

The Langham Estate



LE

42-48 Great
Portland Street,
London, W1W 7LZ

MULTIPLE FLOORS
5,137 SQ FT | 477.24 SQ M
OFFICE TO LET

COMING SOON



LE

Langhamestate.com

020 7580 5656

42-48 Great Portland Street - Multiple Floors



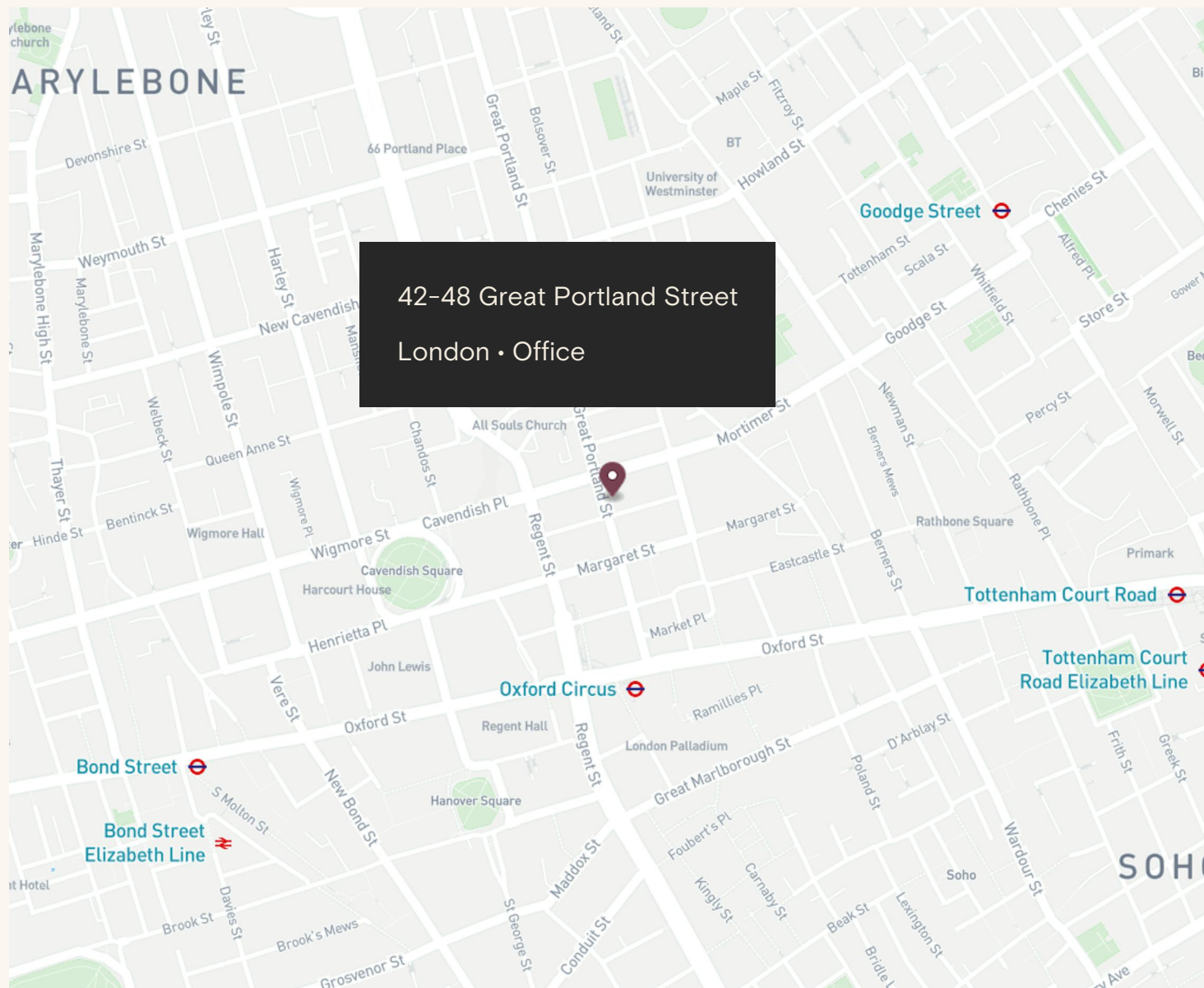
Location

42-48 Great Portland Street is prominently positioned on the east side of Great Portland Street, just moments from Oxford Street and nestled within the energetic Fitzrovia Quarter. The location combines a rich mix of creativity, commerce, and lifestyle, with world-class dining, shopping, and cultural destinations all within walking distance.

The property benefits from excellent transport connections, with Oxford Circus, Goodge Street, and Great Portland Street stations close by, providing access to the Central, Victoria, Bakerloo, Metropolitan, Circle, Hammersmith & City, and Northern lines. The Elizabeth Line at nearby Tottenham Court Road further enhances connectivity, ensuring swift links across London and beyond.

Connectivity

Oxford Circus	3 mins walk
Goodge Street	7 mins walk
Bond Street	8 mins walk
Tottenham Court Road	9 mins walk



42-48 Great Portland Street - Multiple Floors

Refurbished office spaces
coming soon to let in the
heart of Fitzrovia Quarter



42-48 Great Portland Street - Multiple Floors



Features

- LED Lighting
- Excellent Transport Links
- Air Conditioning
- Excellent Natural Light
- 24 Hours Access
- Perimeter Trunking
- Own Kitchenette
- Passenger Lift
- Newly Refurbished
- Communal WCs
- EPC B

Details

Floor Area

5,137 SQ FT / 477.24 SQ M

Lease Terms

A new Full Repairing & Insuring Lease is available for a term by arrangement, outside the Landlord & Tenant Act 1954.

Legal Costs

Each party to be responsible for their own legal costs

VAT

Pricing exclusive of V.A.T





Name	sq ft	sq m	Availability
2nd	1,440	133.78	Coming Soon
3rd	1,433	133.13	Coming Soon
4th	1,480	137.50	Coming Soon
5th	784	72.84	Coming Soon
Total	5,137	477.25	

Schedule of Areas





Sustainability



We aim to reach NET ZERO emissions by 2040 from our operations



100% Landlord
Renewable Electricity



Zero waste to landfill
in the building



Waste management initiative



We are Signatories of WCC
Sustainable City Charter



LED Lighting



EPC Rating

FQ

Discover Fitzrovia *Quarter*



FITZROVIA QUARTER

Explore our neighbourhood

The Langham Estate

langhamestate.com

For further information call

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