

THE LANGHAM ESTATE

AVAILABILITY LIST

May 2018

**In this changing climate,
your business may wish to weather the storm...**



**So, if you're looking for property North of Oxford Street...
We've got it covered.**

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THE LANGHAM ESTATE

Available Properties to Let May 2018

Offices to Let

Bywell Place

5-6 Bywell Place (self-contained building)

Ground – 3rd Floors **Under Offer**

Area: 2,100 sq ft (195.09 sq m)

Rent: £115,500 pa (£55 psf)

Clipstone Street

Threeways House, 40-44 Clipstone Street

Second Floor (East)

Area: 2,500 sq ft (232.25 sq m)

Rent: £148,750 pa (£59.50 psf)

Devonshire Street

Devonshire House, 1 Devonshire Street

Second Floor (North) **New Instruction**

Area: 1,100 sq ft (102.19 sq m)

Rent: £63,250 (£57.50 psf)

Second Floor (South) **New Instruction**

Area: 1,400 (130.06 sq m)

Rent: £80,500 (£57.50 psf)

Eastcastle Street

50 Eastcastle Street

Suite 360, Part Third Floor

Area: 3,560 sq ft (330.73 sq m)

Rent: £211,820 pa (£59.50 psf)

Suite 180, Part First Floor **Under Offer**

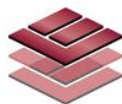
Area: 430 sq ft (39.94 sq m)

Rent: £23,650 pa (£55 psf)

Suite 350, Part Third Floor

Area: 490 sq ft (45.52 sq m)

Rent: £28,175 pa (£57.50 psf)



THE LANGHAM ESTATE

Available Properties to Let May 2018

Great Castle Street

Windsor House, 40-41 Great Castle Street

3rd Floor **New Instruction**

Area: 620 sq ft (57.59 sq m)

Rent: £34,720 (£56 psf)

Great Portland Street

20 Great Portland Street

Fourth Floor (Front) **Under Offer**

Area: 410 sq ft (38.08 sq m)

Rent: £21,525 pa (£52.50 psf)

Third Floor (Front)

Area: 450 sq ft (41.81 sq m)

Rent: £23,625 pa (£52.50 psf)

Second Floor (Front)

Area: 455 sq ft (42.27 sq m)

Rent: £23,887 pa (£52.50 psf)

Julco House, 26-28 Great Portland Street

Fifth Floor **New Instruction**

Area: 1,820 sq ft (169.08 sq m)

Rent: £111,930 pa (£61.50 psf)

Second Floor **New Instruction**

Area: 1,835 sq ft (170.47 sq m)

Rent: £112,852 pa (£61.50 psf)

39 Great Portland Street

First Floor

Area: 730 sq ft (67.81 sq m)

Rent: £44,895 (£61.50 psf)

50 Great Portland Street

Fourth Floor **New Instruction**

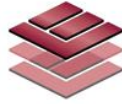
Area: 310 sq ft (28.79 sq m)

Rent: £17,050 pa (£55 psf)

Third Floor **New Instruction**

Area: 300 sq ft (27.87 sq m)

Rent: £16,500 pa (£55 psf)



THE LANGHAM ESTATE

Available Properties to Let May 2018

Great Portland Street... cont

107-109 Great Portland Street

First Floor (South) To Be Refurbished

Area: 1,245 sq ft (115.66 sq m)

Rent: £72,832 (£58.50 psf)

167/169 Great Portland Street

Sixth Floor New Instruction

Area: 1,100 sq ft (102.19 sq m)

Rent: £65,450 pa (£59.50 psf)

First Floor New Instruction

Area: 1,500 sq ft (139.35 sq m)

Rent: £89,250 pa (£59.50 psf)

Great Titchfield Street

Great Titchfield House, 14-18 Great Titchfield Street

4th Floor (South) New Instruction

Area: 1,205 sq ft (111.94 sq m)

Rent: £72,300 (£60 psf)

Moray House, 23-25 Great Titchfield Street

Suite 1 | Third Floor Under Offer

Area: 1,210 sq ft (112.41 sq m)

Rent: £75,625 (£62.50 psf)

Suite 2-4 | Third Floor

Area: 3,020 sq ft (280.56 sq m)

Rent: £188,780 (£62.50 psf)

Hallam Street

14 Hallam Street

Basement, Ground & 1st – 4th Floors Under Offer

Area: 3,760 sq ft (349.31 sq m)

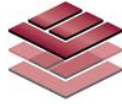
Rent: On Application

Hallam House, 56-60 Hallam Street

Lower Ground, Ground & 1st – 4th Floors

Area: 7,610 sq ft (706.99 sq m)

Rent: On Application



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Available Properties to Let May 2018

Little Portland Street

5 Little Portland Street

1st-3rd Floors **New Instruction**

Area: 2,300 sq ft (213.21 sq m)

Rent: £133,400 (£58 psf)

Market Place

30 Market Place

Third Floor. Grade A **Last Remaining Floor**

Area: 4,480 sq ft (416.16 m²)

Rent: On Application

Margaret Street

15/16 Margaret Street

Fifth Floor **New Instruction**

Area: 815 sq ft (75.71 sq m)

Rent: £48,900 pa (£60 psf)

20 Margaret Street

Second Floor **New Instruction**

Area: 820 sq ft (76.17 m²)

Rent: £45,100 pa (£55 psf)

First Floor **New Instruction**

Area: 810 sq ft (75.25 sq m)

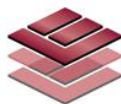
Rent: £46,980 (£58 psf)

47/50 Margaret Street

Fourth Floor (West)

Area: 360 sq ft (33.45 sq m)

Rent: £22,320 pa (£62 psf)



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Available Properties to Let May 2018

Margaret Street...cont

51/53 Margaret Street

Second Floor (West) New Instruction

Area: 500 sq ft (46.45 sq m)

Rent: £28,750 (£57.50 psf)

First Floor (West)

Area: 450 sq ft (41.80 sq m)

Rent: £25,875 (£57.50 psf)

First Floor (East) Under Offer

Area: 660 sq ft (61.31 sq m)

Rent: £39,600 (£60 psf)

63/64 Margaret Street

Fifth Floor (West) Refurbished

Area: 520 sq ft (48.30 sq m)

Rent: £31,200 pa (£60 psf)

Second Floor (West) New Instruction

Area: 700 sq ft (65.05 sq m)

Rent: £42,000 (£60 psf)

First Floor (East) New Instruction

Area: 770 sq ft (71.53 sq m)

Rent: £46,200 pa (£60 psf)

75/77 Margaret Street

Second Floor (Rear)

Area: 1,250 sq ft (116.12 sq m)

Rent: £71,875 pa (£57.50 psf)

First Floor (Rear)

Area: 1,250 sq ft (116.12 sq m)

Rent: £68,750 pa (£55 psf)

78 Margaret Street

Ground Floor New Instruction

Area: 1,010 sq ft (93.83 sq m)

Rent: £60,600 pa (£60 psf)

Kenilworth House, 79/80 Margaret Street

Fifth Floor (East)

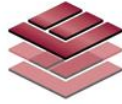
Area: 750 sq ft (69.67 sq m)

Rent: £43,125 pa (£57.50 psf)

Fourth Floor (East)

Area: 930 sq ft (86.39 sq m)

Rent: £55,800 pa (£60 psf)



THE LANGHAM ESTATE

Available Properties to Let May 2018

Mortimer Street

Radiant House, 36-38 Mortimer Street

Second Floor Under Offer

Area: 1,230 sq ft (114.26 sq m)

Rent: £73,185 pa (£59.50 psf)

73-75 Mortimer Street

Suite 1.2 | Part First Floor New Instruction

Area: 1,560 sq ft (144.90 sq m)

Rent: £93,600 pa (£60 psf)

Suite 6 | Part Third Floor New Instruction

Area: 1,200 sq ft (111.48 sq m)

Rent: £72,000 pa (£60 psf)

93 Mortimer Street / 43 Great Portland Street B1/D1 Use and/or A3 (STP)

Whole Building Under Offer

Area: 11,930 sq ft (1,108.22 sq m)

Rent: £700,000 pa (£58.68 psf)

B1/D1 Use to Let

146/148 Oxford Street

1st- 4th Floors Under Offer

Area: 2,890 sq ft (268.50 sq m)

Rent: £140,165 pa (£48.50 psf)

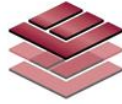
Showroom/A1/A3 to Let (subject to planning)

56/57 Eastcastle Street

Ground Floor & Basement Under Offer

Area: 3,940 sq ft (366 sq m)

Rent: On Application



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Available Properties to Let May 2018

Showroom/A1/A3 to Let... cont

Threeways House, 40/44 Clipstone Street

Ground Floor

Area: 1,600 sq ft (148.64 sq m)

Rent: On Application

45 Great Portland Street

Ground Floor & Basement Under Offer

Area: 1,550 sq ft 143.99 sq m)

Rent: £80,650 pa (£55 psf)

105 Great Portland Street

Ground Floor & Basement Under Offer

Area: 2,100 sq ft (195.07 m²)

Rent: On Application

109 Great Portland Street

Ground Floor & Basement

Area: 2,385 sq ft (221.57 m²)

Rent: On Application

50 Margaret Street

Ground Floor New Instruction

Area: 1,400 sq ft (130.06 sq m)

Rent: On Application

142-144 Oxford Street

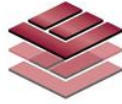
Ground Floor & Basement New Instruction

With First Floor Office Storage

Sales Area: 4,225 sq ft (392.48 sq m)

Remote Store/Office 940 sq ft (36.46 m²)

Rent: On Application



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Showroom/A1/A3 to Let... cont

146-148 Oxford Street

Ground Floor & Basement **New Instruction**

Ground Floor Sales: 1,675 sq ft (155.60 sq m)

Basement Sales: 1,440 sq ft (133.78 sq m)

Basement Vaults: 240 sq ft (22.29 sq m)

Total: 3,355 sq ft (311.66 sq m)

Rent: On Application