

5 FITZROY SQUARE

LONDON W1

TO LET

4,654 SQ. FT.

SELF-CONTAINED PERIOD BUILDING
LOCATED ON THE HISTORIC FITZROY SQUARE

RIB

ROBERT IRVING BURNS

5 FITZROY SQUARE



DESCRIPTION

Grade I listed self-contained building on Fitzroy Square. Benefitting from stunning period features throughout and private courtyard, the ground and 1st floors also boast fantastic ceiling height and natural light floods from front to back.

AMENITIES

- Grade I Listed
- Self-Contained
- Period Features Throughout
- Private Courtyard

Finances

TOTAL SIZE (SQ.FT.)	4,654
QUOTING RENT (P.A.)	POA
ESTIMATED RATES PAYABLE (P.A.)	£95,040
SERVICE CHARGE	TBC
ESTIMATED OCCUPANCY COST (P.A.)	POA

FLOOR	Lower Ground Floor	Ground Floor	First Floor	Second Floor	Third Floor
SIZE (SQ.FT)	919	978	1,137	806	814



LOCATION & SITUATION

The property is situated within the attractive, pedestrianized Fitzroy Square, directly on the corner with Grafton Way.

Charlotte Street and Tottenham Court Road are within easy walking distance, with Warren Street, Great Portland Street and Goodge Street underground stations also within proximity.



PHOTOS



FURTHER INFORMATION

LEASE

A new effective Full Repairing and Insuring lease contracted outside the Landlord and Tenant Act 1954 is available direct from the landlord for a term to be agreed.

POSSESSION

Upon completion of legal formalities.

LEGAL COSTS

Each party is to be responsible for their own legal costs.

EPC

Available upon request

VAT

TBC

FLOOR PLANS

Available upon request.

CONTACT US

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Misrepresentation Act 1967.

These particulars are intended only to give a fair description of the property and do not form the basis of a contract or any part thereof. These descriptions and all other information are believed to be correct but their accuracy is in no way guaranteed. April 2026