

Great Marlborough Street
Soho W1



2,607 sq ft
fully fitted offices to let

A NEW APPROACH

44 Great Marlborough Street,
premier workspace in Soho.

A stunning refurbished and contemporary double height reception leads to the premium fully fitted 5th floor, perfect for businesses that want to get straight to work.





SPECIFICATION



16 open plan desks



2 x meeting rooms



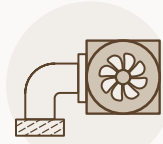
1 x private office



Refurbished reception



Raised access floors



Ceiling mounted air conditioning



On site cycle storage



2 x passenger lifts





The building offers occupiers an outstanding and inspiring open plan work environment.



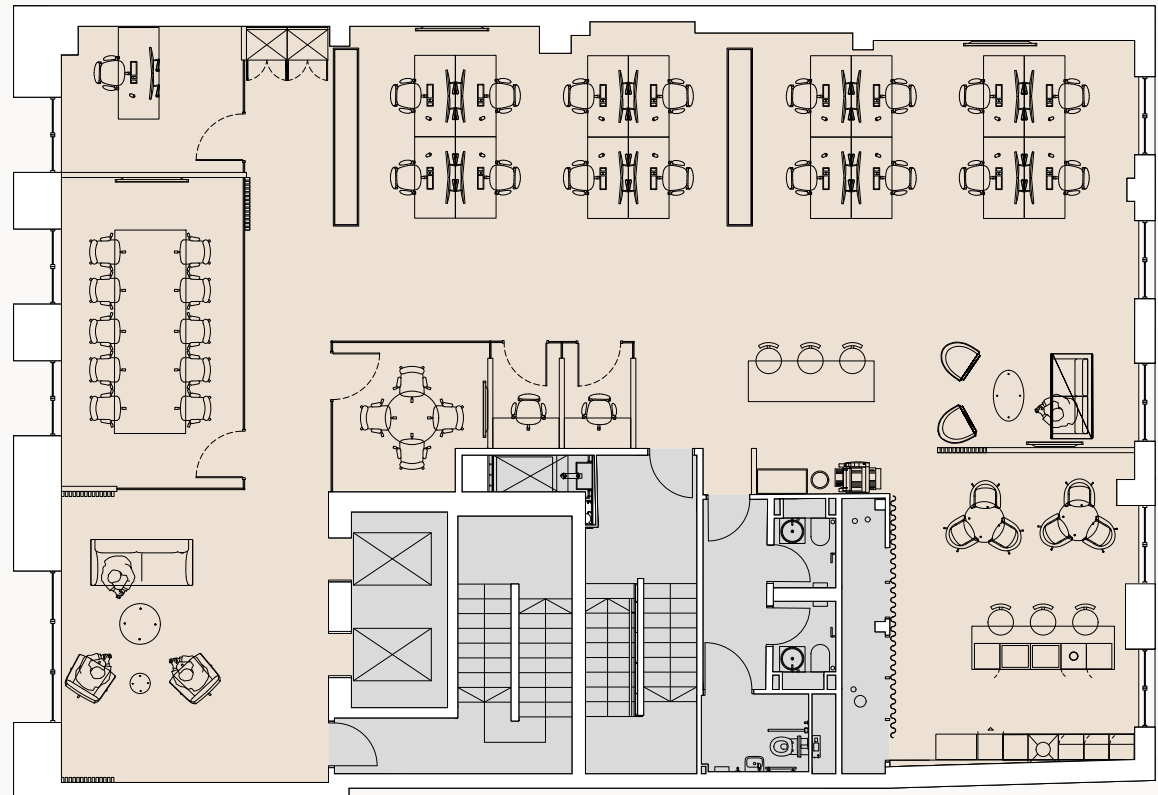



ACCOMMODATION

The fifth floor features meeting rooms, breakout spaces, open plan work stations and kitchen facilities

Fifth Floor: 2,607 Sq ft - 694 Sq M

Workstations	16
Quiet pods	2
10 person meeting room	1
4 person meeting room	1
Private office	1
Waiting area	1
Tea point/Breakout	1
Occupancy total	16
Occupancy ratio	1:15.1



 Floor plans not to scale, for indicative purposes only. Office Core

LOCATION

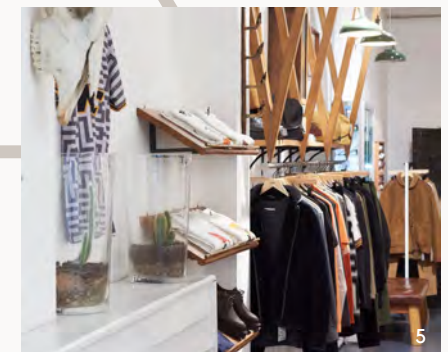
Great Marlborough Street is situated in a prime Soho location – giving occupiers access to the very best the West End and Mayfair has to offer.

Whatever your mood – Carnaby Street, Oxford Street and Regent Street are in close proximity offering a vibrant mix of restaurants, bars, shops, hotels, theatres and private members clubs.

- 1 Liberty
- 2 The Ivy Soho
- 3 Soho Square
- 4 Kingly Court
- 5 YMC



Prime Soho location



LOCATION

Soho is constantly evolving and although traditionally the home of the music and media industries, it has in recent years attracted a wider occupier mix.

Twitter, Snapchat, Spotify and Apple have all recently taken space here – further cementing its reputation as a forward thinking creative hub.

Oxford Circus, Bond Street and Tottenham Court Road stations are all nearby providing easy access to the London Underground network. With the Elizabeth Line at Tottenham Court Road and Bond Street – reducing travel times across the City.

1. Sculptor Capital Management
2. Microsoft
3. EQT Partners
4. Exponent Private Equity LLP
5. G Research
6. Apollo Global Management
7. Sony
8. Apple
9. Diageo
10. Telefonica
11. Twitter
12. Generation Investment Management
13. Facebook
14. BBH Global
15. M&C Saatchi
16. Nike
17. King.com
18. Money Supermarket
19. Palantir



Connections

02 mins

Oxford Circus



04 mins

Tottenham Court Rd



05 mins

Bond Street



14 mins

Charing Cross



Walk times to stations (Source: TfL)

Local Occupiers

THE RESIDENT



唐茶苑

YAUATCHA

LIBERTY.

SOHO HOUSE



10 GREEK STREET



FURTHER INFORMATION

Viewings

Strictly through the joint sole letting agents.

Terms

New lease via direct negotiation with the landlord.



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