

**SHORT TERM ECONOMIC OFFICES TO LET | 1,409 – 3,104 sq ft**



**Location**

Situated on the south side of Oxford Street, close to the junction with Charing Cross Road, this property is ideally located and well served by transport links. Tottenham Court Road (Northern & Central lines) tube station is within 2 minutes' walking distance, with the Elizabeth line arriving at the station in December 2018. Oxford Circus (Central, Victoria & Bakerloo lines) is also within close proximity.

**Floor Areas**

Floor	sq ft	sq m
3 <sup>rd</sup> Floor	1,409	131
2 <sup>nd</sup> Floor	1,695	157
TOTAL (approx.)	3,104	288

\*Measurement in terms of NIA

**Description**


The available floors provide central heating and demised kitchenettes, with a passenger lift accessing each floor.

**Soho**


Soho is now the creative hub of London's booming media industry and has the densest concentration of restaurants, cafés, clubs and bars in central London and truly represents the vibrant, bustling heart of this amazing city.

Soho is a location roughly bounded by Oxford Street to the north, Charing Cross Road to the east, Leicester Square to the south and Regent Street to the west. London's media industry thrives here with multiple advertising agencies, television and radio studios choosing Soho as their base of operations.

Rhys Evans, Partner

 020 7025 1393

Olivia Stapleton, Agency Surveyor

 020 7025 8940

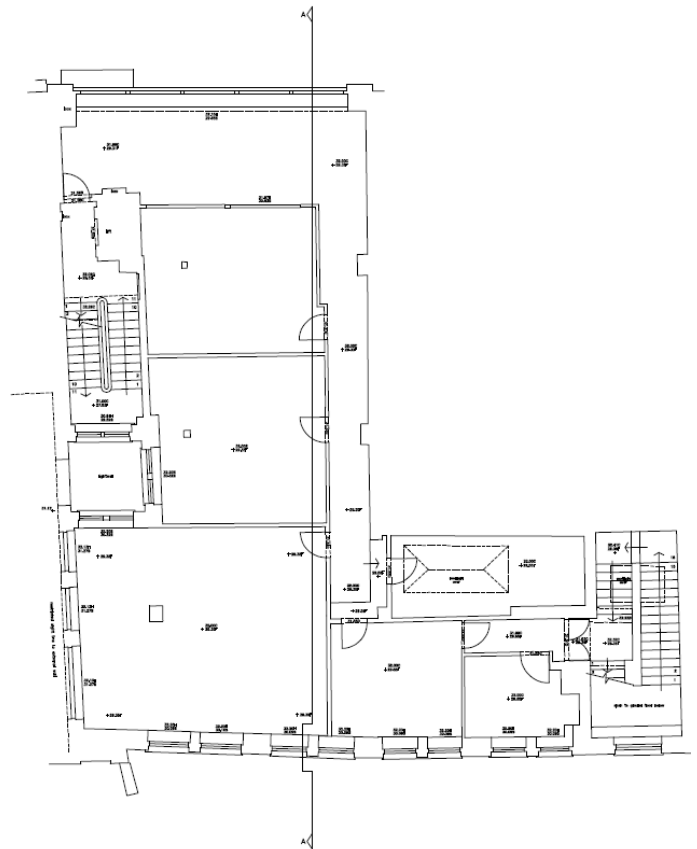
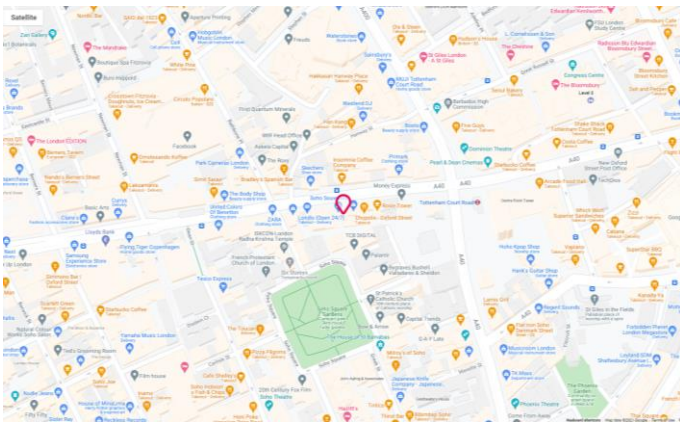
Applicants are advised to make their own enquires in respect of all rates payable to local authorities and taxes. We recommend you see [www.voa.gov.uk](http://www.voa.gov.uk) for further information. None of the systems or services in the property have been tested by us to check they are in working order. Interested parties may wish to make their own investigations. All other information provided is for guide purposes and cannot be relied upon.

Subject to Contract October 2021

**37-39 Oxford Street**  
Soho, London, W1D 2DU



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## Terms

Tenure:	Leasehold
Lease:	A new short term lease for 18 months
Rent:	£20.00 psf pax
Rates:	Estimated at £16.61 psf pax
Service Charge:	Approx £10.00 psf

## Amenities

- Central heating
- Passenger lift
- Kitchenette
- Central location

Rhys Evans, Partner

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