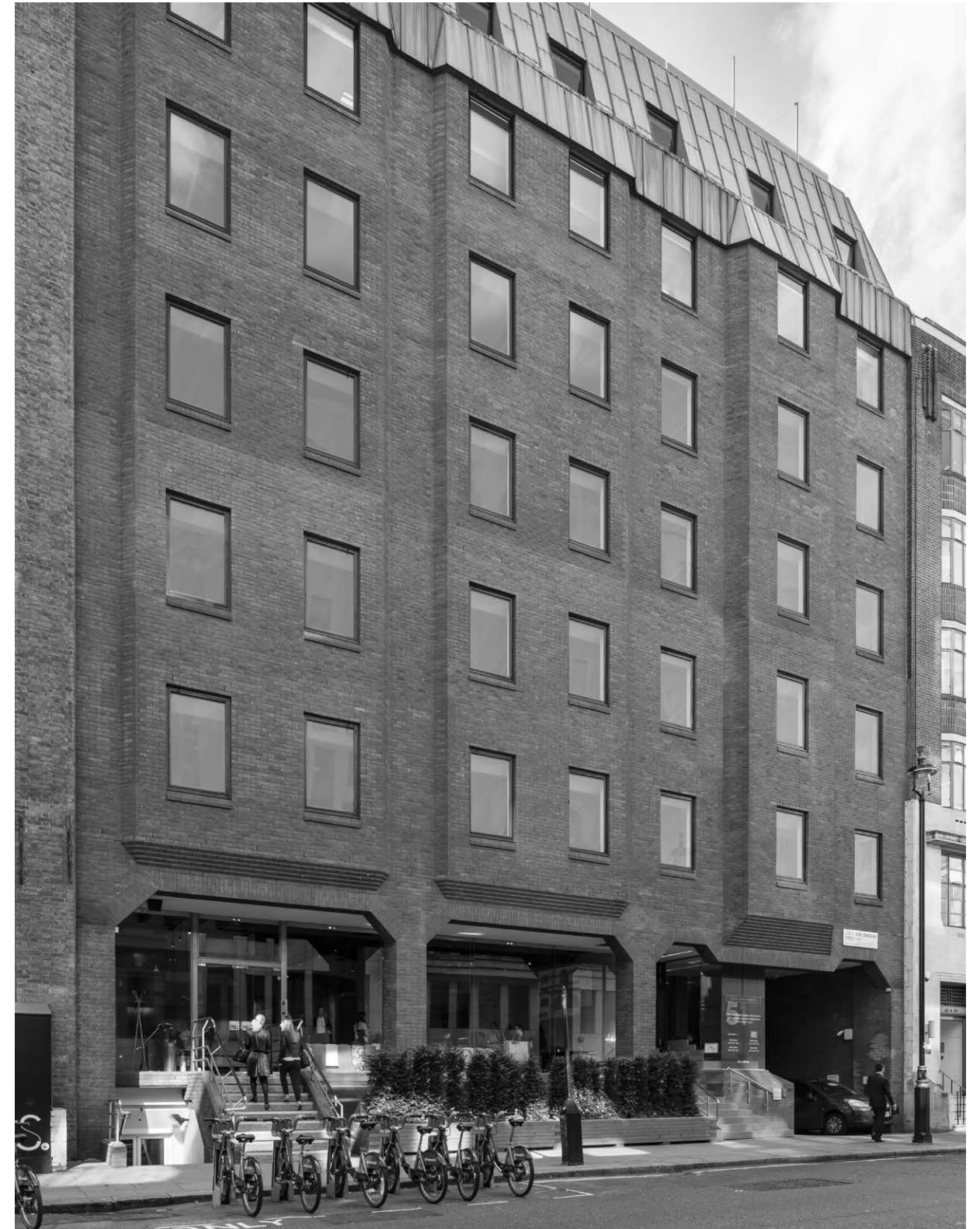


51	GREAT MARLBOROUGH	STREET
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SOHO

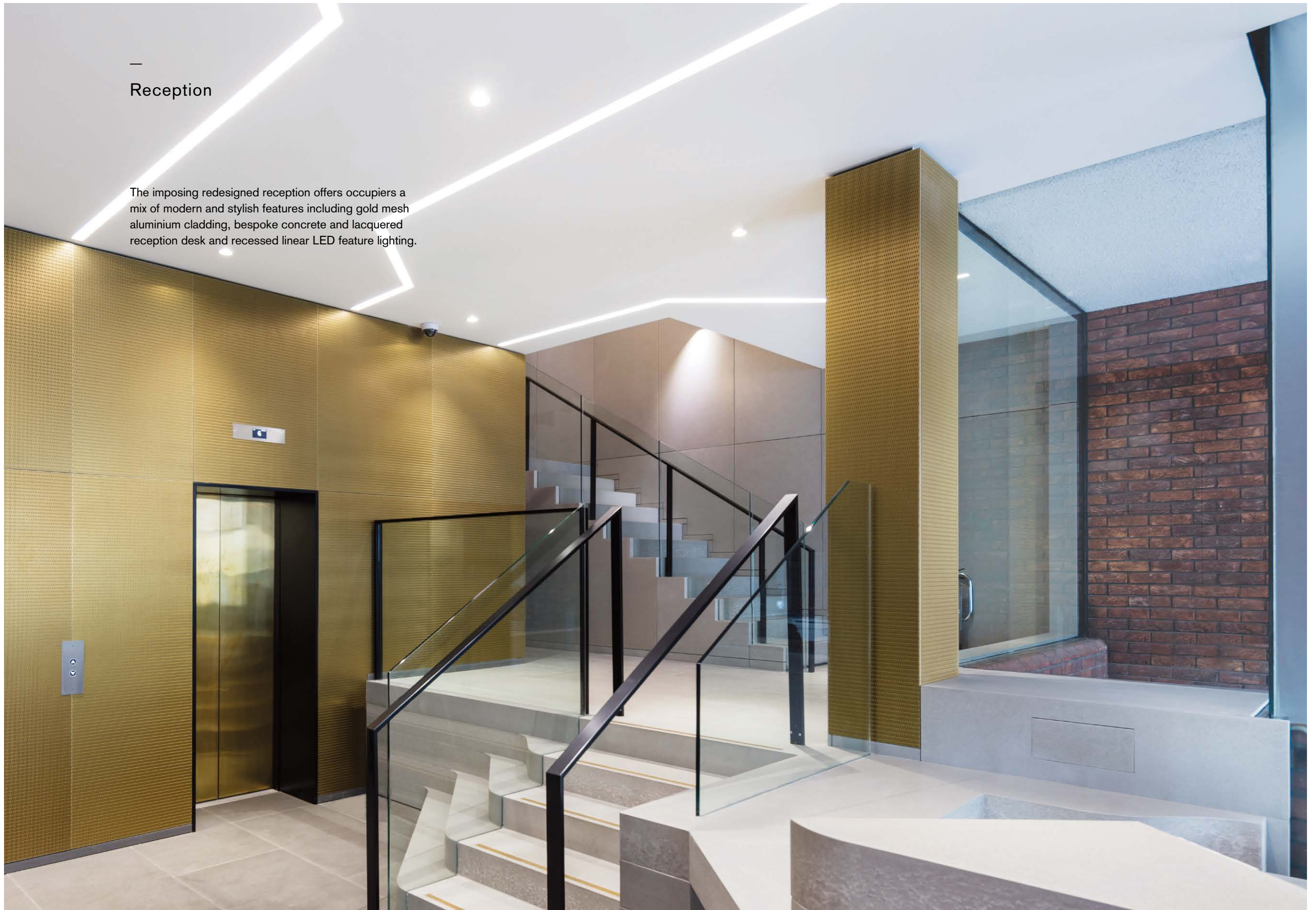
51 Great Marlborough Street

This prominent, modern office building is situated on the prestigious Great Marlborough Street in the heart of Soho. Traditionally favoured by the creative industries, Soho has become one of London's most popular office locations attracting a diverse range of industries. Notable occupiers include M&C Saatchi, Turner Broadcasting, Sony, Microsoft and Ingenious Media.



Reception

The imposing redesigned reception offers occupiers a mix of modern and stylish features including gold mesh aluminium cladding, bespoke concrete and lacquered reception desk and recessed linear LED feature lighting.



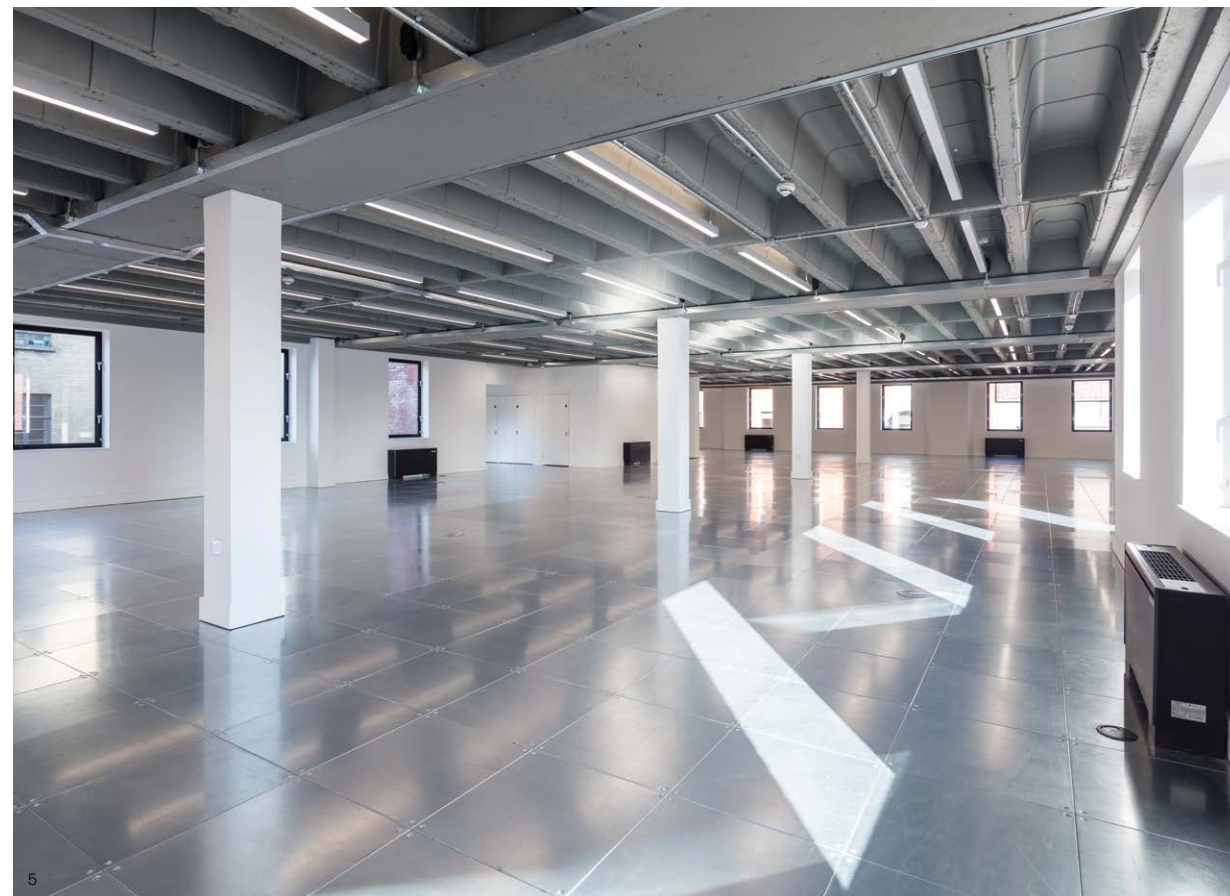
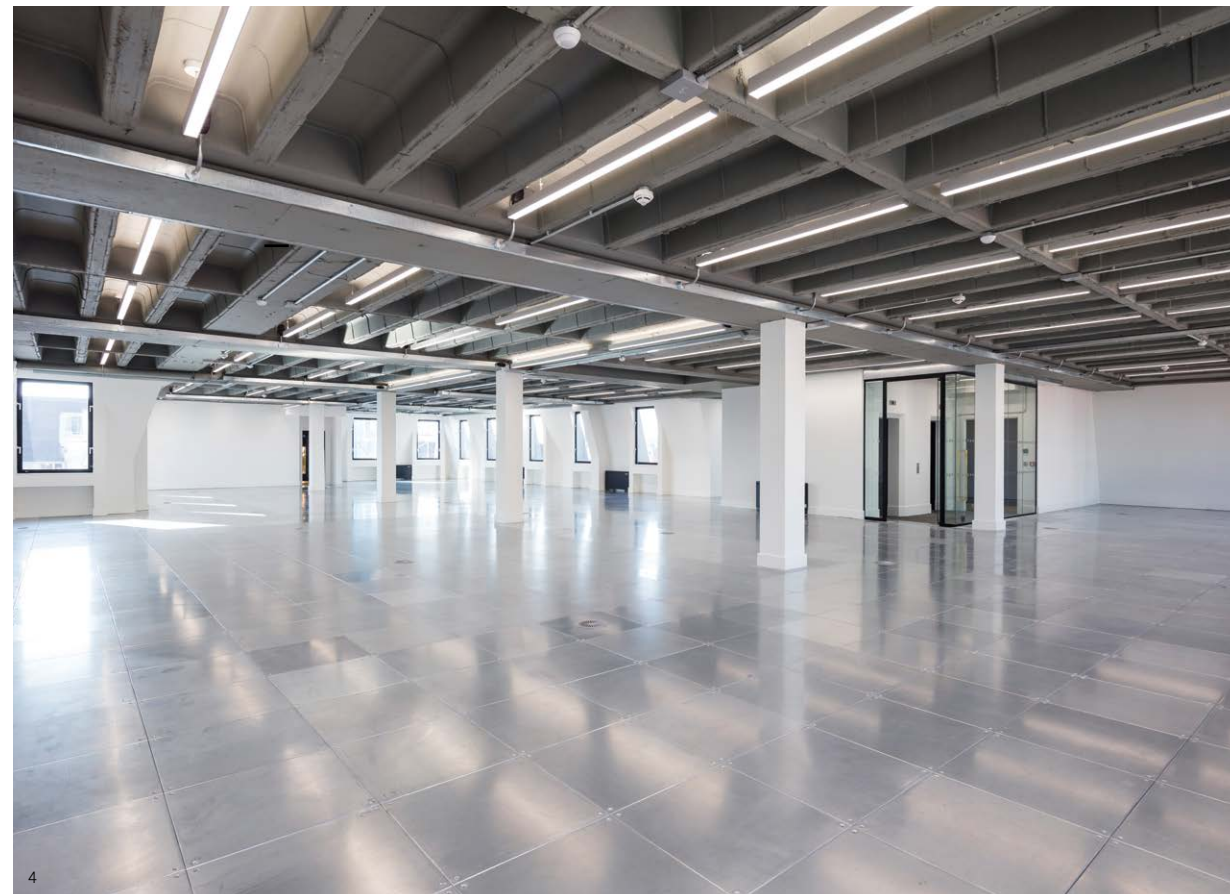
Space

Great care and attention has been taken to restore and expose the original coffered concrete ceilings to create a contemporary, yet usable and functional office space.

- Wall mounted VRF a/c units
- Exposed concrete ceilings
- Zumtobel lincor pendant luminaries
- 'Smart' controlled lighting
- Metal tile raised access floors
- Capped off services on every floor
- 2 x 10 person passenger lifts
- Refurbished WCs
- Refurbished and re-modelled reception
- Commissionaire



1_Finishes
2_Finishes
3_Reception
4_6th floor
5_4th floor

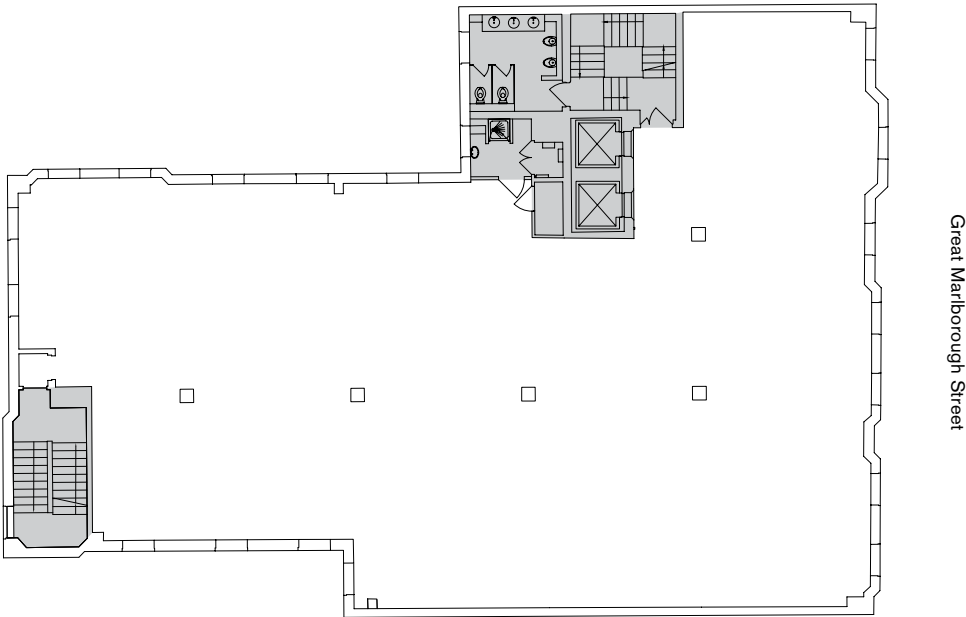


Schedule of Areas

This multi-tenanted building provides efficient, grade A office floors suitable for a range of configurations.

6th Floor	4,472 sq ft	415 sq m
4th Floor	4,759 sq ft	442 sq m
3rd Floor	4,740 sq ft	440 sq m
Total (approx)	13,971 sq ft	1,297 sq m

Typical Floor



Plans not to scale. For indicative purposes only.

Open Plan

Reception & waiting	1
Meeting rooms	1
Single Offices	1
Open plan	60
Tea point	1
Comms room	1
Copy point	1
Quiet room	3
Total	63
Occupational density	1:7

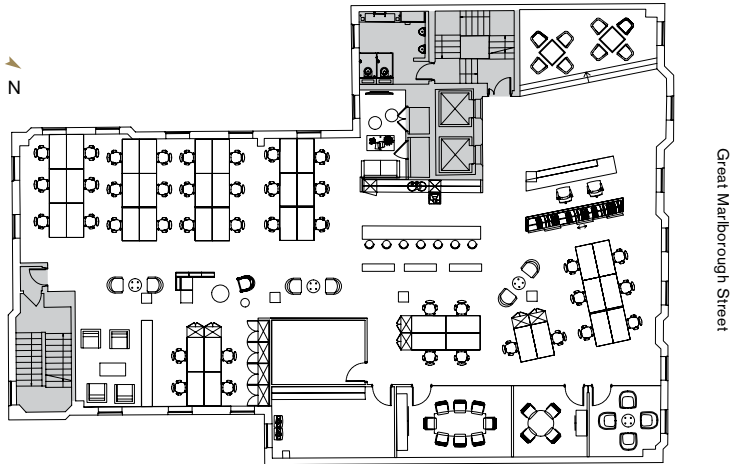
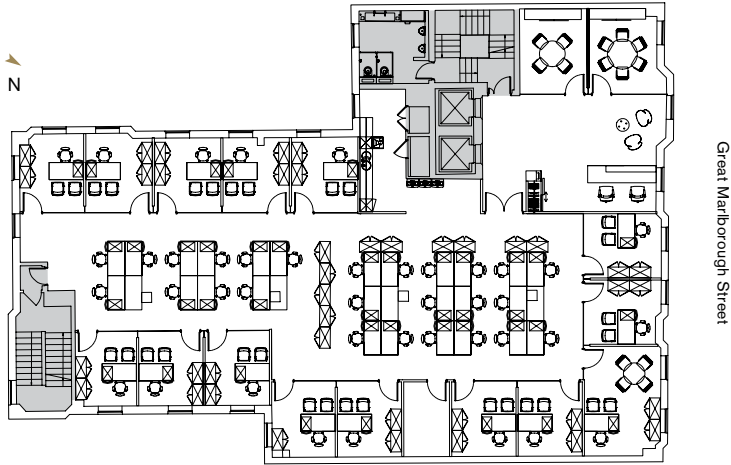
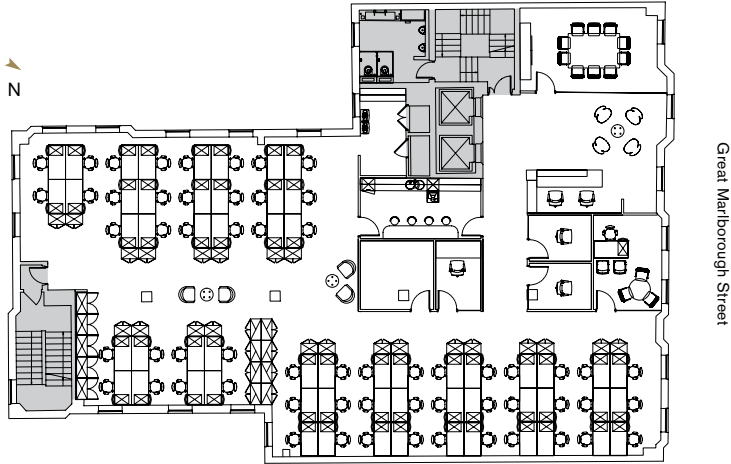
Corporate

Reception & waiting	1
Meeting rooms	1
Single Offices	15
Open plan	26
Tea point	1
Comms room	1
Copy point	1
Total	43
Occupational density	1:10

Media

Reception & waiting	1
Meeting rooms	2
Single Offices	15
Open plan	40
Tea point	1
Comms room	1
Copy point	1
Total	42
Occupational density	1:10

The feel GREAT factor



Soho is all things to men, catering comprehensively for those needs which money can buy. You see it as you wish. An agreeable place to dine; a cosmopolitan village tucked away behind Piccadilly with its own mysterious village life, one of the best shopping centres for food in London, the nastiest and most sordid nursery of crime in Europe. Even the travel journalists, obsessed by its ambiguities, can't make up their minds.

PD James

Area



1_Redwing Shoes
2_Soho Grind
3_Liberty







Area



1_Pankhurst
2_Cowshed
3_Tapas Brindisa

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