



[gpe.co.uk/portfolio/166-piccadilly](https://gpe.co.uk/portfolio/166-piccadilly)

# 166 Piccadilly

A WORKPLACE COMBINING PERIOD ELEGANCE AND CUTTING-EDGE STYLE

166 Piccadilly,  
St James's, W1J 9EN



# Contents

**03** What's in your building



**04** Why us



**06** Availability schedule



**07** Floorplan



**11** Location



**16** Get in touch



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166 Piccadilly





# A statement workspace in an iconic part of town

Nestled in the heart of prestigious St James's - an area once home to princes and courtiers - 166 Piccadilly offers the perfect combination of period elegance and cutting-edge style.



## 24 hour access and security

When business never stops, come and go as you please.



## A warm welcome

Receptionist to welcome you and your visitors.



## Ultra fast wifi

Wi-Fi 6 ready for ultra-fast connectivity.



## Private networks

For each workspace with managed switches, firewalls and flood wired CAT 6 cabling.



Your own breakout area



Your own meeting room



Your own kitchen



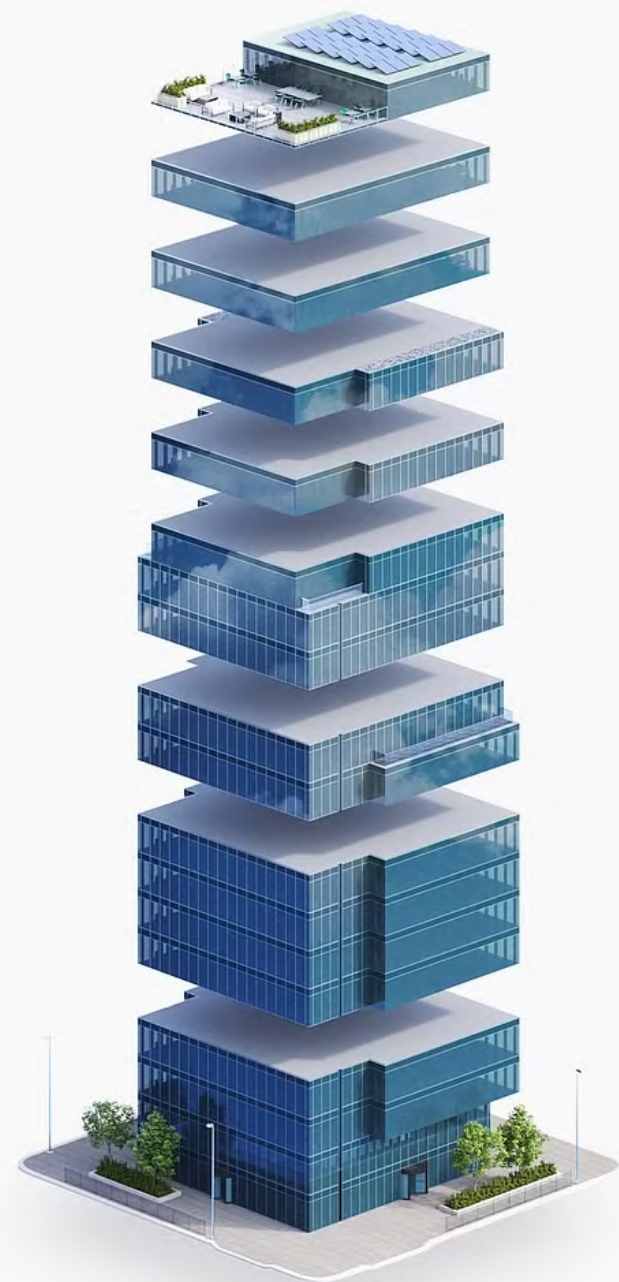
Your own desk space



What's in your building



# It's all included in one bill, no hidden extras



- Events, Food and Beverages
- Security
- IT Connectivity and Support
- Utilities
- Cleaning and Maintenance
- Fully Furnished Workspace
- Building Service Charge
- Business Rates
- Rent

## 6 reasons to choose GPE Fully Managed



### 1 – Fully managed and fully yours

Say hello to a furnished workspace that's exclusively yours. Our Fully Managed service is a truly hassle-free experience.

[How we make it hassle-free](#)



### 2 – All-in-one bill with no hidden extras

Say goodbye to multiple bills. Each month you'll receive one all-inclusive bill from us, and, your bill remains fixed for your contract period.

[See what's included](#)



### 3 – Relax, you're in safe hands

We've been doing this for a long time. Our in-house experts curate the perfect experience, so you can enjoy market-leading workspaces. We own and manage our buildings, so you'll always deal directly with us.

[Learn more about us](#)



### 4 – Plug in and go – your tech's all sorted

You get safe, secure and ultra-fast wireless connectivity so you can work seamlessly from day one, with IT help on-hand. Everyone gets access to sesame™, your award-winning workspace app.

[Head over to the tech](#)



### 5 – Working towards a better world

As an environmentally-conscious company, we prioritise sustainability and refuse to engage in greenwashing. We're working towards being a net zero carbon business by 2030.

[How we're reducing our impact](#)



### 6 – Exceptional service as standard

Your people are our priority. It's why we've developed our customer promise – the values by which we operate – so we can deliver you a great experience.














# Availability schedule

Let's get down to the details...

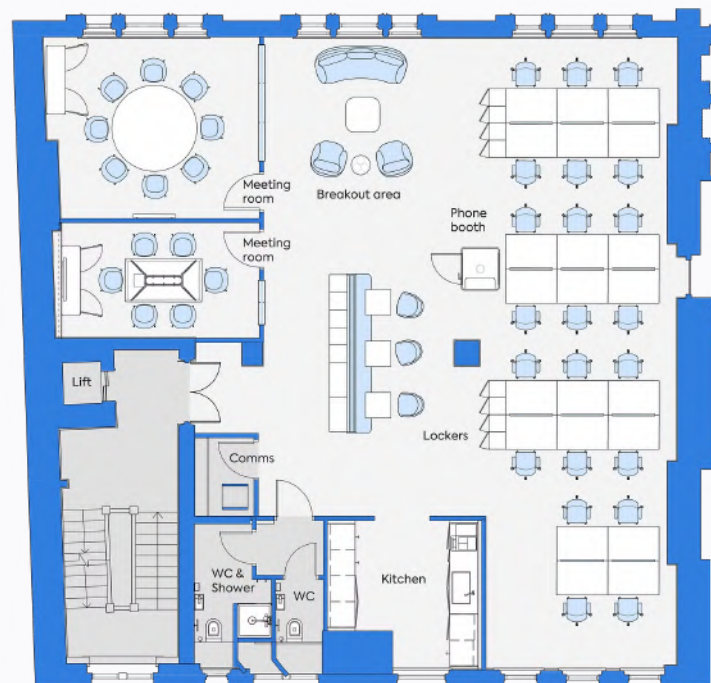
The details

Floor	Configuration	Max occupancy	Sq ft	Floorplan	Key features	Availability
7th	10 desks + 4 person meeting room	12	958		Meeting rooms looking up Old Bond Street	<input type="radio"/> Currently Let
6th	14 desks, 2 meeting rooms + 1 private office	23	1,576		Spacious private office and separate kitchen	<input checked="" type="radio"/> Available May 2024
5th	Currently let	-	1,763		-	<input type="radio"/> Currently Let
4th	22 desks + 2 meeting rooms	27	1,903		Multiple meeting rooms and separate kitchen	<input checked="" type="radio"/> Recently let
3rd	Currently let	-	1,922		-	<input type="radio"/> Currently Let
2nd	22 desks + 2 meeting rooms	27	1,940		Meeting room views looking up Old Bond Street	<input checked="" type="radio"/> Recently let
1st	22 desks + 8 person meeting room	27	1,950		Meeting rooms looking up Old Bond Street	<input type="radio"/> Currently Let

# Floorplan

## 4th Floor, 166 Piccadilly

-  St. James's
-  1,903 sq ft
-  27 maximum occupancy
-  22 current desks
-  2 meeting rooms
-  Breakout area
-  Phone booth
-  Kitchen
-  Coffee machine



[Contents](#)

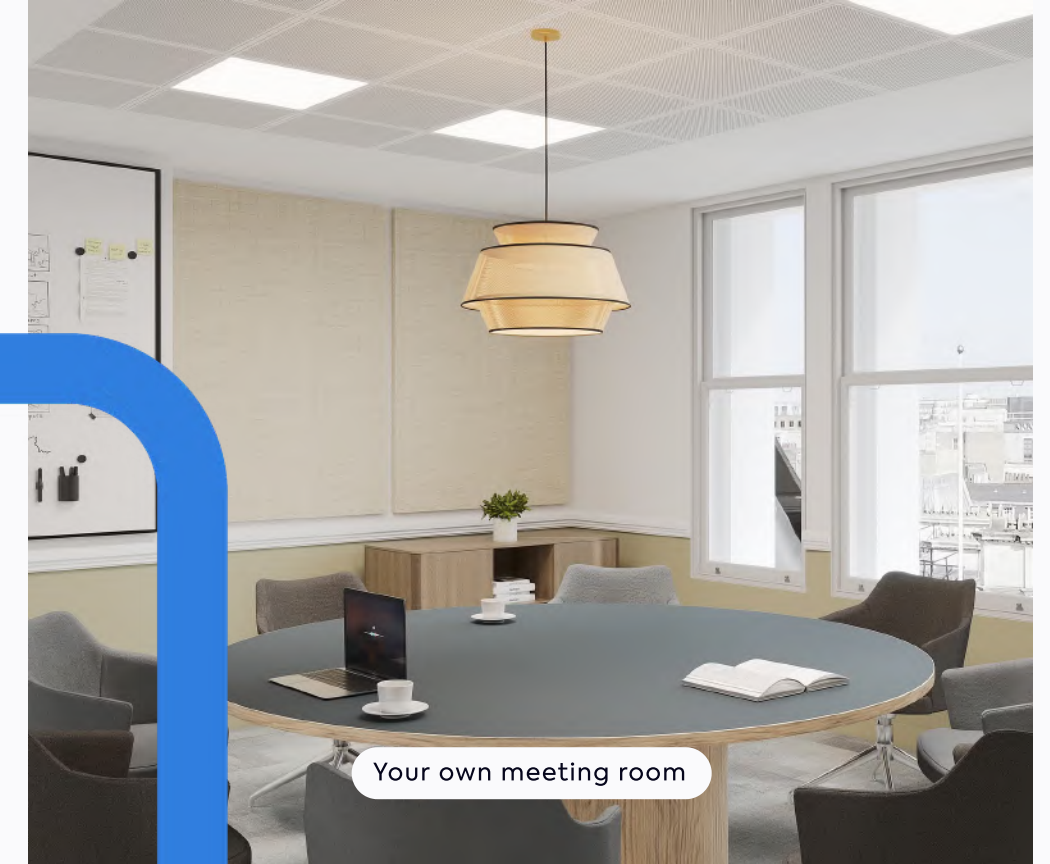
166 Piccadilly

[View/download 2D floorplan](#)

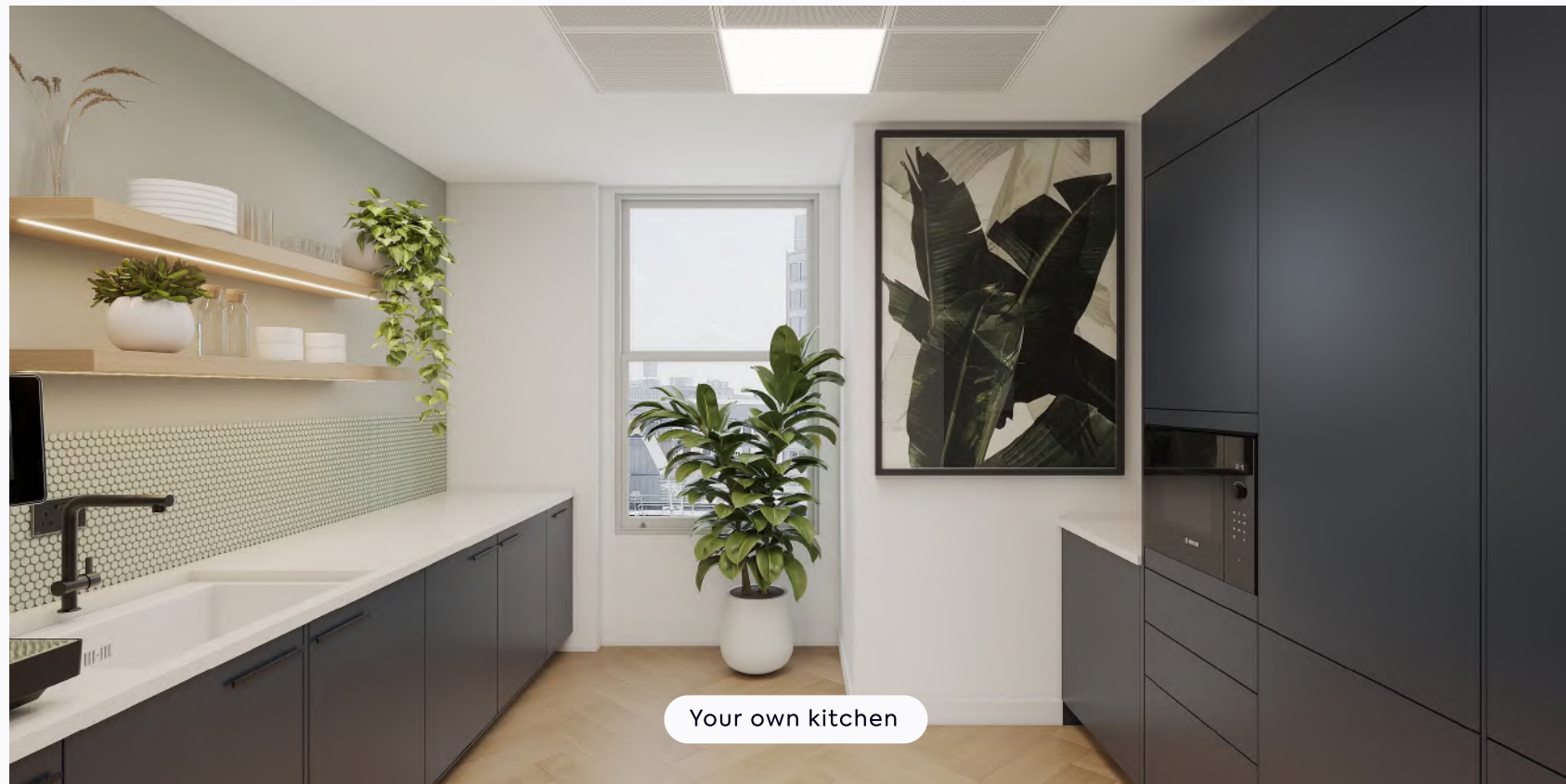
\*This floorplans colour scheme and furnishings are for illustrative purposes only.



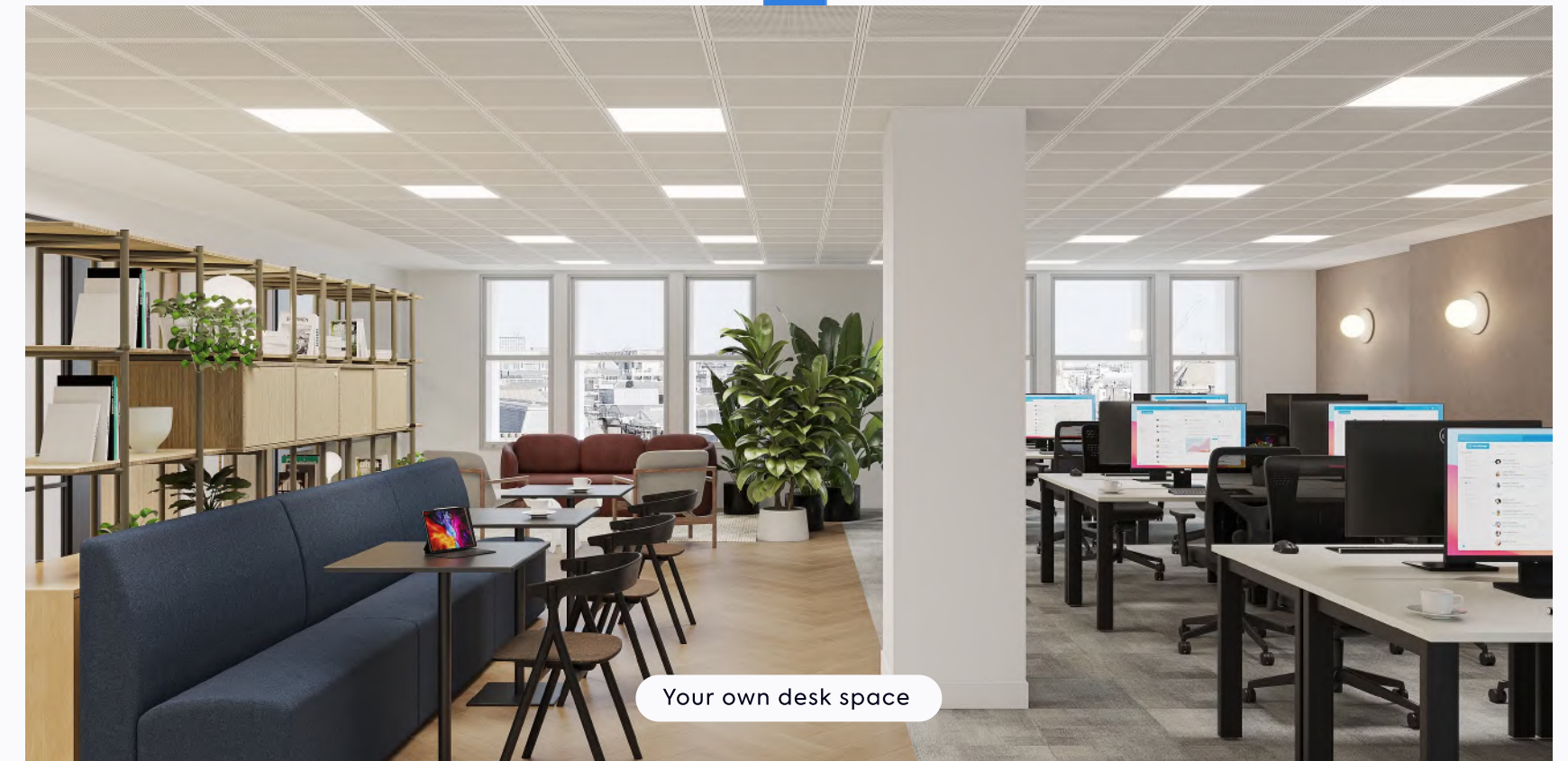
# 4th Floor



Your own meeting room



Your own kitchen





Your own desk space



# Floorplan

## 6th Floor, 166 Piccadilly

-  St. James's
-  1,576 sq ft
-  23 maximum occupancy
-  14 current desks
-  2 meeting rooms
-  Private office
-  Phone booth
-  Kitchen
-  Coffee machine



[Contents](#)

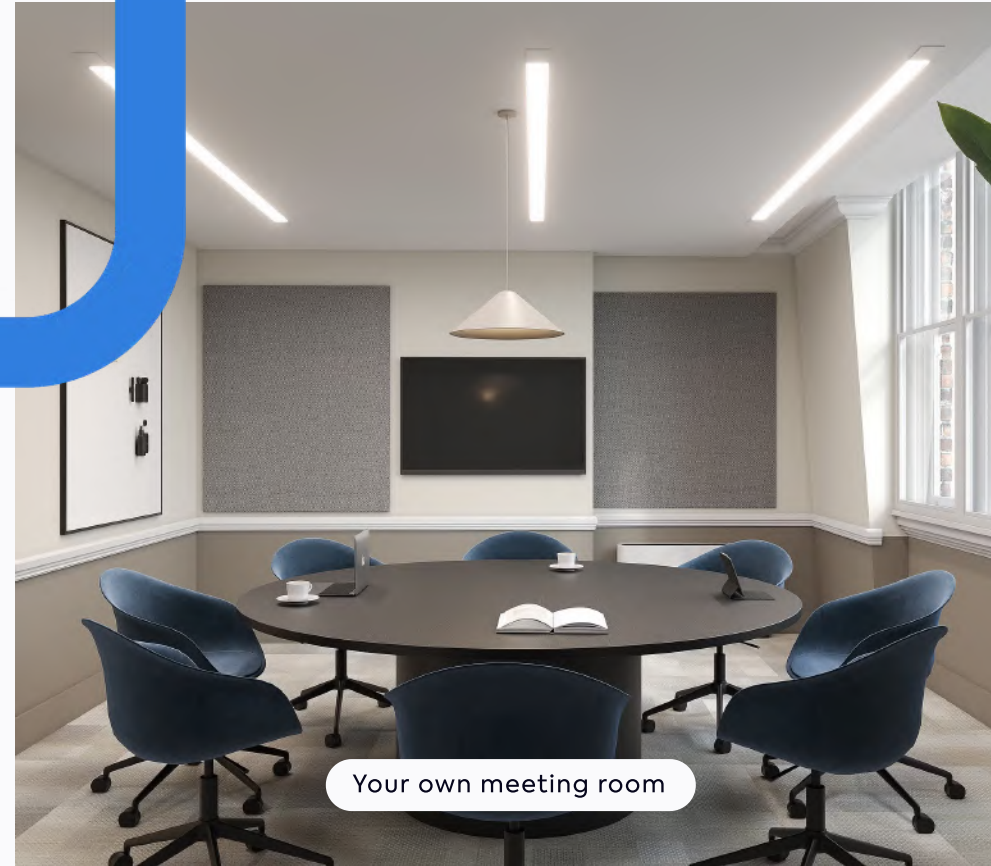
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[View/download 2D floorplan](#)

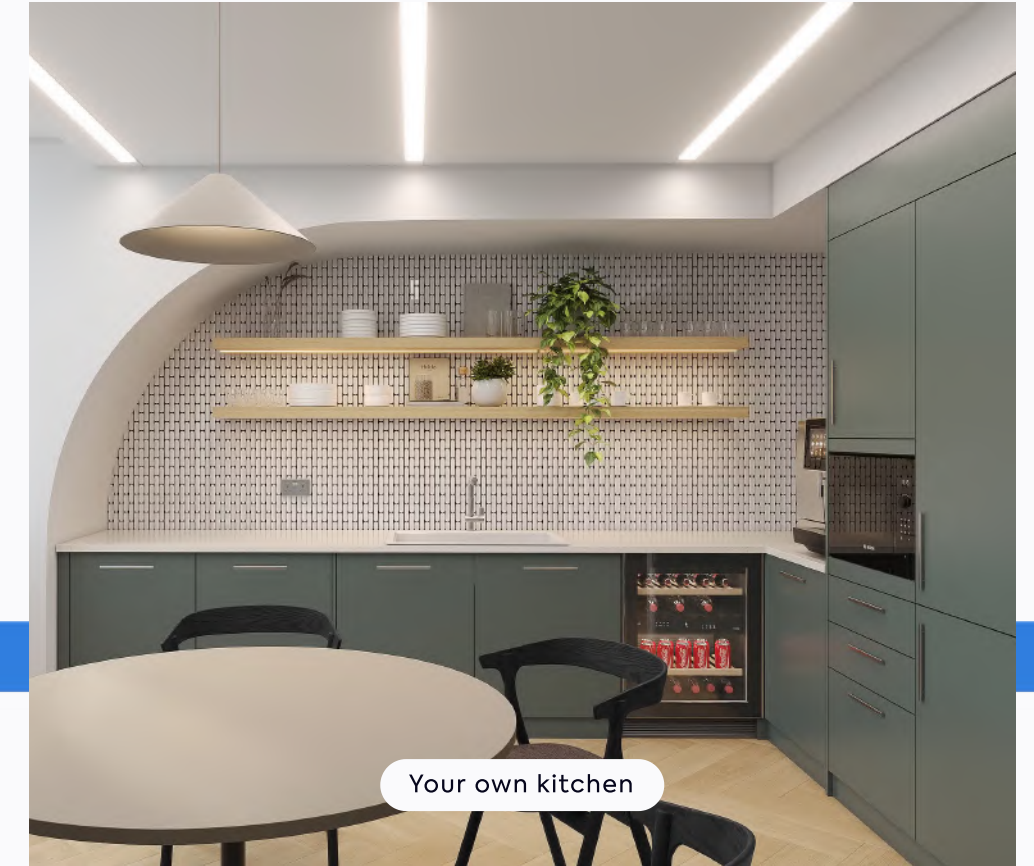
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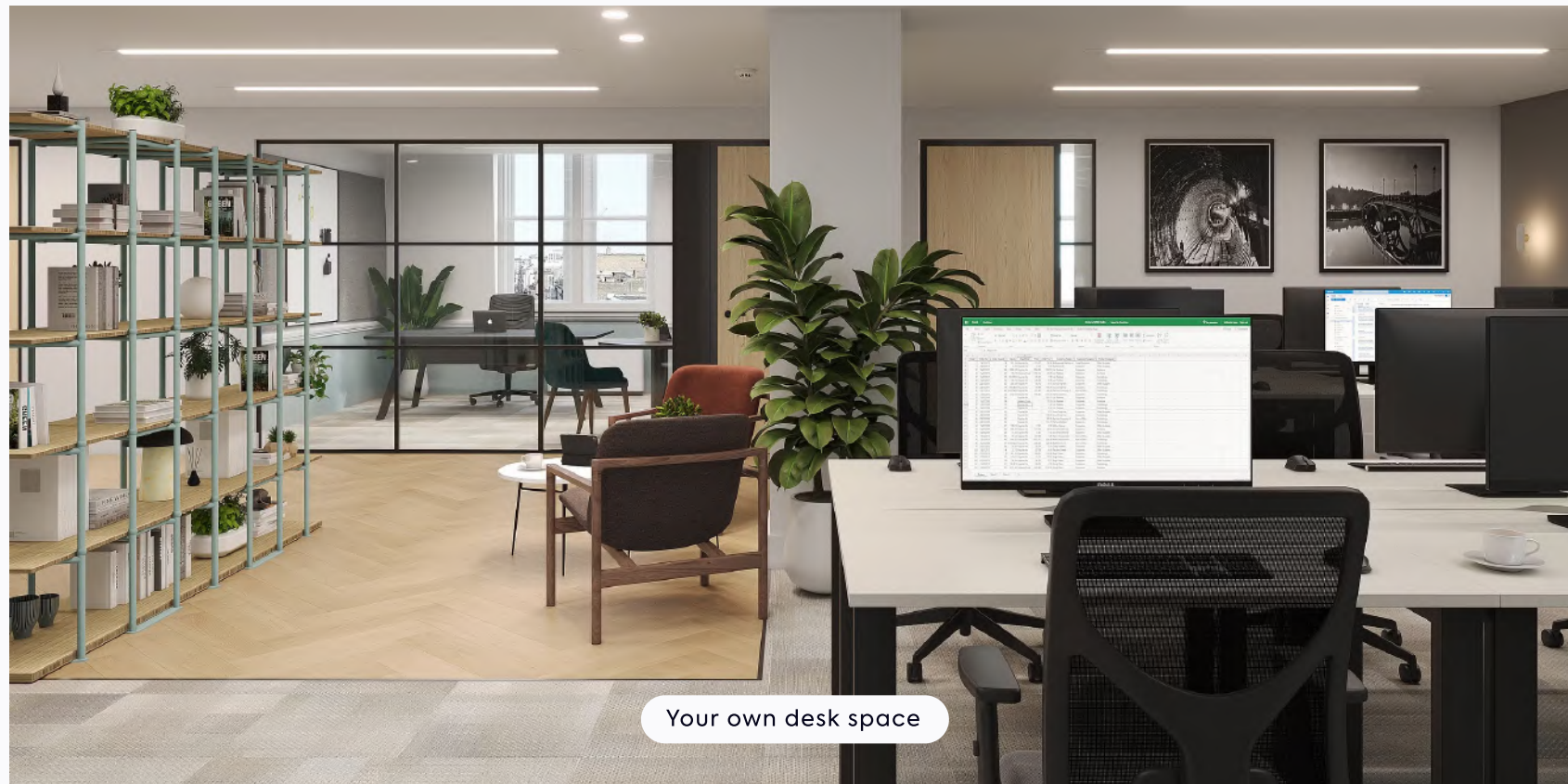
# 6th Floor



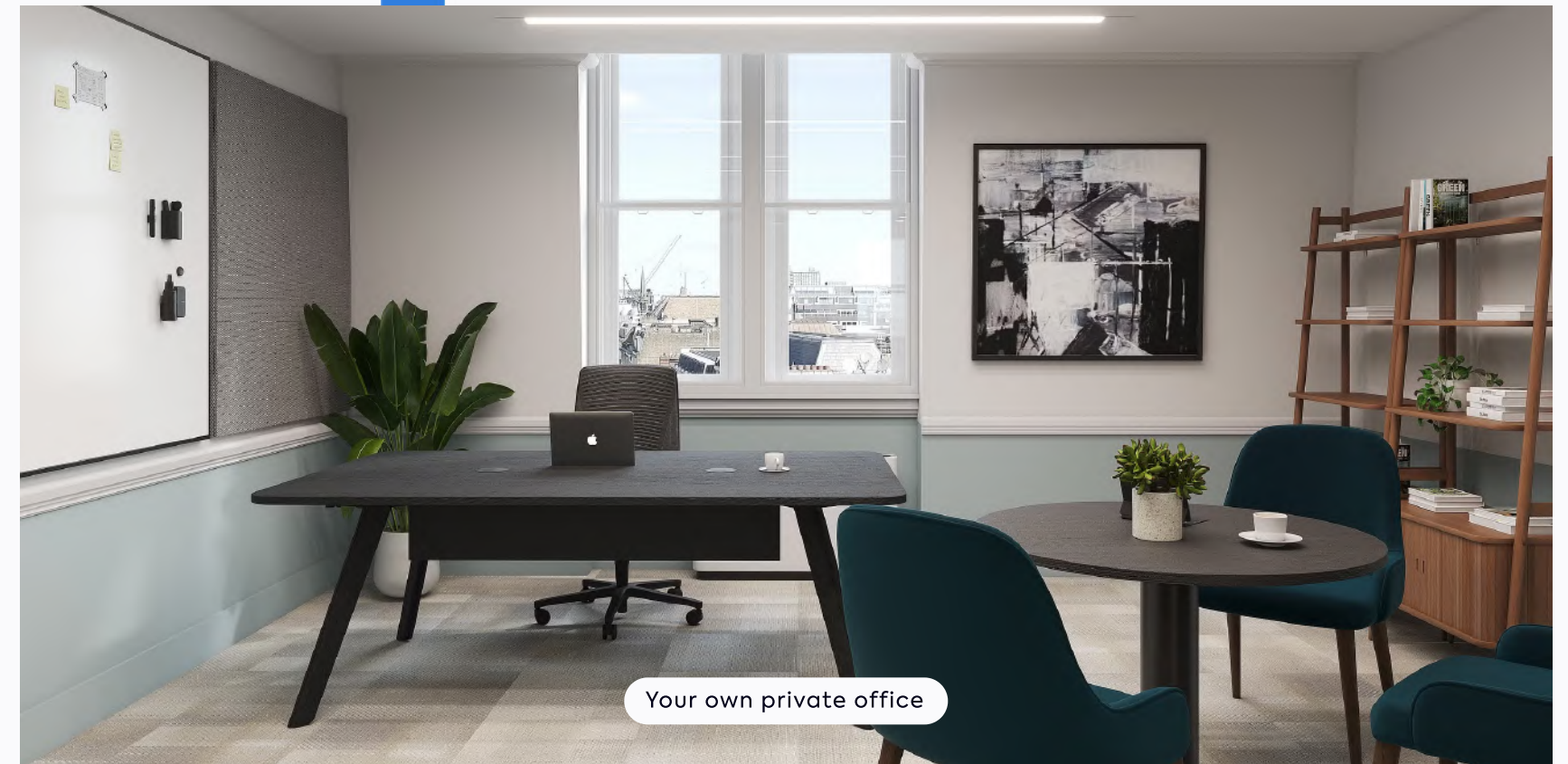
Your own meeting room



Your own kitchen



Your own desk space



Your own private office











# Tried and tasted

Within

# 10

minutes



## Highlights

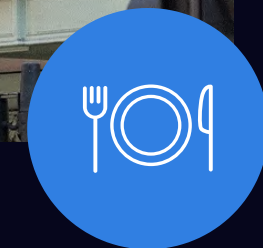
- 1 Le Deli Robuchon
- 2 The Wolseley
- 3 The Gentlemen Baristas
- 4 Fortnum & Mason
- 5 Berry Bros. & Rudd
- 6 45 Jermyn Street
- 7 Brasserie Zédel
- 8 Perks & White
- 9 Fallow

### Our pick

**6. 45 Jermyn Street**  
Elegant dining paired with an innovative menu. A classy spot for after work supper.



# Good food



It's safe to say that quality dining is always on the menu in your new neighbourhood. There's something for every palette and every time of day, whether that's breakfast at Brasserie Zedel, coffee and elevenses at Perk and White or a wonderful dinner at The Wolseley.



# Spoilt for choice

Within

# 10

minutes



## Highlights

- 1 Burlington Arcade
- 2 Royal Academy of Arts
- 3 Quaglino's
- 4 White Cube Mason's Yard
- 5 St James's Square
- 6 CrossFit Piccadilly
- 7 Picturehouse Central
- 8 The Crystal Maze LIVE Experience
- 9 His Majesty's Theatre
- 10 Japan Centre



### Our pick

#### 7. Picturehouse Central

A cinema, cafe and member's bar with a roof terrace. The perfect place to host office guests.



# Things to do



Piccadilly offers an array of attractions to suit all personalities. From taking a deep breath of fresh Green Park air, or those that fancy a stroll around the Royal Academy of Arts. For the competitive minds, why not take each other on at The Crystal Maze LIVE experience?



# On your doorstep

Within

# 10

minutes



## Highlights

- 1 Sheperd market
- 2 Berkeley Square
- 3 Maison Assouline
- 4 Floris
- 5 Bulbous Flowers
- 6 St James Market Pavillion
- 7 Waterloo Gardens

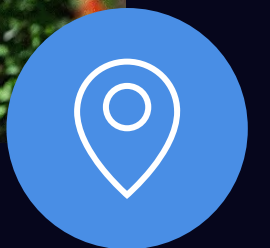


### Our pick

**1. Sheperd market**  
Boutique shops, small cafes and pedestrianised streets make this the perfect lunch spot.



# Hidden Gems



Escape the bustle and discover many wonderful local spots to relax, shop and get inspired. Immerse yourself in a little culture at the stunning Maison Assouline or maybe take some time to watch the world go by at the St James Market Pavillion.



# Get in touch

We hope we've piqued your interest, but it's only just the beginning.  
We'd love to show you more. Get in touch to book your viewing today.



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Talk to us



Find a space that's fully  
yours. More locations  
across London.

See availability