



59-61 Brewer Street, Soho Office To Let

All-inclusive small office suites in a good central London location

4th Floor, Room 4b **166 SQ FT**

59-61 Brewer Street
London
W1F 9UN



Location

Situated in the heart of Soho, the property is located on the south side of Brewer Street. Piccadilly Circus (Bakerloo & Piccadilly Lines) and Oxford Circus (Victoria, Bakerloo & Central lines) stations are both nearby, along with a vast array of restaurants, bars and shops



Accommodation

The accommodation is arranged in an open plan format on the 4th floor. Kitchen & WC facilities are provided in communal areas. The accommodation benefits from the following amenities.

- Electric heaters
- Entry phone system
- Rent charged on an all-inclusive basis
- Carpet floor covering

Area: 4th floor, Room 4b – 166 sq ft

Use

Offices as defined by Class E of the Town and Country Planning (Use Classes) Order 1987 as amended.

Rent

£12,500 per annum inclusive of service charge payments. The rent is subject to a rent collection fee of 5% plus VAT.

Lease

A new lease is available on flexible terms to be agreed.

Service Charge

Service charge – The rent is inclusive of service charge payments.

Business Rates

2020/2021 Rateable Value: £6,200
Approximate Rates Payable £3,093.80 per annum (£18.63 per sq ft)

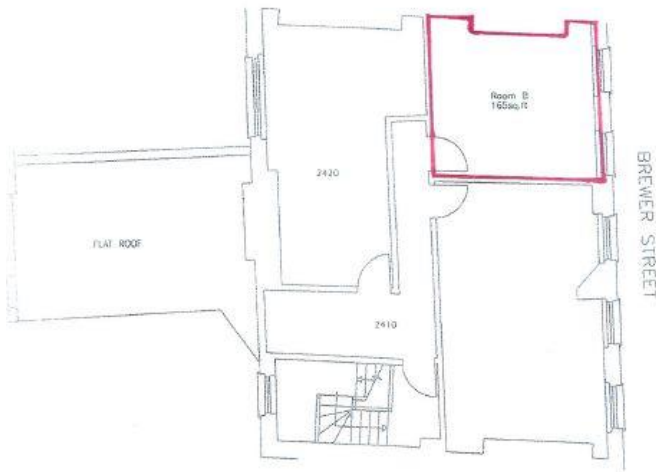
Interested parties are encouraged to make their own enquires with Westminster City Council.
Tel: 020 7461 6000

EPC

Rating 105 | E

Professional Costs

Each party to be responsible for their own legal and professional costs incurred in the transaction.



For further information or to arrange a viewing please contact:

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**Brecker
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