

## preliminary details

impressive classical style building with self-contained ground floor entrance and impressive private reception.

24 market place, fitzrovia, w1

6,676 sq ft approx for rent



## location

an easy 1 minute walk from oxford circus and 9 minutes from tottenham court road station, the building is well situated in the heart of the west-end in a buzzing location with a numerous amount of cafes, restaurants, bars and pubs.

this impressive neo-classical building boasts a self-contained entrance within a private reception, featuring high ceilings and interesting architectural features, being a private ground floor entrance there is an abundance of branding opportunities.

HERSHMAN



PILCHER

8600



7399

TELEPHONE



## amenities

- self-contained entrance with private reception
- stylish design
- 2.9m ceiling height
- passenger lift and goods lift.
- exposed timber ceiling with exposed services
- industrial style fit-out including meeting rooms.
- fitted meeting rooms and kitchen
- air conditioning
- showers
- close to transport links
- abundant food and beverage operators in the local area.

## terms

a new sublease for a term until november 2024 outside the landlord & tenant act

passing rent	£305k pax
rates	£18.84 psf pa
service charge	tbc

n.b alternatively an assignment of our clients existing lease could be available with rights to renew, terms upon application

## accommodation

3<sup>rd</sup> floor total                  6,676 sq ft

## viewing

please contact joint sole agents  
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