

65 NEWMAN STREET,
LONDON W1T 3EG

ECONOMIC OFFICES
TO LET IN FITZROVIA

960 – 3,029 SQ. FT.

89 – 281 SQ. M.

ONLY £35.00 PER SQ. FT.



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020 7486 0900
LONDON & NEW YORK

APPROXIMATE COSTS

Floor	Sq. Ft. Sq. M.	Rent PA Rent Per Sq. Ft.	Business Rates Payable PA Per Sq. Ft.	Service Charge PA Per Sq. Ft.	Total PA PCM
3rd	1,053 98	£36,855 £35.00	£21,060 £20.00	£8,424 £8.00	£66,339 £5,528
2nd	1,016 94	£35,560 £35.00	£20,195 £20.00	£8,128 £8.00	£63,435 £5,286
1st	960 89	£33,600 £35.00	£19,007 £20.00	£7,680 £8.00	£60,287 £5,024
Total	3,029 281	£106,015 £35.00	£60,262 £20.00	£24,232 £8.00	£190,061 £15,838



Virtual Tour

LOCATION

63-65 Newman Street is located mid-way between Mortimer Street and Eastcastle Street, opposite Newman Passage.

This building is in the heart of Fitzrovia where there is an extensive choice of local amenities including famous restaurants and bars. Tottenham Court Road, Goodge Street, Warren Street and Oxford Circus underground stations are all close by.

ACCOMMODATION

All three floors provide bright, open plan office space with demised kitchenettes and WCs. Floors can be acquired either together or separately.

LEASE

Sub-lease(s) for a term to June 2027.

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AMENITIES

- Passenger lift
- Comfort cooling
- Perimeter trunking
- Entry phone system
- Demised kitchenette & WCs
- 24 hour access
- Excellent connectivity/ broadband
- Floors can be acquired together or separately



Virtual Tour

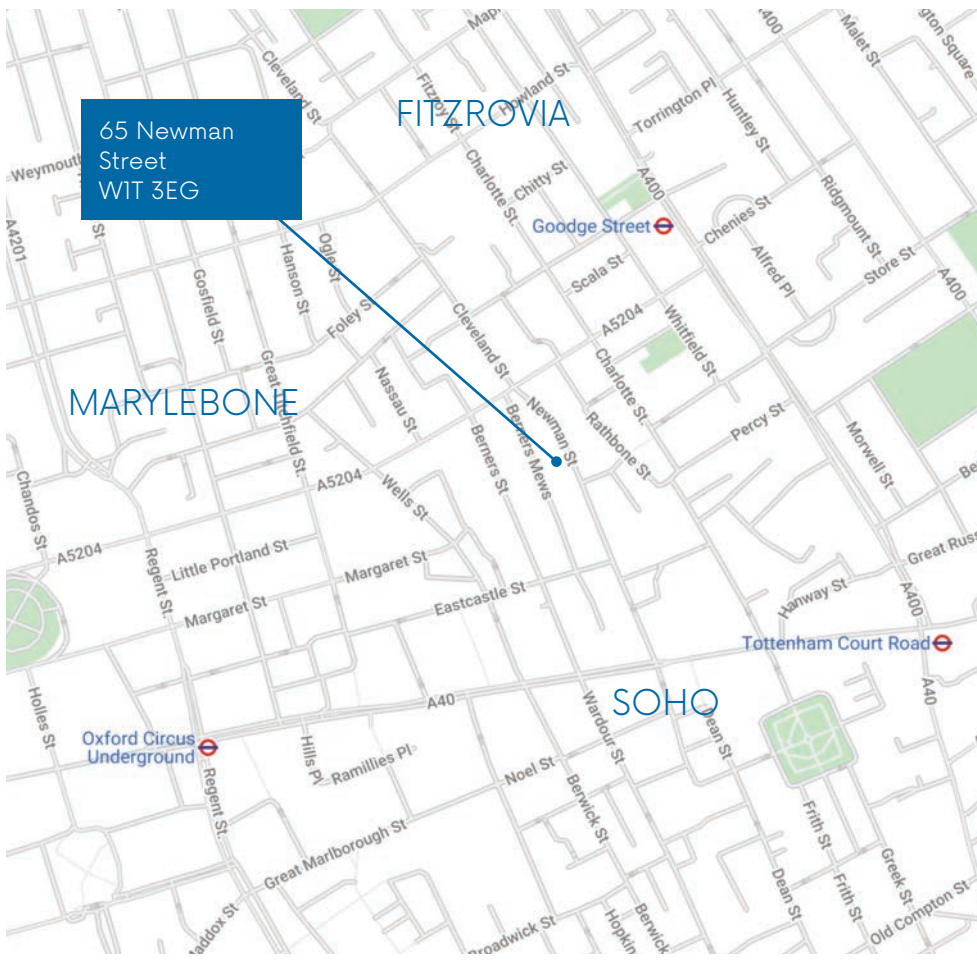




Philafrenzy, CC BY-SA 4.0 via Wikimedia Commons



Goodge Street Station by Richard Law, CC BY-SA 2.0, via Wikimedia Commons



LOCAL AREA ▶

VIEWINGS

Viewings strictly by appointment through sole agents:

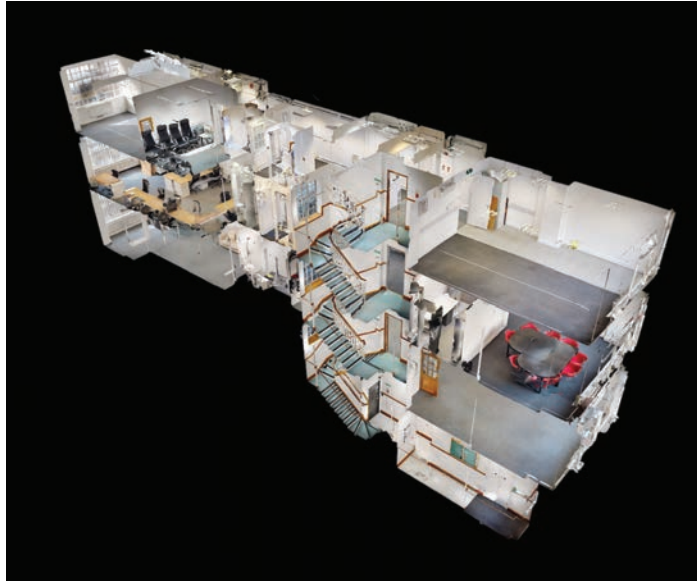
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▼ Floor Plan



▲ Property Location

◀ Dolls House

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