



Description

Part of the Fitzrovia Quarter, Great Castle Street is positioned off Great Portland Street within the popular Fitzrovia Market Place. Just a 3-minute walk from Oxford Circus Station and moments from Regent Street, the area is a popular F&B destination for both local office workers, tourists and residents.

The unit sits opposite The Oxford Market Bar and next door to restaurant 1947. Joe & The Juice will soon open opposite. Other occupiers in the immediate area include Salad Project, Tortilla, Faros, Burger & Lobster, Dal Fiorentino, Vapiano and Kiss the Hippo. Retail brands include Ikea, Reiss, Vans and Urban Outfitters.

Accommodation

Ground Floor	990 sq ft	92.01 sq m
Basement	1,310 sq ft	121.75 sq m
Total	2,300 sq ft	213.75 sq m

Rent

£150,000

Lease Term

Available on a new lease for a term to be agreed, to be contracted outside the security and tenure provisions of the Landlord & Tenant Act, 1954.

Rates

Rateable Value	£72,500
UBR	0.546 (25/26)

We advise interested parties to make their own enquiries with Westminster Council to confirm their exact liabilities.

Costs

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

Energy Performance Certificate

Rating D (79)

Viewing

Viewings to be arranged in advance via KLM Real Estate or Langham Estate (020 7580 5656)

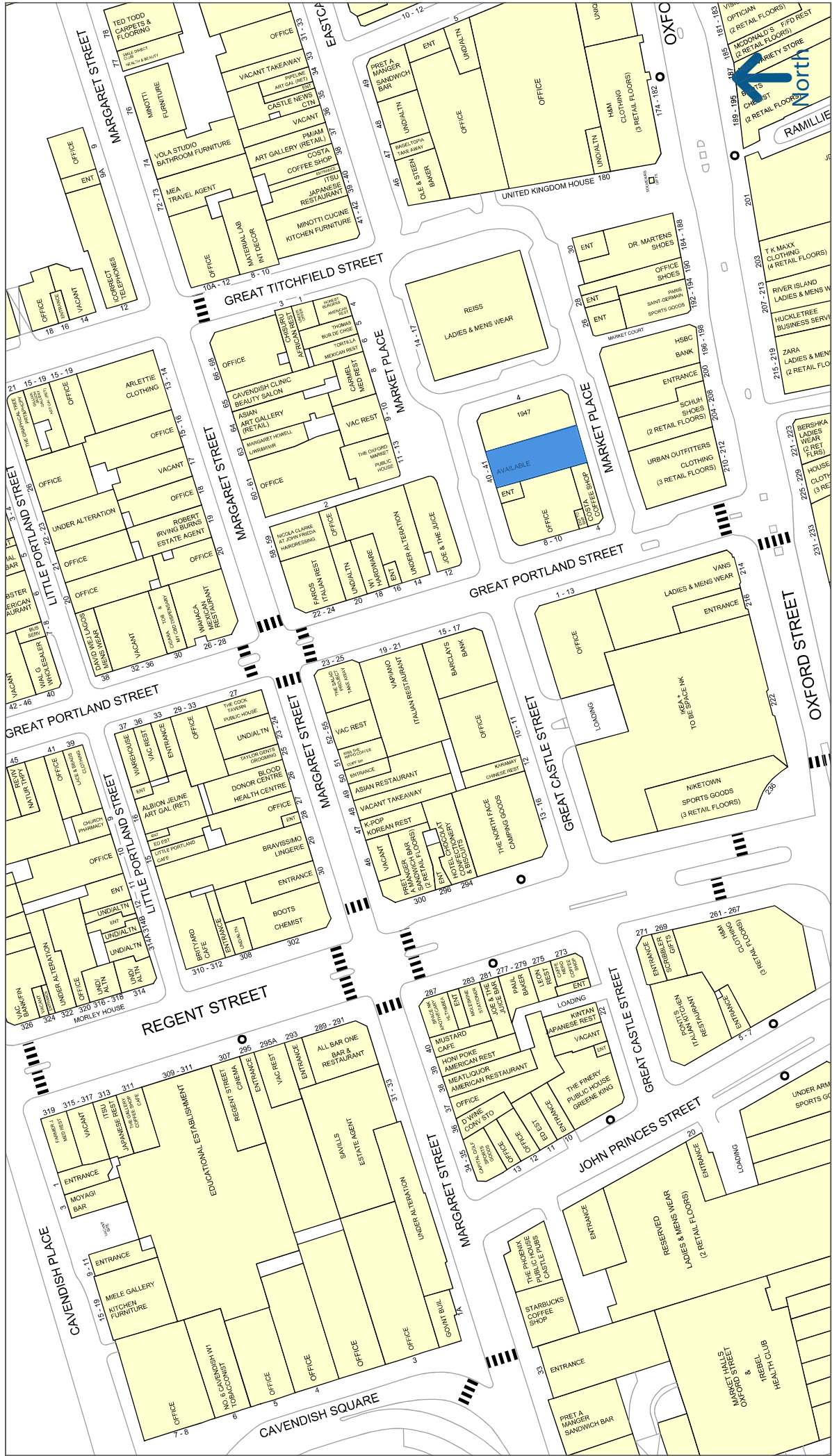
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