

SHW

MAKING PROPERTY WORK

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TO LET

2ND FLOOR OFFICE TO LET – 1,727 SQ FT

ESSEL HOUSE, 29 FOLEY STREET, FITZROVIA, LONDON, W1W 7TH

Rent | On application 2ND FLOOR OFFICE AVAILABLE NOW

08 September 2025

DESCRIPTION

The 2nd floor, measuring 1,727 sq ft, provides smart, bright media-style office space which has been recently redecorated. The space is fully fitted, providing 15-18 desks, 2 meeting rooms, a private office and a kitchen. The floor benefits from excellent natural light and good floor-to-ceiling height.

LOCATION

29 Foley Street sits on the southeastern corner of the junction with Great Titchfield Street and Foley Street. The area is filled with amenities, such as Attendant Coffee Roasters, The Crown & Spectre and Caravan. The building is well located with access to transport links such as Oxford Circus and Goodge Street underground stations both under 10 minutes away.

ACCOMMODATION (GROSS INTERNAL AREA)

	SQ FT	SQ M
2nd Floor	1,727	160
TOTAL	**1,727**	**160**

TENURE

The 2nd floor is available by the way of a sublease or assignement for a term until January 2030.

EPC

The property has an EPC rating of C

AMENITIES / OPPORTUNITY

- Passenger lift
- 2 x meeting rooms
- Exec office
- Fully fitted office
- Kitchen
- Recently redecorated
- Demised toilets
- Good floor-to-ceiling height
- Excellent natural light

RENT

On Application

RATES

The current 2024 Rateable Value of the property is £67,500. The Rates payable for this property is Est. £34,560 per annum.

Interested parties are advised to make their own enquires.

SERVICE CHARGE

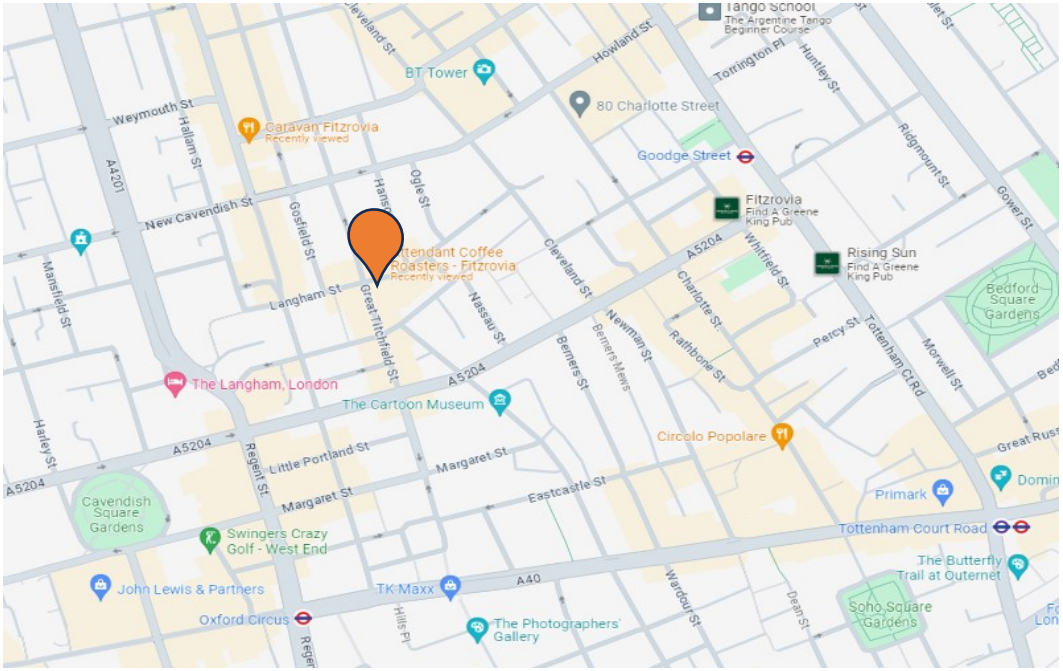
£21,000 per annum.

VAT

VAT will be chargeable on the terms quoted.

LEGAL COSTS

Each party is to be responsible for their own legal fees.



VIEWINGS – 020 7389 1500

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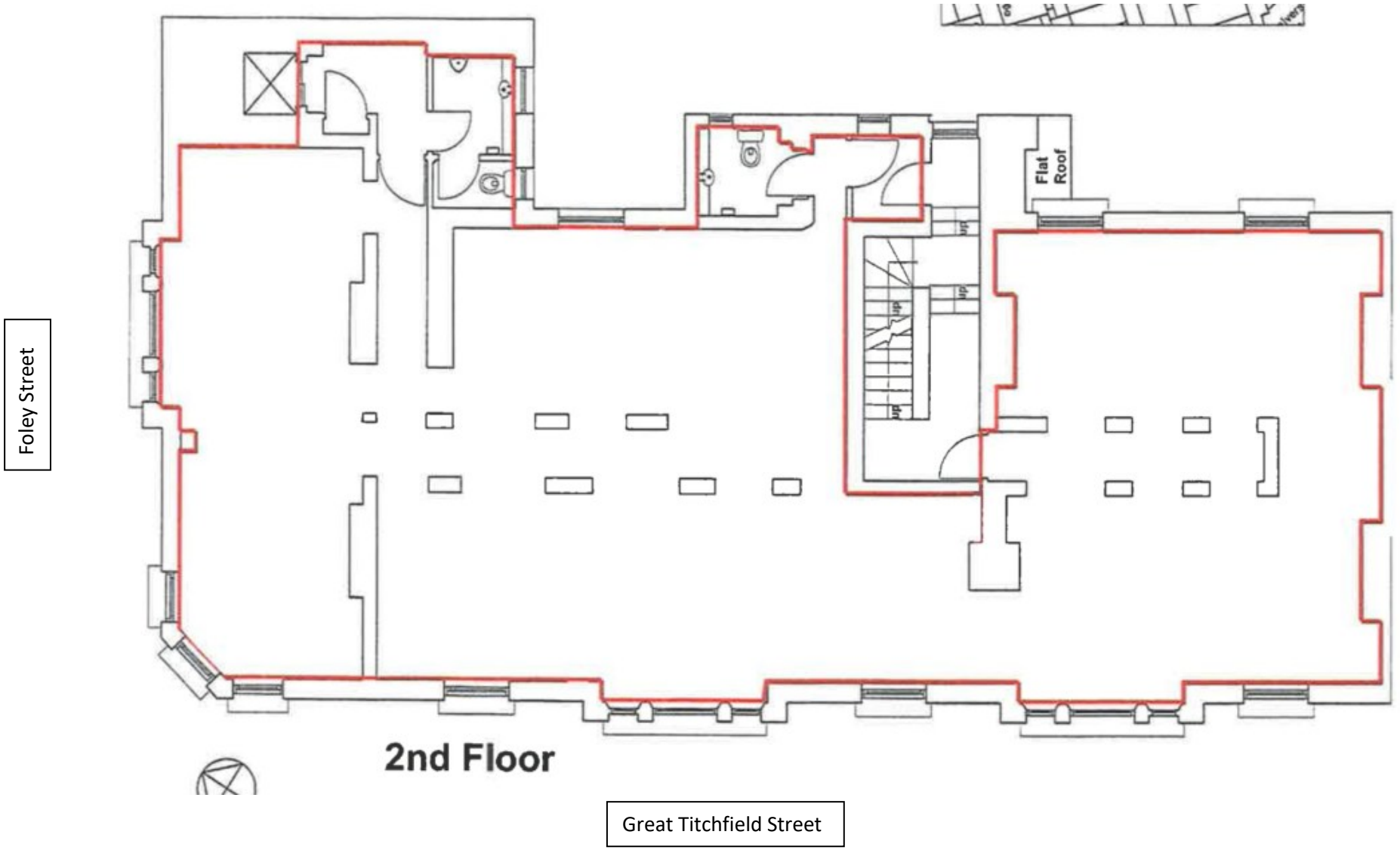
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