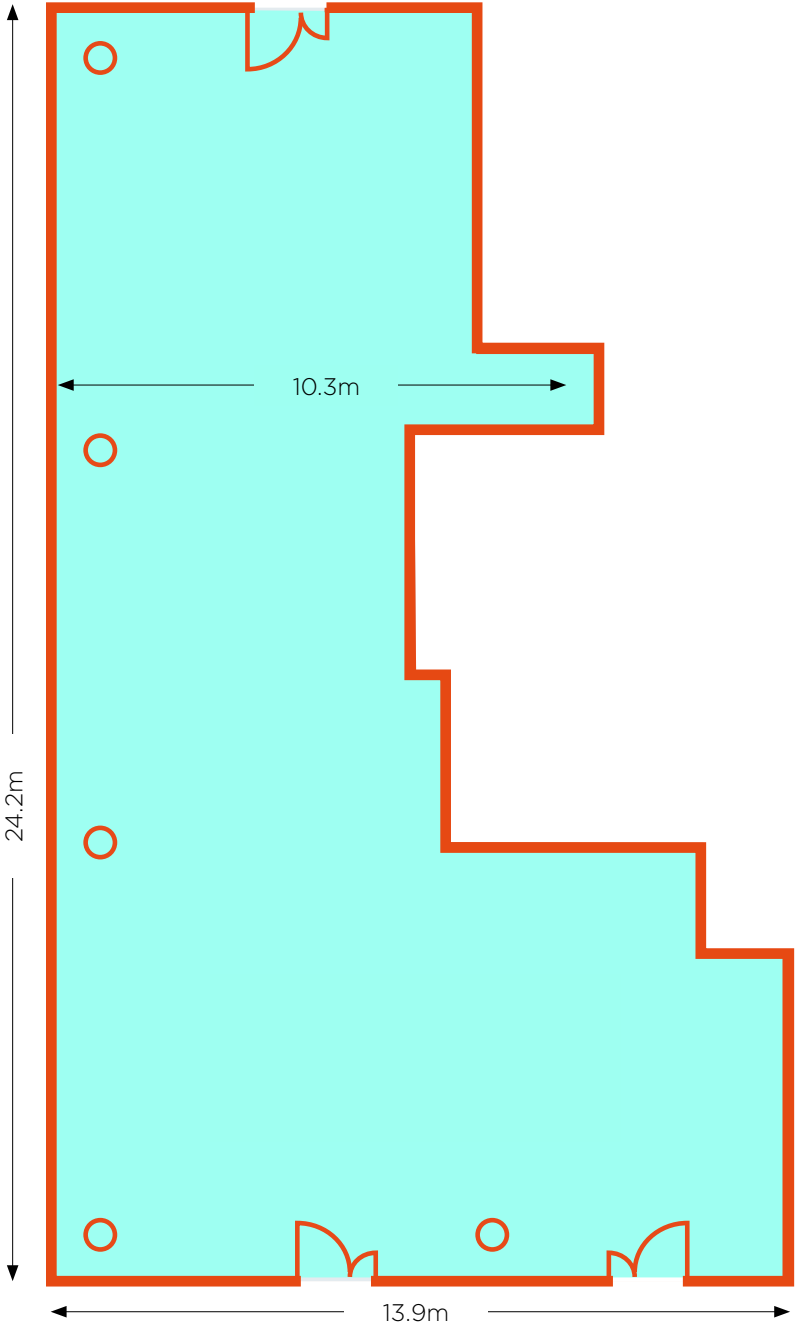
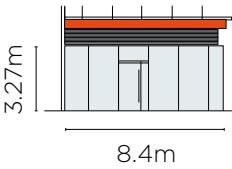
Buckingham Palace Road - Unit 4-5



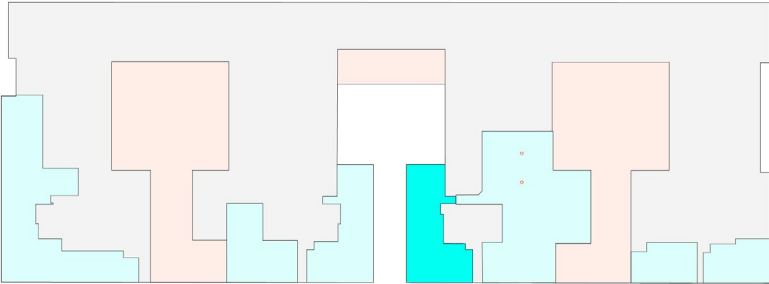
Central Square Elevation - Unit 4



Central Square Elevation - Unit 4



UNIT NUMBER	The HUB Unit 4
PERMITTED USE:	A1/A3/A4 (Class E)
AREA (NIA):	232 sq m
FLOOR FINISH:	115mm Finishes zone above concrete slab
FLOOR TO CEILING:	Minimum 3100mm
CEILING FINISH:	Exposed services
SHOP FRONT:	Laminated low iron glazing
WATER SUPPLY:	28mm supply
GAS SUPPLY:	Not available
ELECTRICITY SUPPLY:	200A TP&N
HEATING/HOT WATER:	Managed by tenant
COOLING:	Managed by tenant
DRAIN CONNECTIONS:	Pumped drainage by tenant



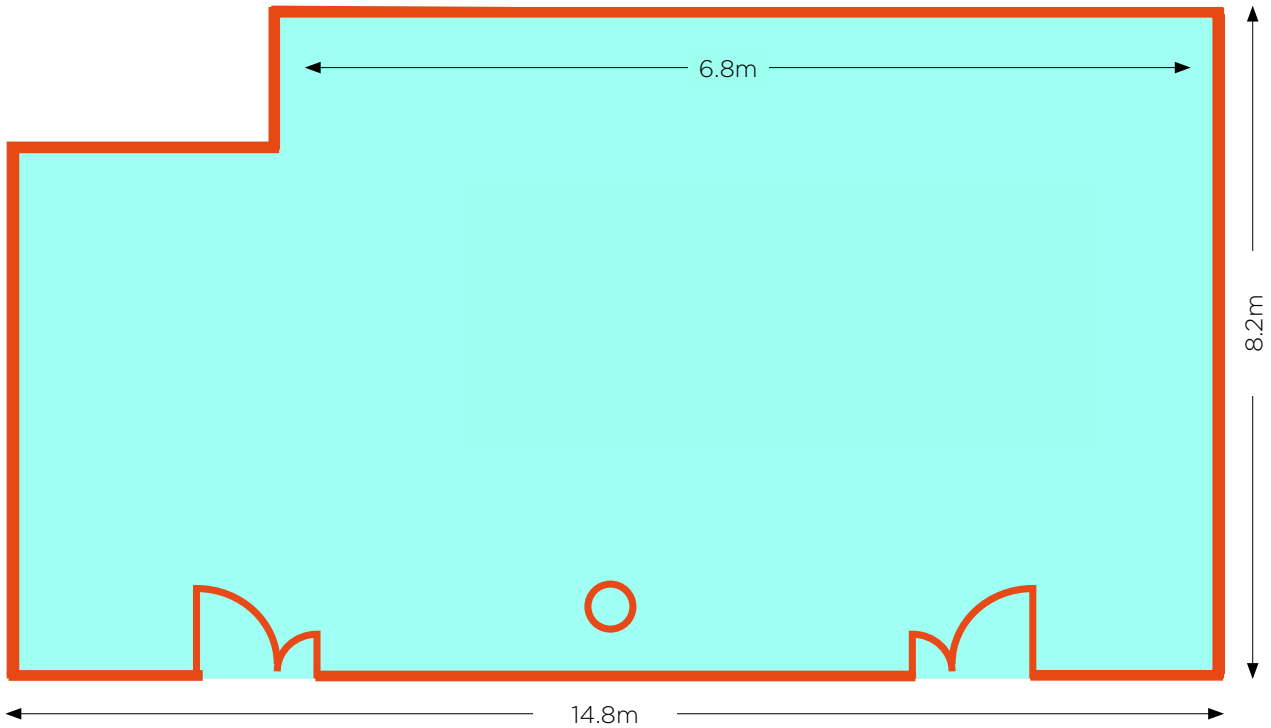
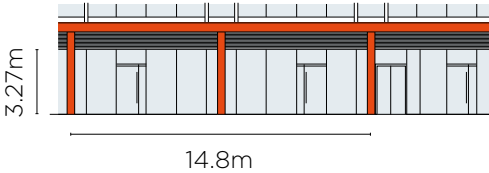
Buckingham Palace Road



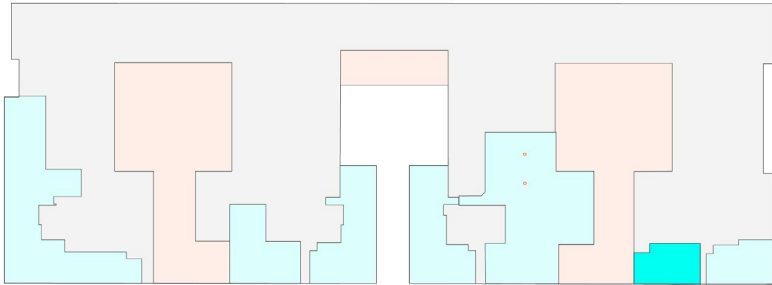
Unit 6

*115 sq m / 1,238 sq ft

Buckingham Palace Road - Unit 6-7



UNIT NUMBER	The HUB Unit 6
PERMITTED USE:	A1/A3/A4 (Class E)
AREA (NIA):	115 sq m
FLOOR FINISH:	115mm Finishes zone above concrete slab
FLOOR TO CEILING:	Minimum 3100mm
CEILING FINISH:	Exposed services
SHOP FRONT:	Laminated low iron glazing
WATER SUPPLY:	28mm supply
GAS SUPPLY:	Not available
ELECTRICITY SUPPLY:	100A TP&N
HEATING/HOT WATER:	Managed by tenant
COOLING:	Managed by tenant
DRAIN CONNECTIONS:	Pumped drainage by tenant



Buckingham Palace Road





123

SKYHUB

GYM HUB
London

Indicative view of the new retail, restaurant and leisure at Hub Victoria



Indicative view of the new retail, restaurant and leisure at Hub Victoria

retail, restaurant, and leisure leasing enquiries



SUSIE BUSS

+44 (0)7807 079 971
susie.buss@jll.com

DAVID CARLSSON

+44 (0)7904 949 275
david.carlsson@jll.com



DAVID BANNISTER

+44 (0)7974 756 759
david.bannister@savills.com

ALEX HUGHES

+44 (0)7495 755 578
alexander.hughes@savills.com

Misrepresentation Act 1967 and Property Misdescriptions Act 1991 Nash Bond & JLL and their clients give notice that: i) These particulars do not form part of any offer or contract and must not be relied upon as statement or representation of fact. ii) No person in the employment of the agents has any authority to make or give any representation or warranty whatsoever in relation to this property. iii) Floor areas, measurements or distances given are approximate. Unless otherwise stated, any rents, or outgoings quoted are exclusive of VAT. iv) Any descriptions given of the property cannot be taken to imply, it is in good repair, has all necessary consents, is free of contamination, or that the services and facilities are in working order. Interested parties are advised to carry out their own investigations as required. June 2024.

HUBVICTORIA