

# 72-73 Warren Street

London, W1T 5PE



FULLY FITTED OFFICE TO LET | 1,819 SQ FT



## Location

The property is located on the south side of Euston Road, in the north of Fitzrovia and within the London Borough of Camden. It is conveniently located to the west of Warren Street Underground Station (Victoria, Northern Lines) which lies on the corner with Tottenham Court Road. Euston mainline and Underground Station (Victoria, Northern Lines) and Euston Square Underground Station (Circle, Hammersmith, Metropolitan Lines) are all located within a 5 minute walk.

## Description

72-73 Warren Street can also be accessed from 297 Euston Road.

The 4<sup>th</sup> floor comprise two meeting rooms, open plan with current desking for 17 and kitchenette.

## Floor Areas

Floor	sq ft	sq m
4 <sup>th</sup> floor	1,819	169
TOTAL (approx.)	1,819	169

\*Measurement in terms of \*NIA

Bert Murray, Partner

📞 07775 521102

Paul Dart, Partner

📞 07502 306240

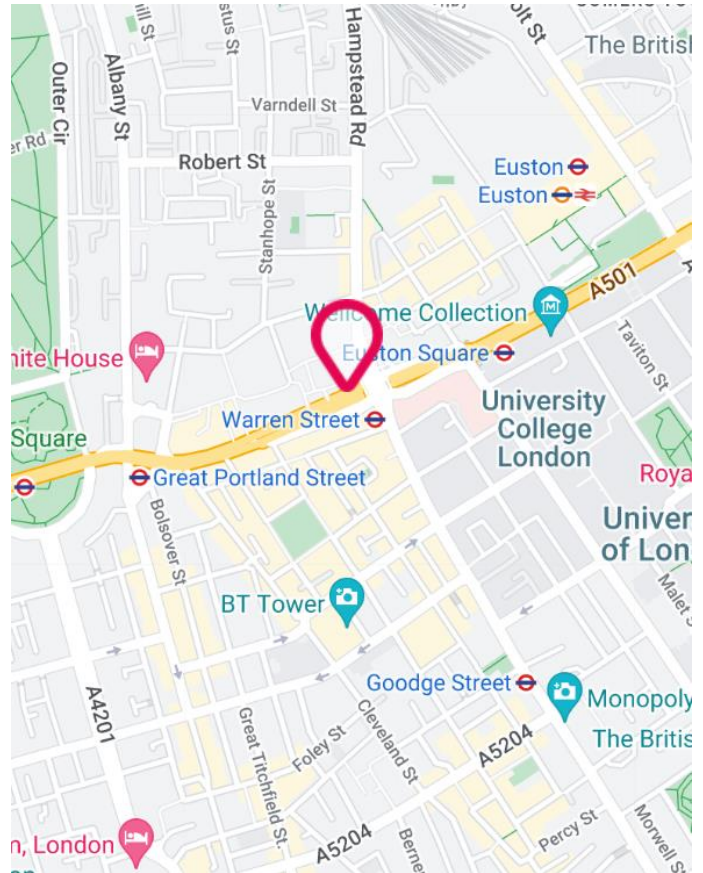
Applicants are advised to make their own enquires in respect of all rates payable to local authorities and taxes. We recommend you see [www.voa.gov.uk](http://www.voa.gov.uk) for further information. None of the systems or services in the property have been tested by us to check they are in working order. 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 June 2024

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## Terms

Tenure:	Leasehold
Lease:	A new flexible lease direct from the Landlord
Rent:	£55.00 per sq ft inclusive of service charge, internet, cleaning, water.
Rates:	TBC
Service Charge:	Inclusive

## Amenities

- Fully fitted
- Great natural light
- Air conditioning
- Event space for hire
- Conference room for 100 people for hire
- Access from Warren St & Euston Road
- Passenger lift
- Demised kitchenette
- Catering facilities available

Bert Murray, Partner

📞 07775 521102  
✉️ bmurray@monmouthdean.com

Paul Dart, Partner

📞 07502 306240  
✉️ pdart@monmouthdean.com

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