



75

NEWMAN STREET



FITZROVIA W1

HIGH QUALITY
REFURBISHED
OFFICE SPACE

984 SQ FT
(91.41 SQ M)
TO LET

75

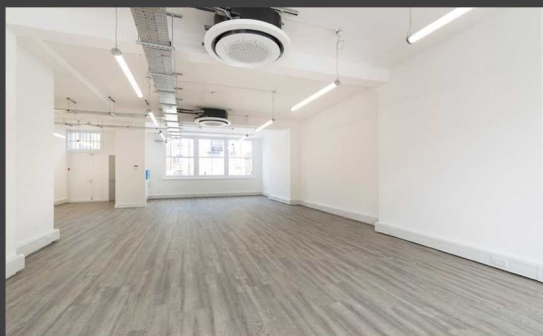
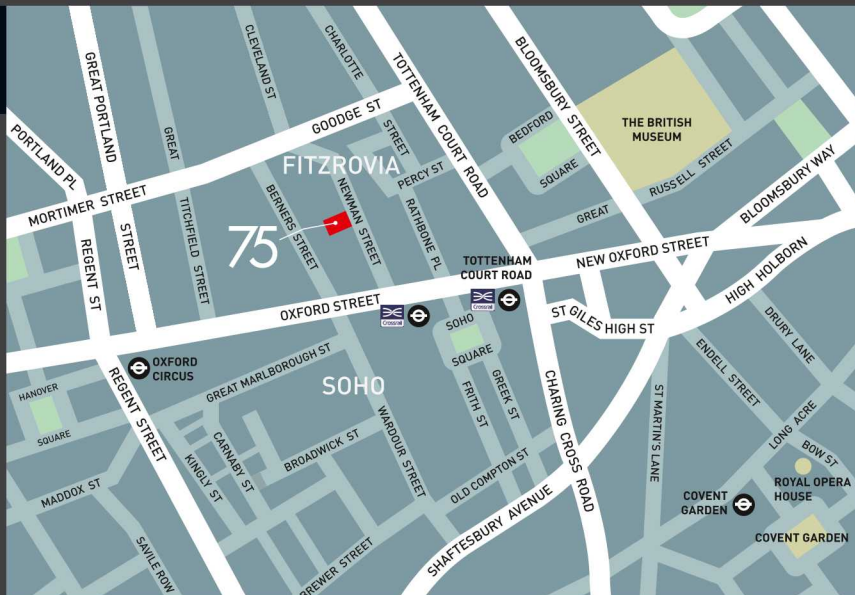
NEWMAN STREET

FITZROVIA, LONDON W1T 3EN

LOCATION

Situated in fashionable Fitzrovia on the west side of Newman Street, conveniently located for Tottenham Court Road (Northern and Central lines) and Oxford Circus (Bakerloo, Victoria and Central lines). In addition there are numerous bus routes along Oxford Street.

The "North of Oxford Street" area has benefited from vast regeneration including the ongoing £35m 'West End Project' as well as Fitzroy Place mixed use development. Notable occupiers include Facebook and Money Supermarket. The anticipated completion of Crossrail in 2021 will further improve the area by giving access to Reading, Heathrow with journey times of 56 and 28 minutes respectively as well as shorten journey times to East London and Essex with trains every 2 minutes.



AMENITIES

- Good natural light
- High ceilings
- Character windows
- New comfort cooling
- New kitchenette
- Self-contained WC
- Central heating
- EPC Rating: D(95)

ACCOMMODATION

Second Floor 984 sq ft 91.41 sq m

Total 984 sq ft 91.41 sq m

LEASE

New FRI lease available from the landlord for a term to be agreed.

VIEWING

Strictly by appointment through the joint sole agents:-



Second floor plan.



Sarah Porter - 020 3130 6405
sporter@hanovergreen.co.uk

Nick Raven - 020 3130 6411
nraven@hanovergreen.co.uk



Holly Purvis - 0794 737 3966
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