

STAGE

51-53 Great Marlborough Street
Soho, London, W1

3rd floor - 4,740 sq ft / 440 sq m

1st Floor - 4,675 sq ft / 434 sq m

PRIVATE WORKSPACES TO LET

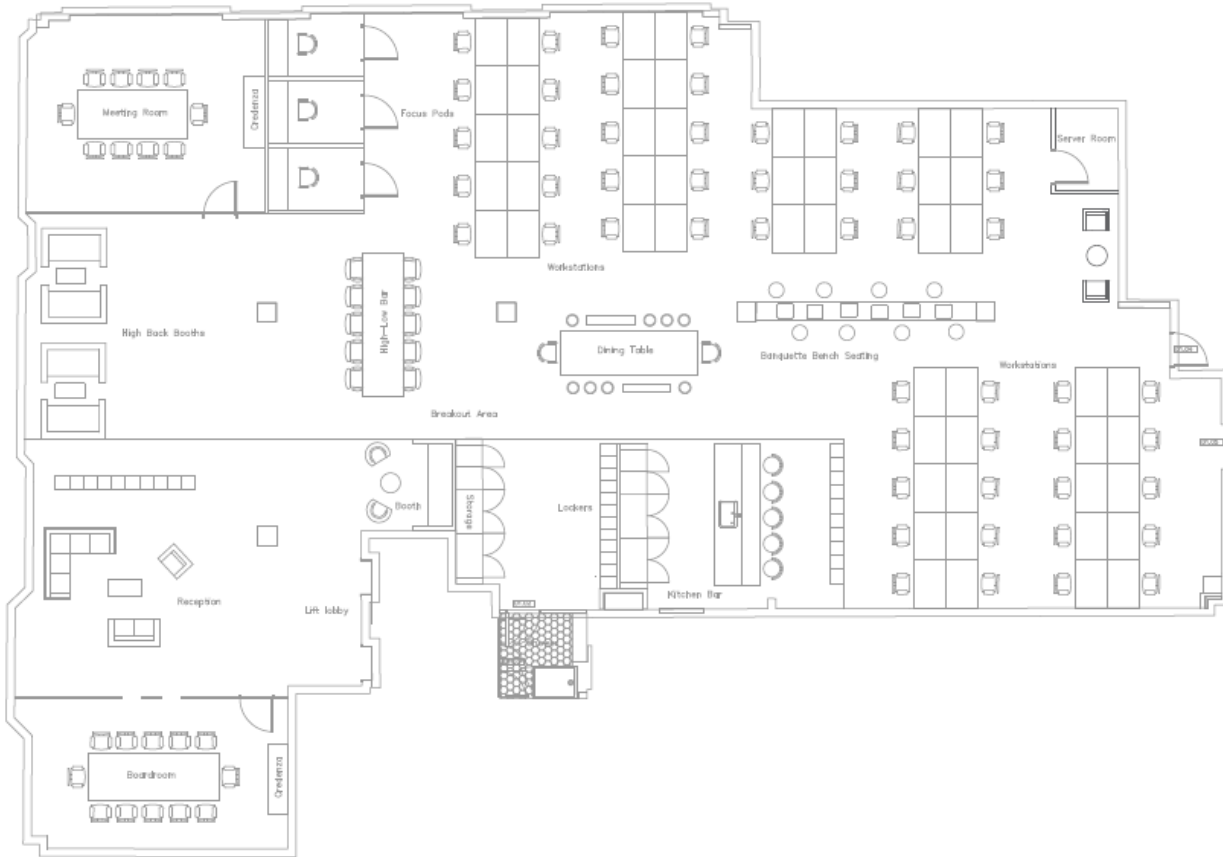
FULLY FITTED AND FURNISHED

PRIME SOHO LOCATION AND ADDRESS



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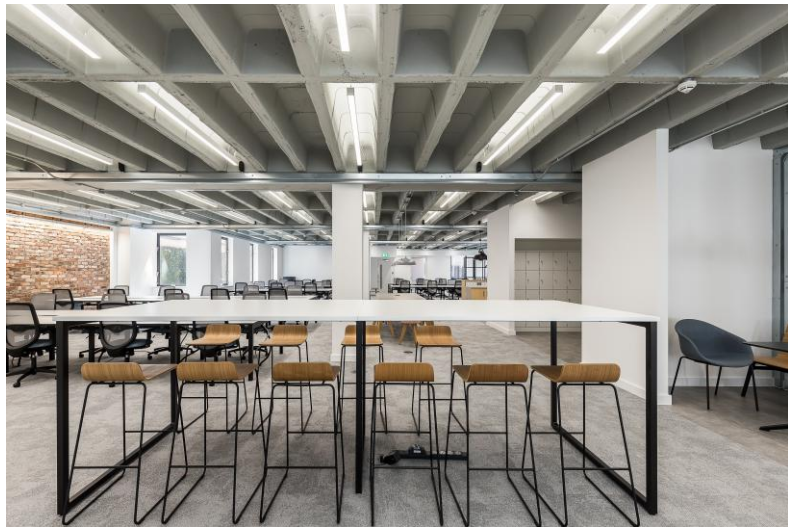
1st Floor – Space Plan



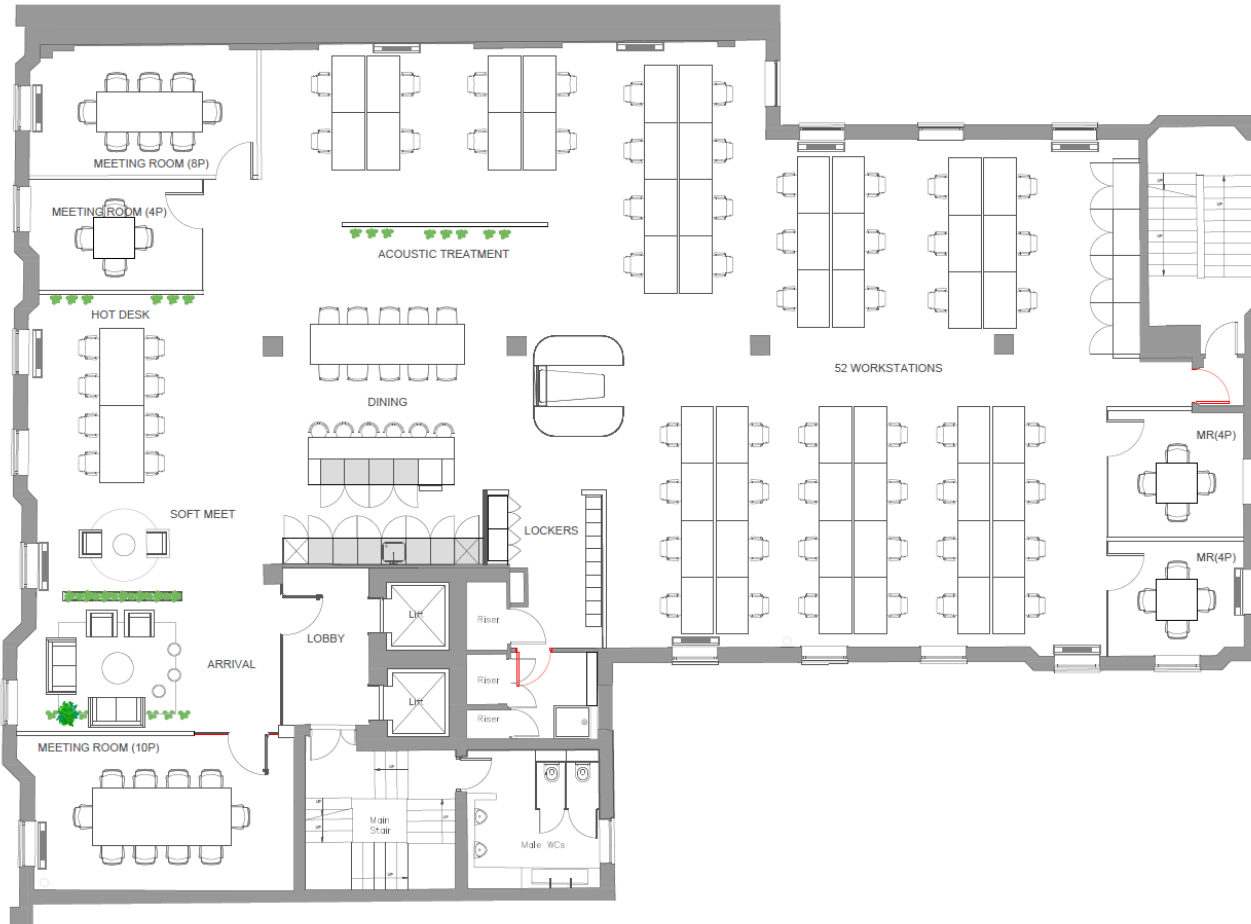
Fit out amenities:

- x52 open-plan workstations
- x12-person boardroom
- x10-person meeting room
- x3 phone booths
- x10-person touchdown bench
- x2 Huddle booths
- Client lounge
- Kitchenette
- Dining table
- Demised shower and lockers

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3rd Floor – Space Plan



Fit out amenities:

- x52 open-plan workstations
- 10-person boardroom
- 8-person meeting room
- x2 4-person meeting room/private offices
- 4-person VC meeting room
- 8-person touchdown bench
- Huddle booth
- Client lounge
- Kitchenette
- Dining table
- Demised shower and lockers

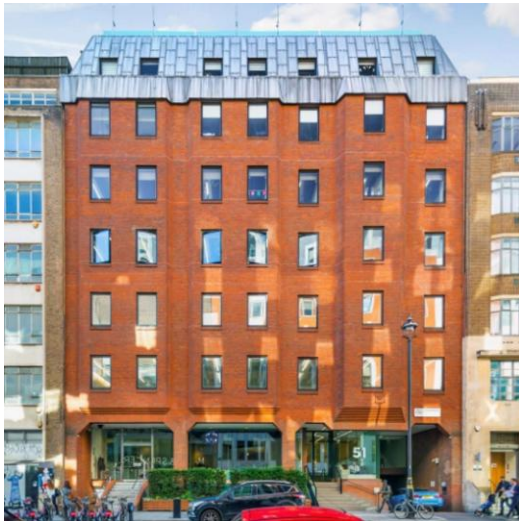
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Amenities

- 3rd floor – x52 workstations, x3 meeting rooms and x2 private offices
- 1st Floor – x52 workstations, x3 meeting rooms, x3 call booths
- Air conditioning with under floor fresh air and openable windows
- Exposed concrete ceilings with new LED lighting
- Demised shower and lockers
- Fibre connectivity (1 – 10 Gb)
- EPC-B



Floor Plan



3rd floor – not to scale

Floor Areas

Floor	Sq ft	Sq m	Workstations
6 th floor			LET
5 th floor			LET
4 th floor			LET
3 rd floor	4,740	440	52
2 nd floor			LET
3 rd floor	4,675	434	52
Total	9,385	440	52 – 104

Location & Connectivity



Google Maps



What Three Words



Oxford Circus

2 mins



Bond Street

4 mins



Tottenham Court Road

5 mins

Outgoings

Guide Rent	Business Rates	Service Charge	Total
£90.00 psf	£39.75 psf	£25.20 psf	£154.95 psf

Term

A new lease is available direct from the landlord on terms by arrangement.

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