

New instruction

27 Lexington Street, Soho, London W1

BRIGHT SMALL SUITE TO LET- 315 sq ft



Location: The building is situated on the west side of Lexington Street, which links Brewer Street to Beak Street in the very centre of Soho. The area is internationally renowned as a centre for Media companies and in recent years has attracted a diverse occupier base which now includes The National Magazine Company, BBH, Hill & Knowlton, and Carlton amongst others.

The building is a short walk from both Piccadilly Circus and Oxford Circus underground stations which between them serve the Central, Piccadilly, Victoria and Bakerloo lines giving direct access to the City, Heathrow airport, Victoria Main Line (to Gatwick) and Waterloo (to Europe).

Description: A self contained floor to let on flexible terms by arrangement. This suite was redecorated last year, with new flooring and lighting, and benefits from excellent natural light with double aspect windows. The floor is open plan.

Accommodation:	Floor	Sq Ft	Sq M
	Second	315	29.3

Amenities:

- Open plan floor
- Plastered ceiling
- LG3 lighting
- Wooden floors
- Common WC facilities
- Kitchenette on landing
- Excellent natural light
- Entryphone

Terms: Flexible lease by arrangement direct from the freeholder.

Rent: £12,500 per annum inclusive of service charge.

VAT: VAT is not payable on the rent.

Possession: Immediate upon completion of legal formalities

Viewing: Strictly by appointment through sole agents Godfrey Vaughan:

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