

The Langham Estate



17-18 Margaret
Street, London,
W1W 8RP

4TH FLOOR WEST
937 SQ FT | 87.05 SQ M
OFFICE TO LET



Langhamestate.com

020 7580 5656

17-18 Margaret Street - 4th Floor West



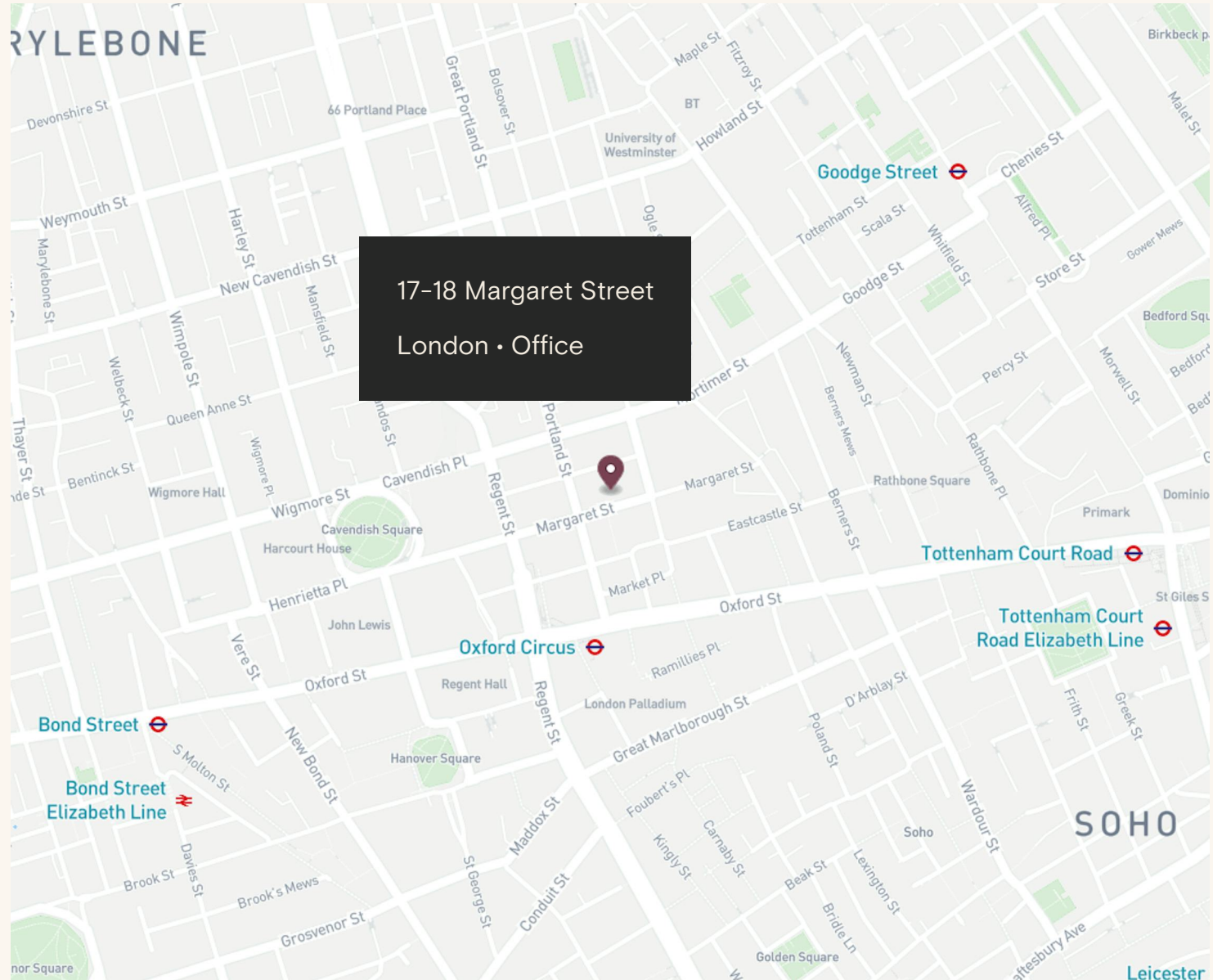
Location

Rebuilt in the early 20th century, 17-18 Margaret Street is a characterful red-brick office building that reflects Fitzrovia's historic architectural identity. Once at the centre of London's rag trade, the street is now home to a strong mix of creative and media occupiers, offering a working environment that blends heritage with a contemporary professional community.

The area has excellent transport links including 8 underground tube lines spread across 8 stations, as well as the Elizabeth Line.

Connectivity

- Oxford Circus 2 mins walk
- Goodge Street 7 mins walk
- Tottenham Court Road 8 mins walk
- Bond Street 9 mins walk



17-18 Margaret Street - 4th Floor West

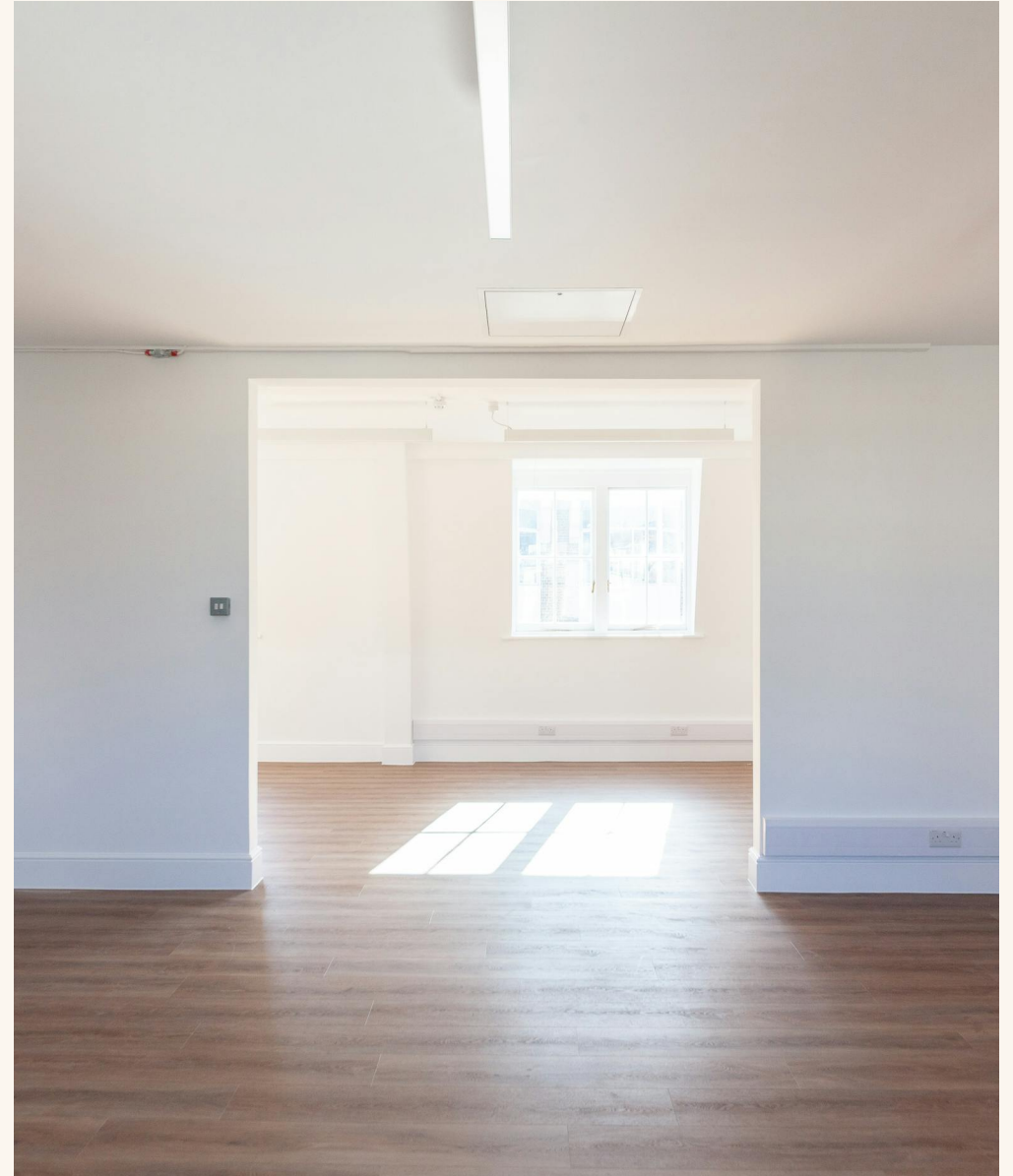


Light-filled open plan
workspace with connecting
layout and kitchenette











Name	sq ft	sq m	Availability
4th	937	87.05	Available
Total	937	87.05	

Schedule of Areas





Sustainability



We aim to reach NET ZERO emissions by 2040 from our operations



100% Landlord
Renewable Electricity



Zero waste to landfill
in the building



Waste management initiative



We are Signatories of WCC
Sustainable City Charter



LED Lighting



EPC Rating

FQ

Discover Fitzrovia Quarter



FITZROVIA QUARTER



Explore our neighbourhood

The Langham Estate

langhamestate.com

For further information call

020 7580 5656



Sabina Bathurst

sabina.bathurst@langhamestate.com

020 7907 4960

07355 603 106

Malcolm Cohen

malcolm.cohen@langhamestate.com

07526 189 462

020 7907 4983