



33

GREAT PORTLAND STREET

NEWLY DEVELOPED
BUILDING

Office Space To Let
2,991 Sq Ft (278 Sq M)





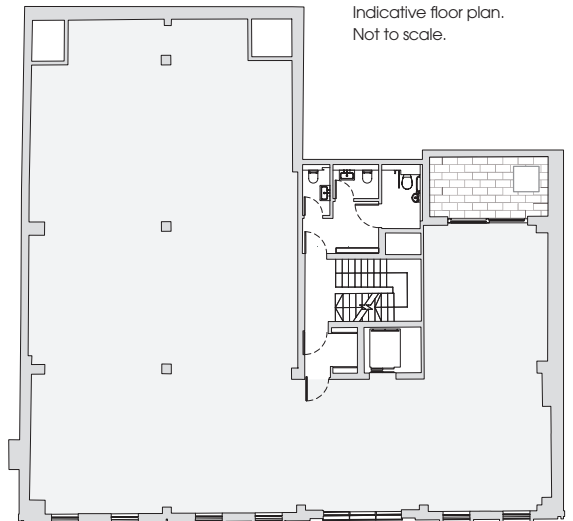
SPECIFICATION

- Newly configured and refurbished entrance
- Commissionaire
- Excellent floor to ceiling height
- New VRF air conditioning (exposed)
- Metal-tile raised floors with 160mm void
- Exposed services
- Excellent natural light
- New suspended LG7 compliant lighting
- Flexible floor-plate
- 10 person passenger lift
- EPC rating of C-71



ACCOMMODATION

1st floor 2,991 sq ft (278 sq m).



LOCATION

The premises are located on the west side of Great Portland Street, between Little Portland Street and Margaret Street. The property is a moment's walk from Market Place and the selection of shops, cafes and restaurants that are situated there. Oxford Circus underground station (Bakerloo, Central and Victoria lines) and numerous other excellent transport facilities on Oxford Street and Regent Street are moments away.



VIEWING

For further information or to arrange an inspection, please contact:

TERMS

A new lease for a term by arrangement.

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