

2nd FLOOR OFFICE TO LET | 990 sq ft



Location

The property is located on the West side of Flitcroft Street close to its junction with Denmark Street, overlooking St Giles Church.

Flitcroft Street benefits from good access to Tottenham Court Road, Covent Garden and Leicester Square underground stations along with the newly opened Elizabeth line.

Description

The 2nd floor comprises an open plan office, a demised WC and a kitchen.

The premises is carpeted throughout and is kept to a good standard.

Floor Areas

Floor	sq ft	sq m
2 nd Floor	990	92
TOTAL (approx.)	990	92


*Measurement in terms of *NIA

Covent Garden

The modern story of Covent Garden began in the 1630s when an area formerly belonging to Westminster Abbey known as 'the Convent Garden' was redeveloped for the 4th Earl of Bedford, with a world-famous Piazza by Inigo Jones.


Covent Garden is one of London's leading tourist and shopping destinations with a large selection of restaurants, theatres and flagship retail stores, some of which are unique to the area. The famous Piazza is a focal point, with an exclusive market and live entertainment all year round.

Rhys Evans, Partner

 020 7025 1393

Joint Agents: Savoy Stewart (020 7495 3666)

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 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.

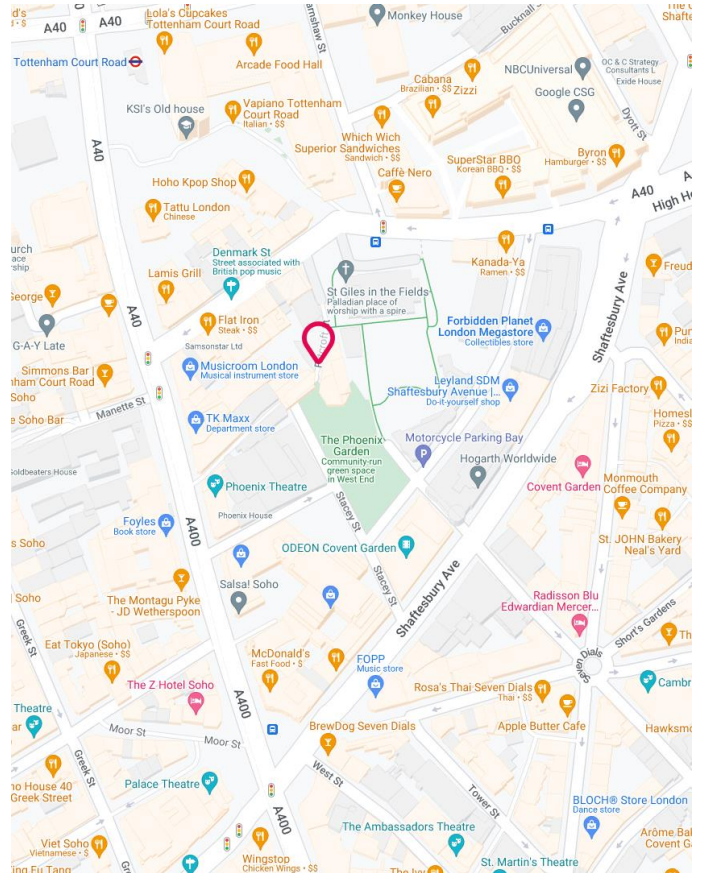
Subject to Contract February 2023

6 Flitcroft Street

Covent Garden, London, WC2H 8DJ



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Terms

Tenure:	Leasehold
Lease:	A new lease FR&I direct from the Landlord
Rent:	£30,000 per annum pax
Rates:	Estimated at £13.27 psf (2022/23)
Service Charge:	£7.00 psf
EPC Rating:	D

Amenities

- Excellent location
- Good natural light
- Demised WC
- Electric heating
- 24-hour access

Rhys Evans, Partner

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