



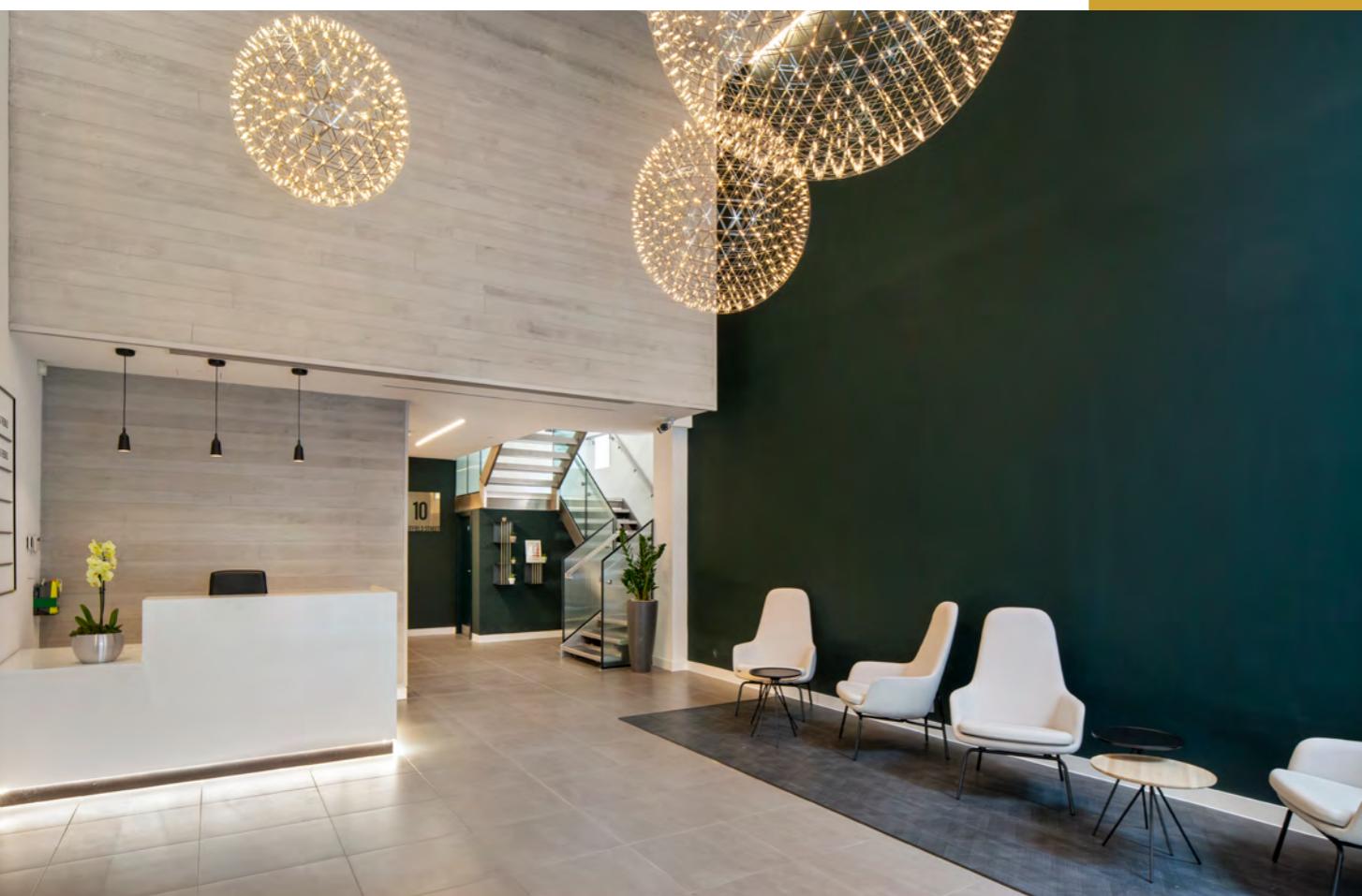
Whitfield St.

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



Contemporary design



Cycle storage



New shower facilities



Linear LED lighting



Underfloor air-conditioning



Full height glazing



2 x 8-person lifts



24 hour access



Fully accessible raised floors



Newly refurbished reception



Newly refurbished Cat A space



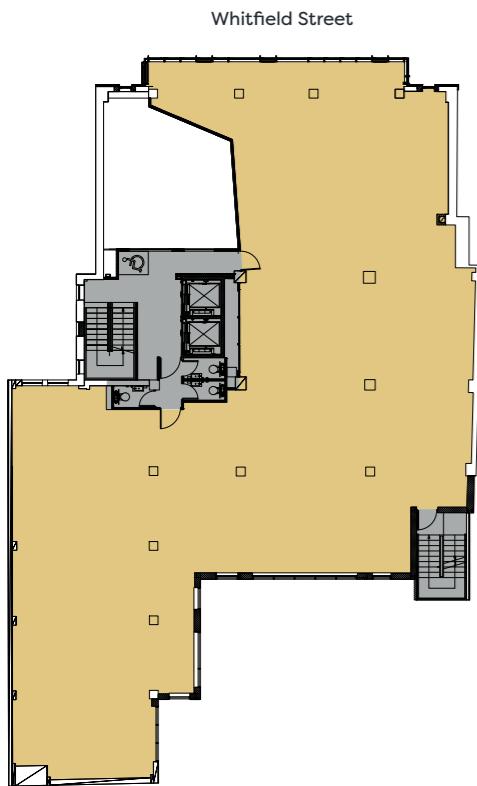
Separate rear access

Cat A Floors



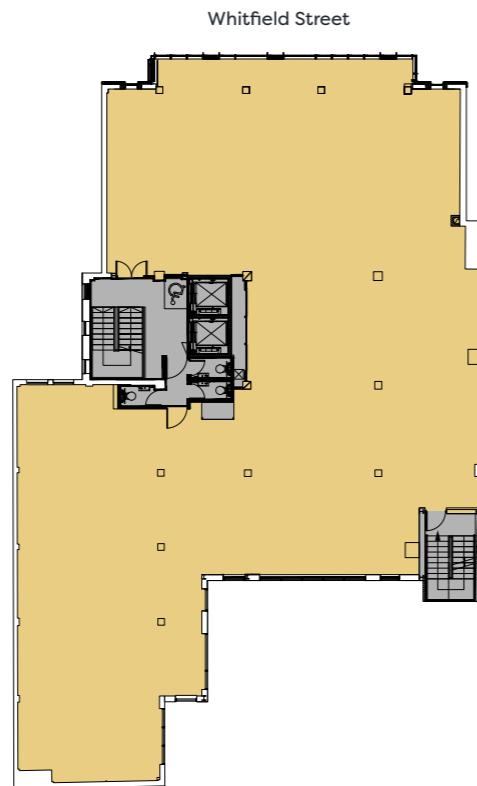
First Floor Plan

4,356 sq ft / 404.7 sq m



Second Floor Plan

4,896 sq ft / 454.9 sq m



Plans for indicative purposes only (not to scale)

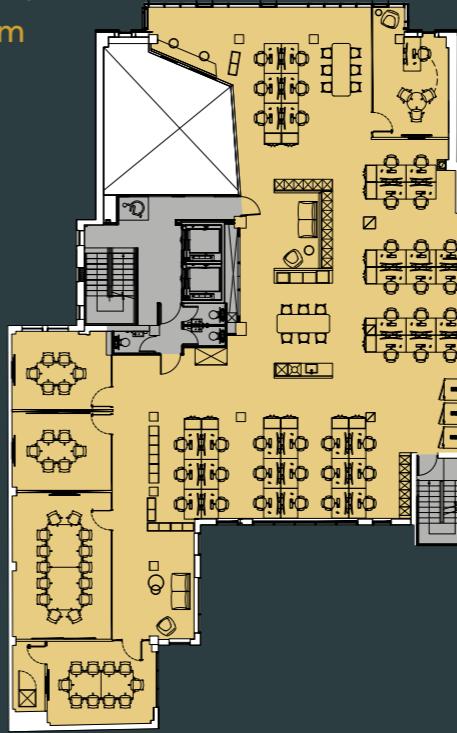


Indicative Fit-out

Space Plan

4,356 sq ft /
404.7 sq m

Whitfield Street



Occupancy breakdown



40 open plan
workstations



12 x agile
working



2 x 6 person
meeting rooms



1 x 10 person
meeting room



1 x 14 person
meeting room



1 x executive
office



2 breakout
areas



Kitchen



3 x server
cabinets

Indicative Layout CGI's



Location

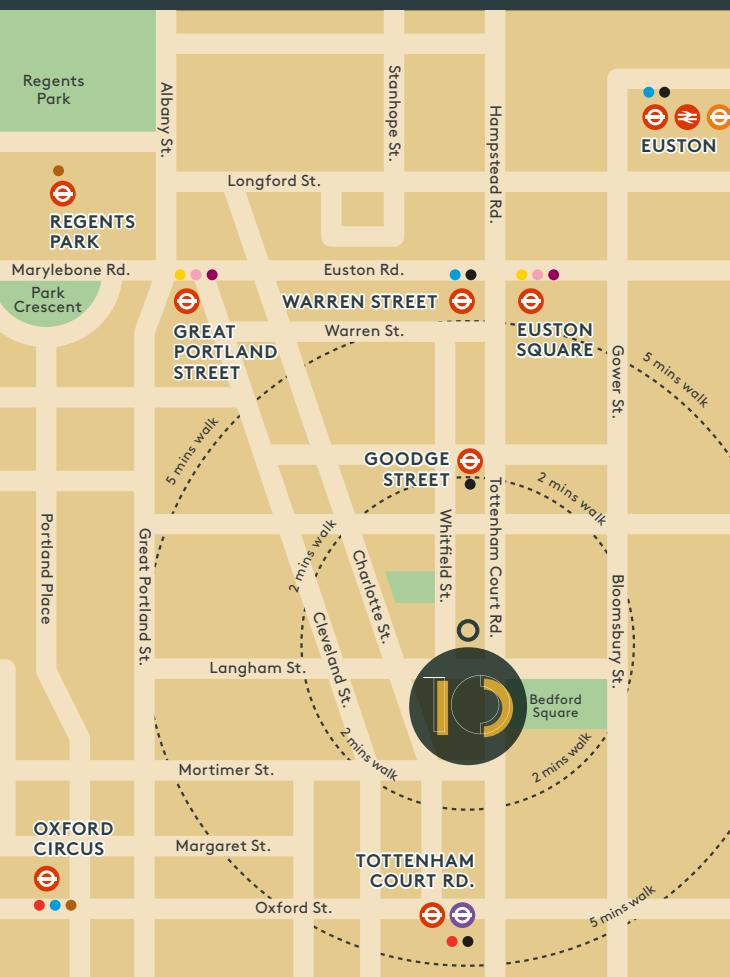
Fitzrovia is well known for its trendsetting restaurants, boutique retailers and vibrant lifestyle. Nearby Charlotte Street features exciting new offerings, along with the renowned Charlotte Street Hotel.

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 Kerr
07867 185 924
alex.kerr@cbre.com

Terms

Upon application.

Phoebe Thurlbeck
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CBRE

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