



Location

The unit is well positioned on Regent Street, north of Oxford Circus.

World renowned lifestyle and speciality retailer, KITH will open their UK flagship in the adjacent block – opening Q4 2025.

Other nearby occupiers include Space NK, North Face, Nike, H&M, Joe & The Juice, Blank Street Coffee and Moleskine. North Regent Street sees footfall from both office workers and domestic / international tourists.

The unit has been refurbished to a white box specification.

Accommodation

Ground Floor	403 sq ft	37.45 sq m
Total	403 sq ft	37.45 sq m

Rent

£110,000 pax

Lease Term

Available on a new lease for a term to be agreed, to be contracted outside the security and tenure provisions of the Landlord & Tenant Act 1954.

Service Charge

£1,188.11

Rates

Rateable Value	£73,000
Rates Payable	Est. £40,515 (25/26)

Costs

Each party to be responsible for their own costs incurred in the transaction.

Energy Performance Certificate

The property has an EPC rating of D96 (certificate available on request).

Viewing

Inspections to be arranged in advance by KLM Real Estate, or via joint agents Cushman & Wakefield.

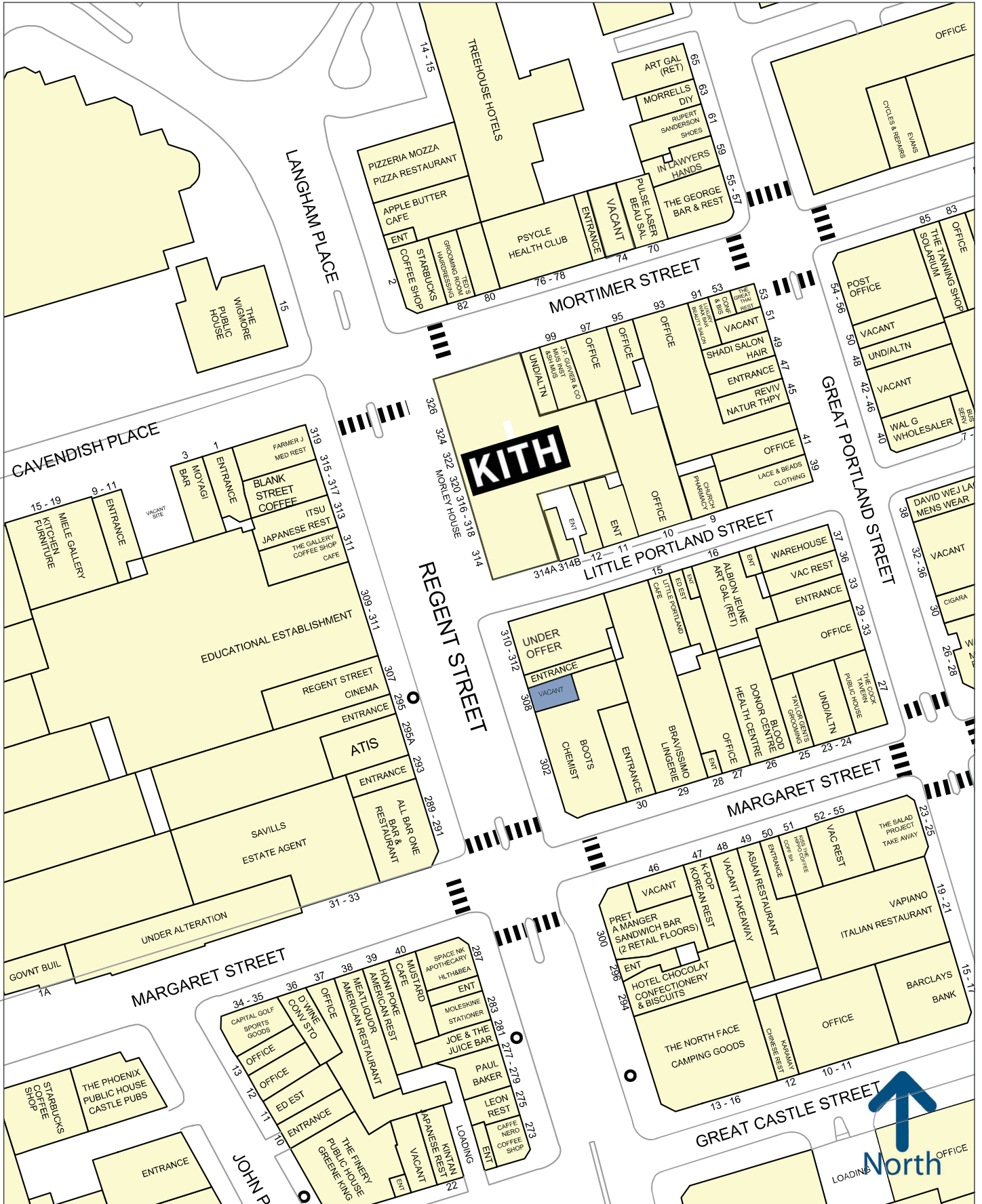
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50 metres

Experian Goad Plan Created: 31/03/2025
Created By: Kitchen LaFrenais Morgan