

15 Golden Square, London, W1F 9JG

3,000 sq ft TO RENT

Fully fitted office space on Golden Square

Key Points

- Premium, brand-new plug & play fit out
- Fantastic location on Golden Square
- EPC A
- New four pipe fan coil air conditioning
- Bike storage, lockers and showers
- 3 client facing meeting rooms, kitchen/breakout area, 28 desks and 4 executive offices
- Moments from the heart of Soho
- Impressive reception with commissionaire
- 24 hour access and security
- Raised floor
- Brand new LED lighting



Description

The part 1st floor of 15 Golden Square offers a brand new and exquisitely finished plug and play fitout with every feature carefully chosen to provide one of the most premium office spaces in Soho. The considered layout includes a reception area, 3 client facing meeting rooms, kitchen/breakout area, 28 desks and 4 executive offices. The fit out will complete in August 2023.







As a building 15 Golden Square boasts a bright and expansive reception complete with a welcoming commissionaire and excellent tenant amenities - the bike racks, showers and lockers cater to all commuter types.

Location

Deservedly among Soho's most sought after addresses, 15 Golden Square is located on the southern side of the prestigious Golden Square. The building overlooks the serenity and greenery of the popular square while being just a stones throw from the bustling heart of Soho. Local restaurants range from Ziggy Green, offering an Australian brunch, to the iconic Champagne specialist, Bob Bob Ricard. There is an increasingly diverse mix of businesses in the square, ranging from finance / private equity companies to innovative technology and gaming companies.

Transport links are also unrivalled being just a few minutes walk from: Oxford Circus, Green Park, Piccadilly Circus and Tottenham Court Road offering access to Crossrail (Elizabeth Line).



		
Piccadilly Circus	3 mins	
Oxford Circus	7 mins	
Green Park	10 mins	
Tottenham Court Road	11 mins	

Availability

Floor	Area (sq ft)	Rent (per sq ft)	Business Rates (est psf.)	Service Charge (est. psf)	TOTAL (per sq ft)
Part 1 st	c. 3,000	£106.00 (passing)	£40.00	£17.57	£163.57

Sustainability

EPC: A

Terms

Sublease for a minimum term of 2 years (from sublease commencement)

Contact

Viewings strictly by appointment through sole agents:

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Disclaimer:

These particulars are prepared as a general outline for prospective purchases or Tenants and do not constitute nor form part of an offer contract. This should not be relied upon as statements or representations of fact. Nothing in these particulars shall be deemed to be a statement that the property is in good condition or otherwise, nor that any services or facilities are in good working order. All rents and prices quoted exclusive of VAT where appropriate.



Fit Out

- Reception and waiting area
- 28 x workstations
- 1 x 8 person meeting room
- 1 x 4 person meeting room
- 1 x 12 person board room
- Kitchen & breakout area
- 4 x executive offices
- Printer area
- Comms room

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Part 1st Floor

Circa 3,000 sq ft

CGI's of fitout



CGI of layout

Overall Subspace: South East View

