

Whitfield St.

Fitzrovia W1



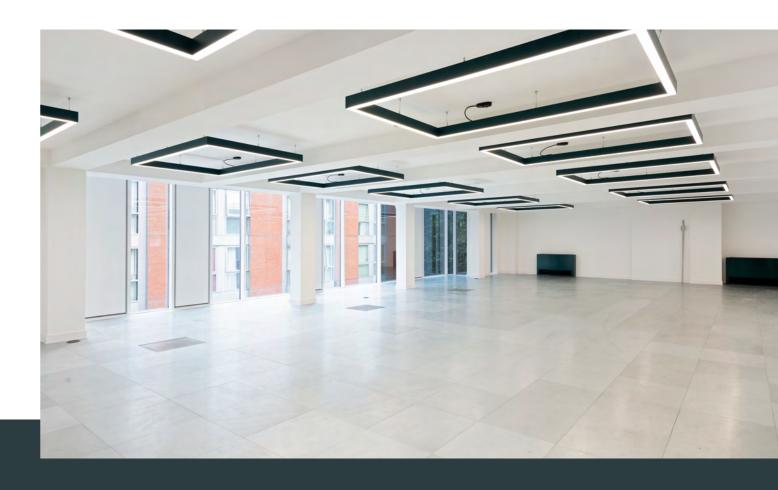
The Building

10 Whitfield Street offers 9,252 sq ft of creative Grade A office space in the heart of Fitzrovia, one of London's most vibrant and sought-after locations.

With a stylish, newly refurbished reception, the welcome experience has been significantly upgraded. The available space features newly refurbished Cat A accommodation.







Accommodation

The space is newly refurbished, with the Ground Floor Rear featuring a stylish new fit-out and the remaining floors finished to a Cat A standard.

Floor	Condition	Sq Ft	Sq M
Second	CAT A	4,896	454.9
First	CAT A	4,356	404.7
Total		9,252	859.6



Highly Specified Space







Linear LED lighting



Underfloor air-conditioning



2 x 8-person lifts



24 hour access



Newly refurbished reception





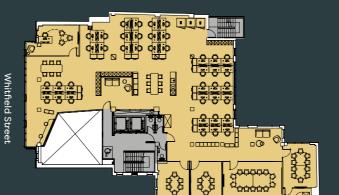
Newly refurbished Cat A space



New shower facilities

Separate rear access

Indicative Layout Plan 4,356 sq ft / 404.7 sq m



Occupancy breakdown







40 open plan workstations

meeting rooms



office

1 x 10 person meeting room

2 breakout

1 x 14 person meeting room

1x executive







Kitchen

3 x server cabinets

Indicative Layout CGI



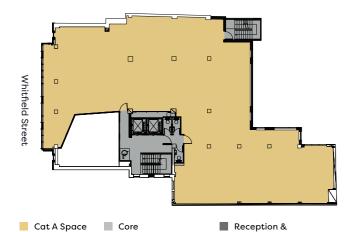




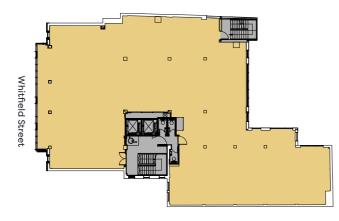


First Floor Plan 4,356 sq ft / 404.7 sq m

Fitted Space End of Trip Facilities



Second Floor Plan 4,896 sq ft / 454.9 sq m





Location

Fitzrovia is well known for it's trendsetting restaurants, boutique retailers and vibrant lifestyle. Nearby Charlotte Street features exciting new offerings, along with the renowned Charlotte Street Hotel.

Transport connections are excellent, with a host of options nearby. Tottenham Court Road will offer access to the Elizabeth Line once open.

Connections







Source: TfL















Viewings

Strictly through sole letting agents:

Joe Gibbon 07585 987 546 joseph.gibbon@cbre.com

Alex Kirk 07763 934 271 ak@eia-re.c<u>o.uk</u> Alex Kerr 07867 185 924 alex.kerr@cbre.com

Maxim Vane Percy 07867 780 332 mvp@eia-re.co.uk

Terms

Upon application.

Phoebe Thurlbeck 07443 267 817 phoebe.thurlbeck@cbre.com

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E i A

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