

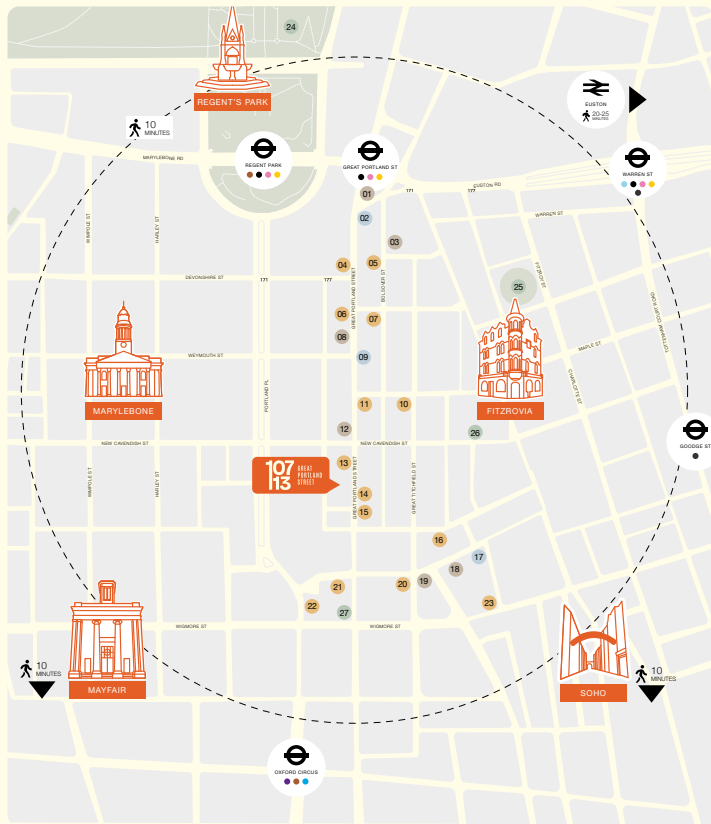
107
113

GREAT
PORTLAND
STREET

107-113 GREAT PORTLAND ST,
LONDON W1W 6QG



PART OF *fitzrovia*co



WELCOME TO GREAT PORTLAND STREET

- | | |
|--|--|
| 01 Black Sheep Coffee | 16 Meraki Greek Restaurant & Bar Fitzrovia |
| 02 The Albany | 17 The Green Man |
| 03 Peyton and Byrne Bakeries | 18 Scandinavian Kitchen |
| 04 Ibérica Marylebone (PART OF FITZROVIAO) | 19 Kaffeine Coffee |
| 05 Honey & Smoke Grill House | 20 Riding House Fitzrovia |
| 06 Kibele Restaurant (PART OF FITZROVIAO) | 21 Madera at Treehouse London |
| 07 Dermatino | 22 The Wigmore |
| 08 Starbucks (PART OF FITZROVIAO) | 23 Mortimer House Kitchen |
| 09 Sixes Social Cricket | 24 Regent's Park |
| 10 Caravan Fitzrovia Restaurant | 25 Fitzroy Square Garden |
| 11 Clipstone | 26 Rumble |
| 12 GAIL's Bakery Great Portland Street | 27 Psycle Oxford Circus |
| 13 Portland (PART OF FITZROVIAO) | |
| 14 Sushi Atelier | |
| 15 Kibako London | |

● PUB / BAR ● COFFEESHOP ● PARK / GYM ● RESTAURANT

DISCOVER WORLD CLASS AMENITIES RIGHT AT YOUR DOORSTEP IN FITZROVIA.

Discover the thriving business community on Great Portland Street, situated in the heart of Fitzrovia, a prestigious neighborhood. This central location provides easy access to Soho, Mayfair, and Marylebone, making it perfect for professionals.

With world-class amenities close by and excellent transport links via Euston Station and the Underground, everything you need is conveniently within reach. Plus, enjoy the calm of Regent's Park, just a short walk away. Join the vibrant community and establish your business in one of London's most sought-after areas.



TIMLESS ARCHITECTURE, CONTEMPORARY WORKSPACE

SPACE AVAILABLE



SUSTAINABILITY FOCUS



TENANT LOUNGE



OWN FRONT DOOR



ORIGINAL ARCHITECTURAL
FEATURES



CYCLE STORAGE



LOCKERS & SHOWER FACILITY



FULLY FITTED OFFICE SUITES



GREAT CONNECTIVITY

4TH FLOOR

2,351 sq ft | 30 Desks

3RD FLOOR

5,512 sq ft | 24 Desks

2ND FLOOR

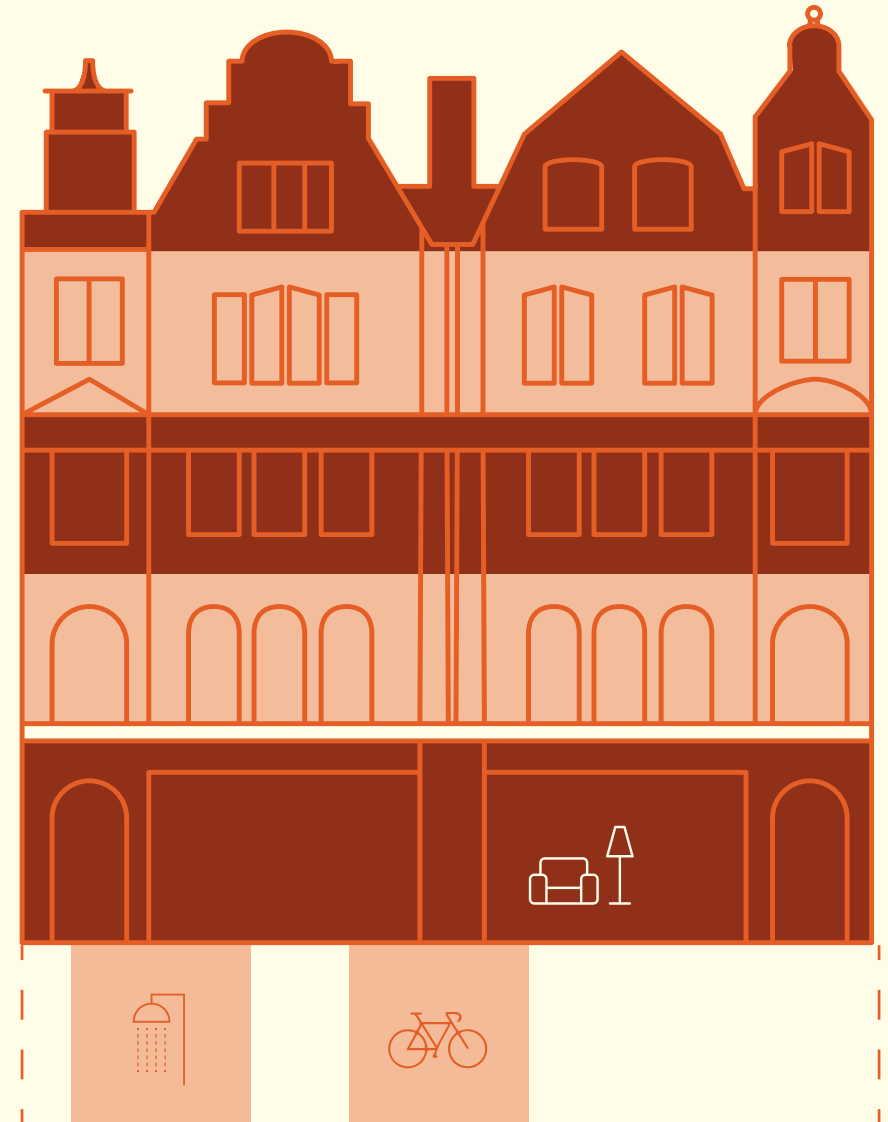
2,570 sq ft | 24 Desks

1ST FLOOR

2,594 sq ft | 30 Desks

GROUND FLOOR
RETAIL

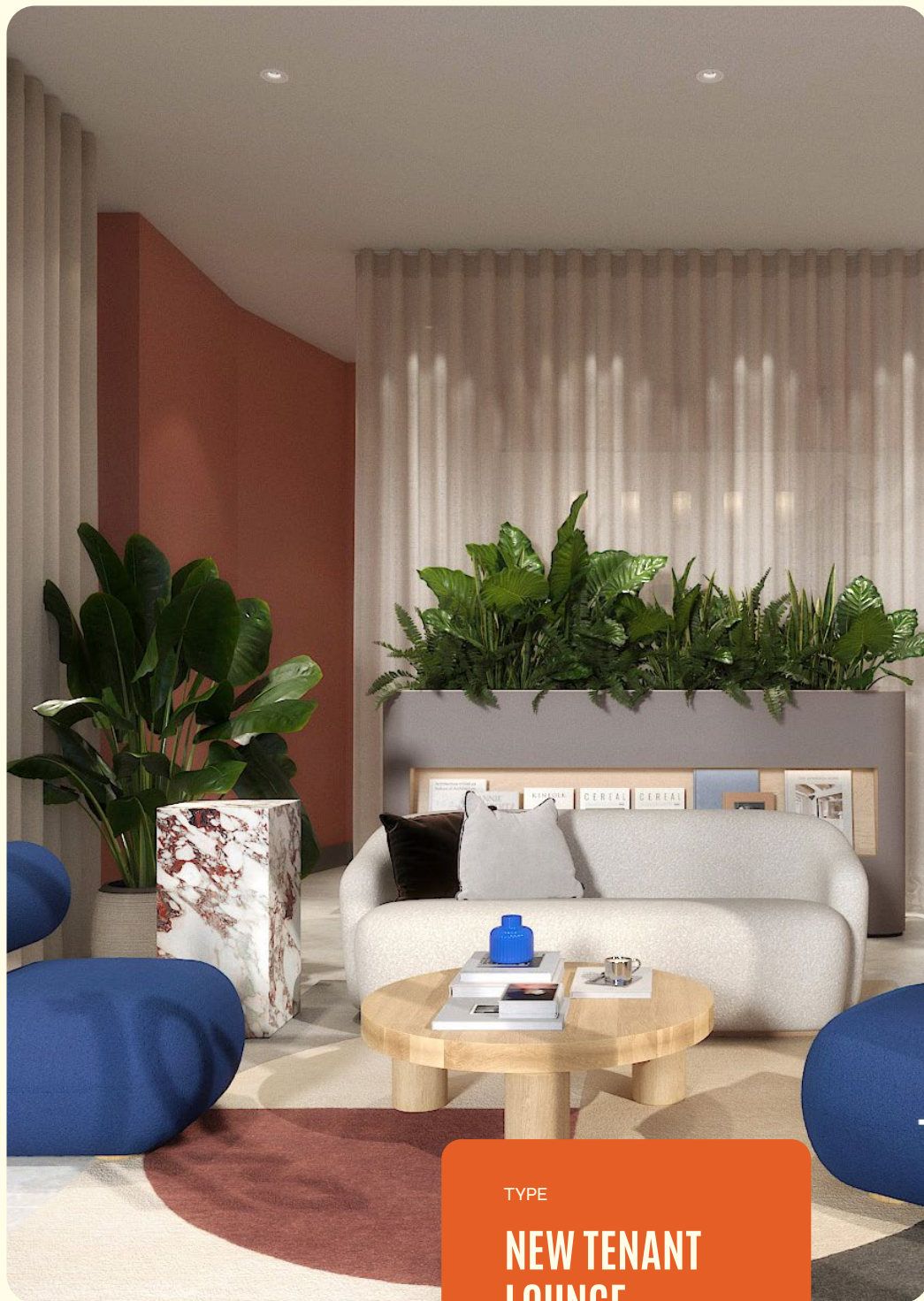
BASEMENT
RETAIL





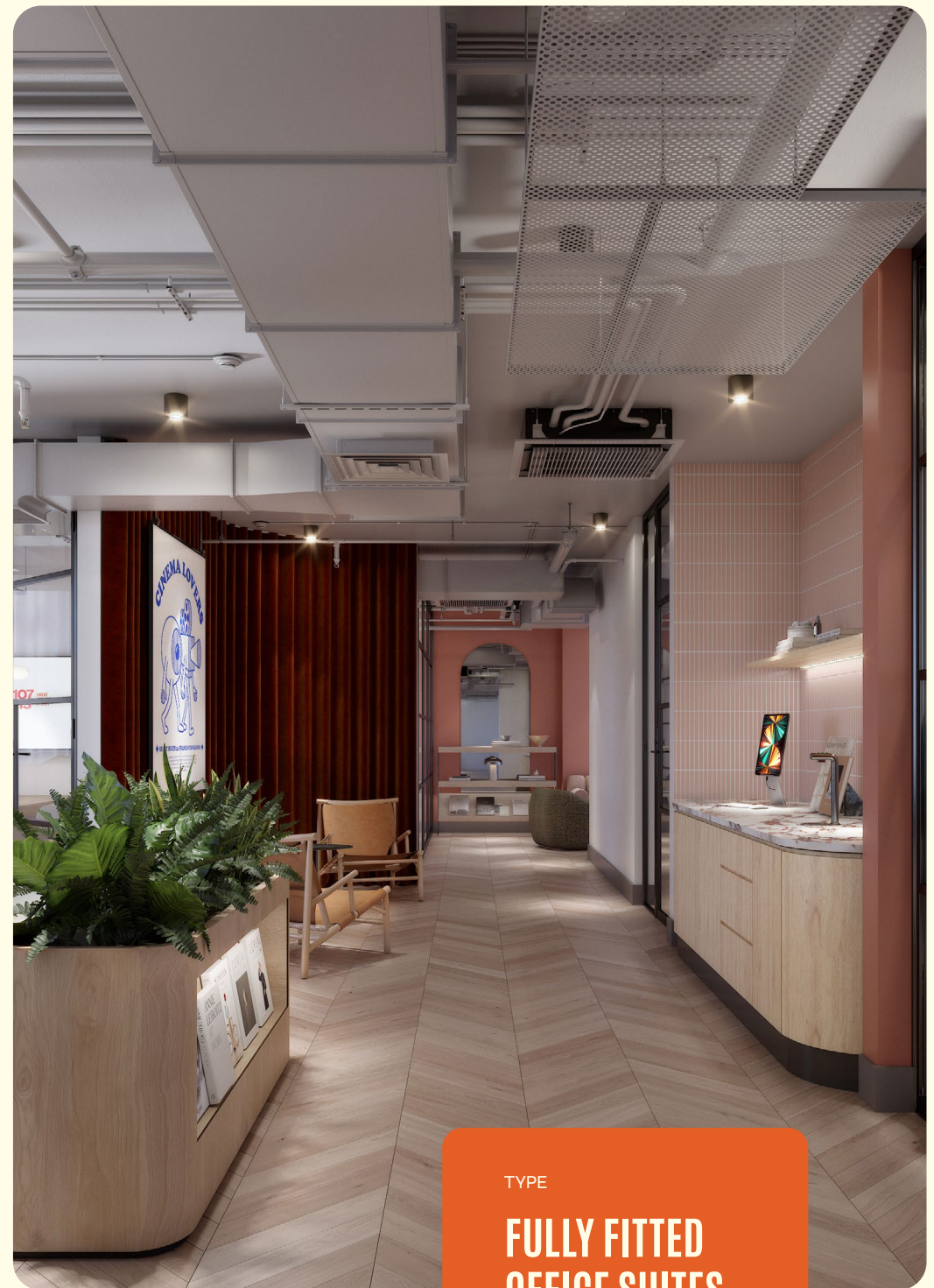
TYPE

**NEW TENANT
LOUNGE**



TYPE

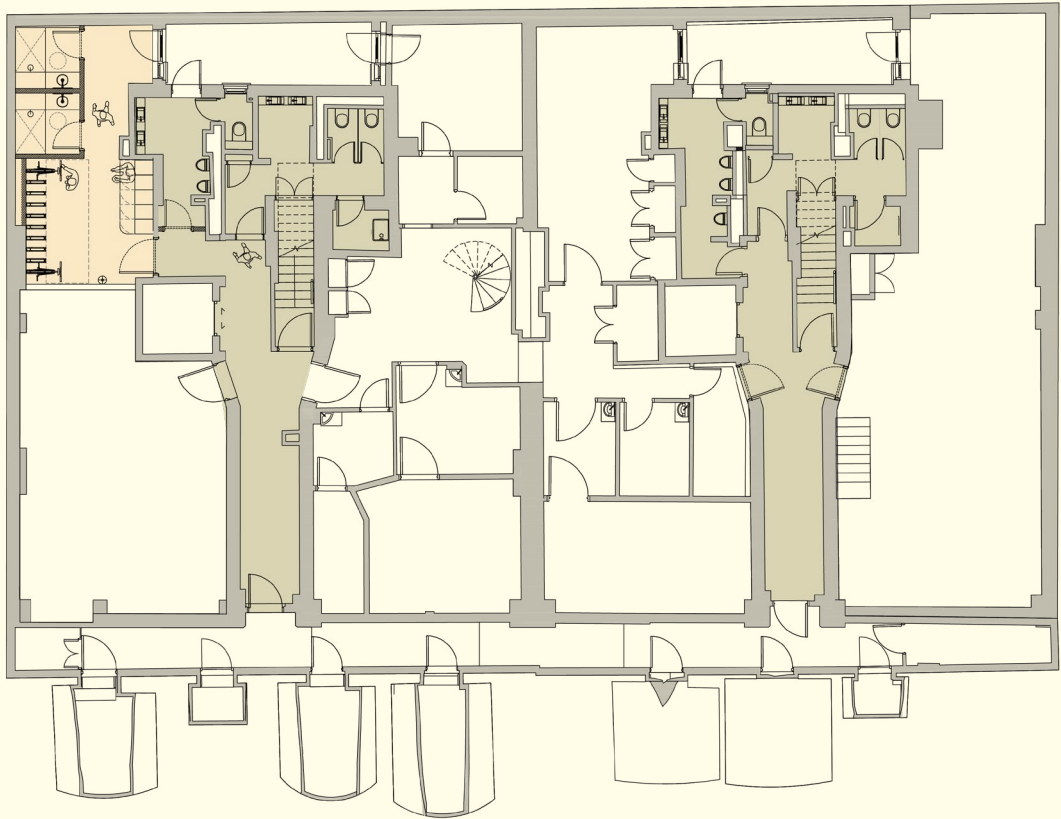
**NEW TENANT
LOUNGE**



TYPE

**FULLY FITTED
OFFICE SUITES**

BASEMENT



SPECIFICATION

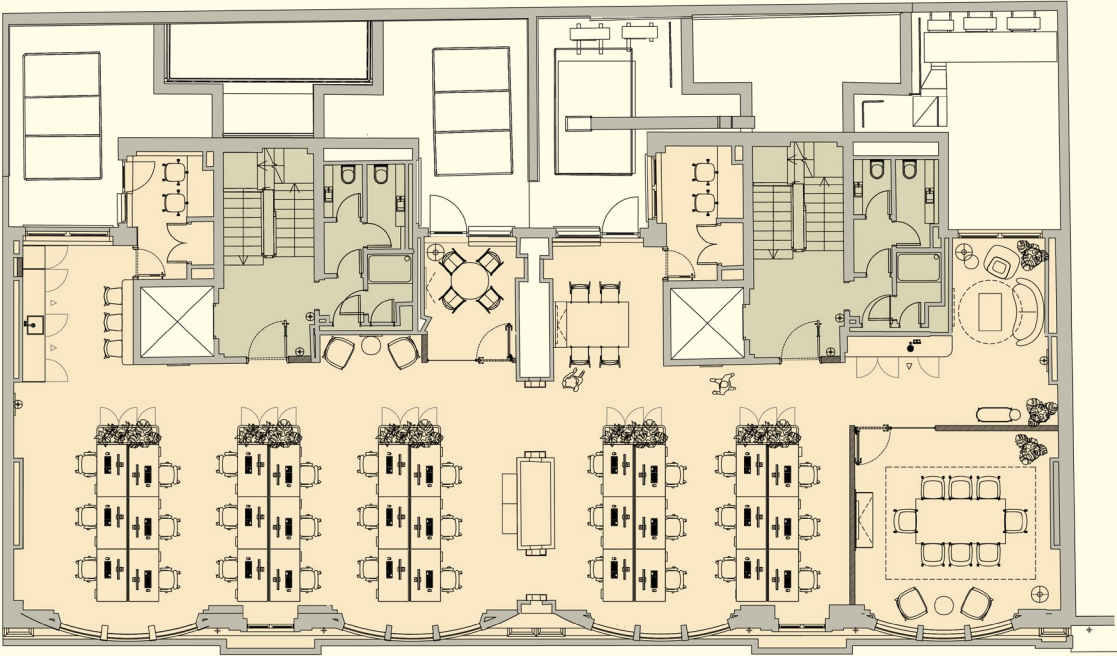


BREAKOUT
2 unisex showers
10 lockers



AMENITY
10 verticle bike racks

FIRST FLOOR



SPECIFICATION



WORKSTATIONS
30 Fixed Workstations



MEETINGS
2 x 2-Person Focus Room
1 x 4-Person Meeting Room
1 x 8-Person Board Room



BREAKOUT
Welcome Lounge
4-Person Breakout
Soft Seating Meeting



AMENITY
Welcome Lounge
Kitchen with Breakfast Bar
Client Coffee Facility

NIA

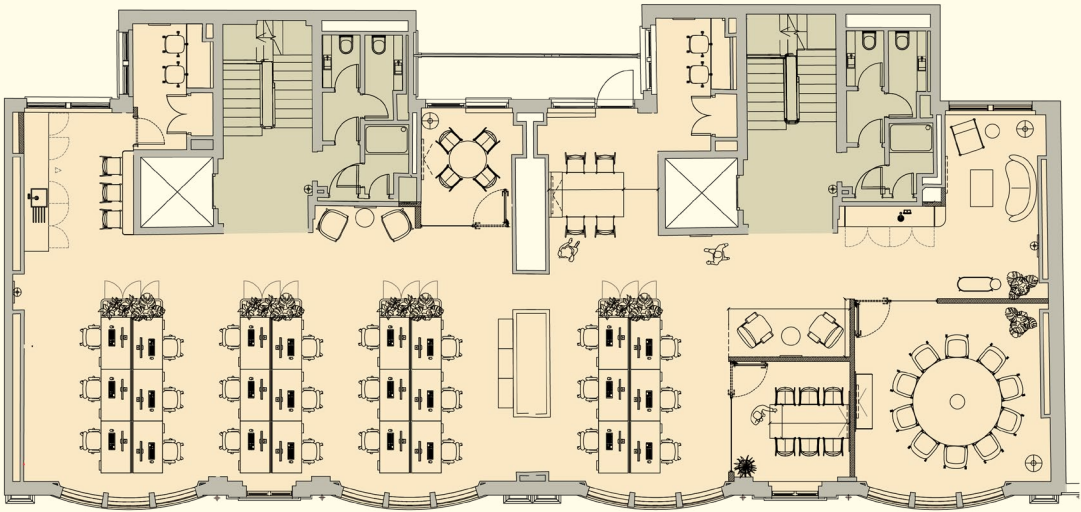
EPC

241 SQM /
2,594 SQFT



*Targeted

SECOND FLOOR



SPECIFICATION



WORKSTATIONS

24 Fixed Workstations



MEETINGS

2 x 2-Person Focus Room
1 x 4-Person Meeting Room
1 x 6-Person Meeting Room
1 x 10-Person Board Room



BREAKOUT

Welcome Lounge
4-Person Breakout
Soft Seating Meeting



AMENITY

Welcome Lounge
Kitchen with Breakfast Bar
Client Coffee Facility

NIA

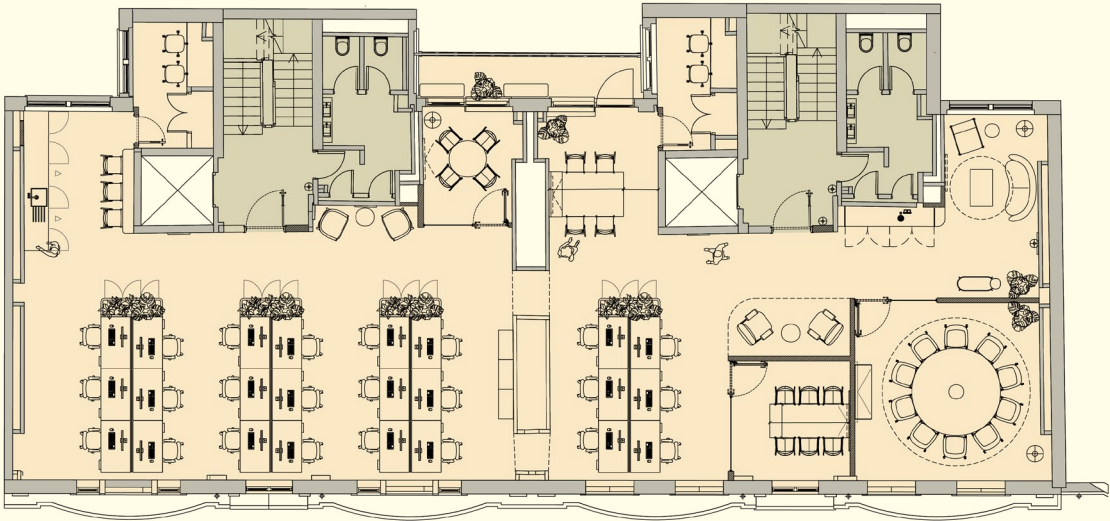
EPC

239 SQM /
2,570 SQFT



*Targeted

THIRD FLOOR



SPECIFICATION



WORKSTATIONS
24 Fixed Workstations



MEETINGS
2 x 2-Person Focus Room
1 x 4-Person Meeting Room
1 x 6-Person Meeting Room
1 x 10-Person Board Room



BREAKOUT
Welcome Lounge
4-Person Breakout
Soft Seating Meeting

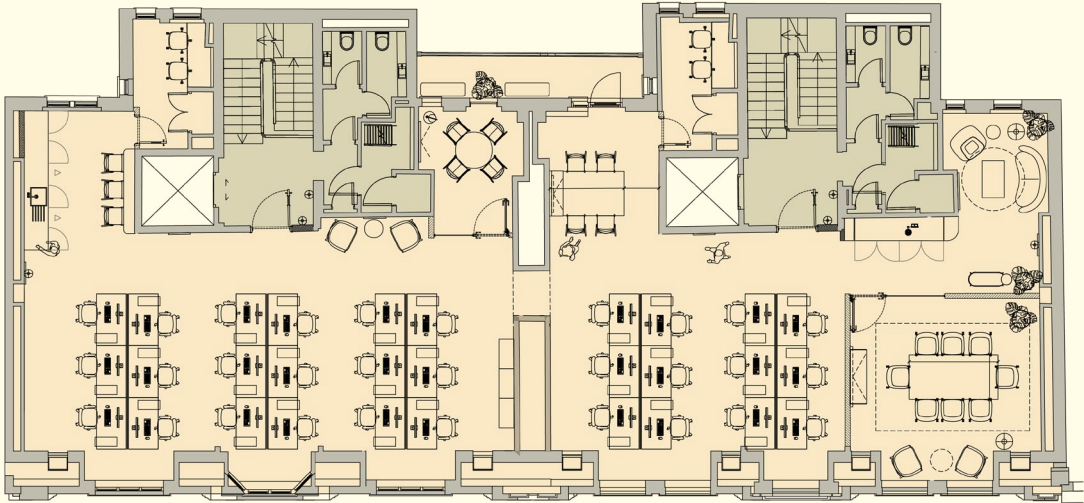


AMENITY
Welcome Lounge
Kitchen with Breakfast Bar
Client Coffee Facility

NIA
233 SQM /
5,512 SQFT

EPC
B
*Targeted

FOURTH FLOOR



SPECIFICATION



WORKSTATIONS
30 Fixed Workstations



MEETINGS
2 x 2-Person Focus Room
1 X 4-Person Meeting Room
1 X 8-Person Meeting Room



BREAKOUT
Welcome Lounge
4-Person Breakout
Soft Seating Meeting



AMENITY
Welcome Lounge
Kitchen with Breakfast Bar
Client Coffee Facility

NIA

EPC

218 SQM /
2,351 SQFT



*Targeted

RENT

POA

RATES

POA

SERVICE CHARGE

POA

TOTAL OUTGOINGS

POA

FIBRE

FULLY CONNECTED
PLUG AND PLAY

EPC

TARGET B+

107
113 GREAT
PORTLAND
STREET

PART OF

fitzrovia.co

MANAGED BY

Oval

BRAND BY

'kin

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