



3rd Floor

15 Little Portland Street, Fitzrovia, London, W1W 8BW

**Refurbished Creative
Workspace In The Heart Of
Fitzrovia - Soon to be fully
fitted.**

**1,174 sq ft
(109.07 sq m)**

- Comfort Cooling
- New LED Lighting
- Entry Phone System
- Wooden Flooring
- WC's
- Kitchenette
- Perimeter Trunking

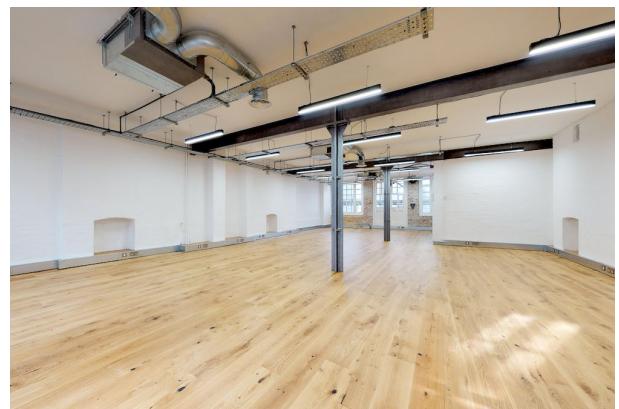
Summary

Available Size	1,174 sq ft
Rent	£69,853 per annum Quoting
Rates Payable	£21,457 per annum
Rateable Value	£43,000
Service Charge	£8,805 per annum
EPC Rating	Upon Enquiry



Description

The office is situated on the third floor benefitting from front and back natural light, comfort cooling, new LED lighting, entry phone system, wooden flooring, WC's kitchenette and perimeter trunking.



Location

The property is situated on the north side of Little Portland Street, between Great Portland Street and Great Titchfield Street. Communications are excellent with Oxford Circus Underground Station close by as are the numerous restaurants and shopping facilities that the area has to offer.



Accommodation

The accommodation comprises of the following

Name	Sq ft	Sq m	Tenure	Availability
3rd	1,174	109.07	To let	Available
Total	1,174	109.07		

Specification

- Comfort Cooling
- New LED Lighting
- Entry Phone System
- Wooden Flooring
- WC's
- Kitchenette
- Perimeter Trunking

Viewings

Strictly through Robert Irving Burns.

Terms

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

Video

- Virtual Walkthrough - <https://my.matterport.com/show/?m=n4dHmejvt3a>

Viewing & Further Information

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