

**17-18 Great Pulteney Street, Soho,
London, W1F 9NE**



ENTIRE 2nd FLOOR OFFICE TO LET | 1,081 sq ft



Location

17-18 Great Pulteney Street is perfectly located on one of Soho's most desirable yet quiet streets, just a few minutes' walk from Oxford Circus (Bakerloo, Central and Victoria lines) and Piccadilly Circus (Bakerloo and Piccadilly lines) underground stations. It is also situated within the centre of many vibrant restaurants, pubs, bars and shops and is within close proximity to Carnaby Street. Many of the occupants in the area are media, marketing, film, fashion and PR companies. This building is on the east side looking on to The Sun & 13 Cantons.

Description

This second floor office has been vacated and presents very well complete with furniture. It provides a bright open plan office space with a separate meeting room or executive office, a tea point and demised generous male and female WC's. The floor also benefits from large windows front & back giving excellent natural light and views over Great Pulteney Street. The office comes furnished and is available on a flexible lease from 6 months.

Floor Areas

Floor	sq ft	sq m
2 nd Floor	1,081	100
TOTAL (approx.)	1,081	100

*Measurement in terms of *NIA

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

Jason Hanley, Partner

📞 020 7025 1391

Joint Agents: Carter Jonas

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 May 2019

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Terms

Tenure:	Leasehold
Lease:	A flexible lease is available
Rent:	£52.50 psf pax
Rates:	Estimated at £23.31 psf pa
Service Charge:	Approximately £6.00 psf pax
EPC Rating:	TBC

Amenities

- Air conditioning
- Tea point
- Meeting Room (Pictured above)
- 24 Hour Access
- Furniture included
- Fibre enabled
- LED Lighting

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