

MAKE YOUR MARK IN

FITZROVIA QUARTER

51-53 Eastcastle Street, W1

POWERED BY



The Langham Estate

Discover your *perfect* location



51-53 Eastcastle St.

FITZROVIA QUARTER

OXFORD STREET

51-53 Eastcastle Street

The Ground Floor and Basement retail space at 53 Eastcastle Street presents a rare and compelling opportunity in the very heart of Fitzrovia, moments from Oxford Street. Positioned within a highly sought-after and dynamic neighbourhood, the property benefits from exceptional visibility and a consistent, high level of footfall throughout the day.

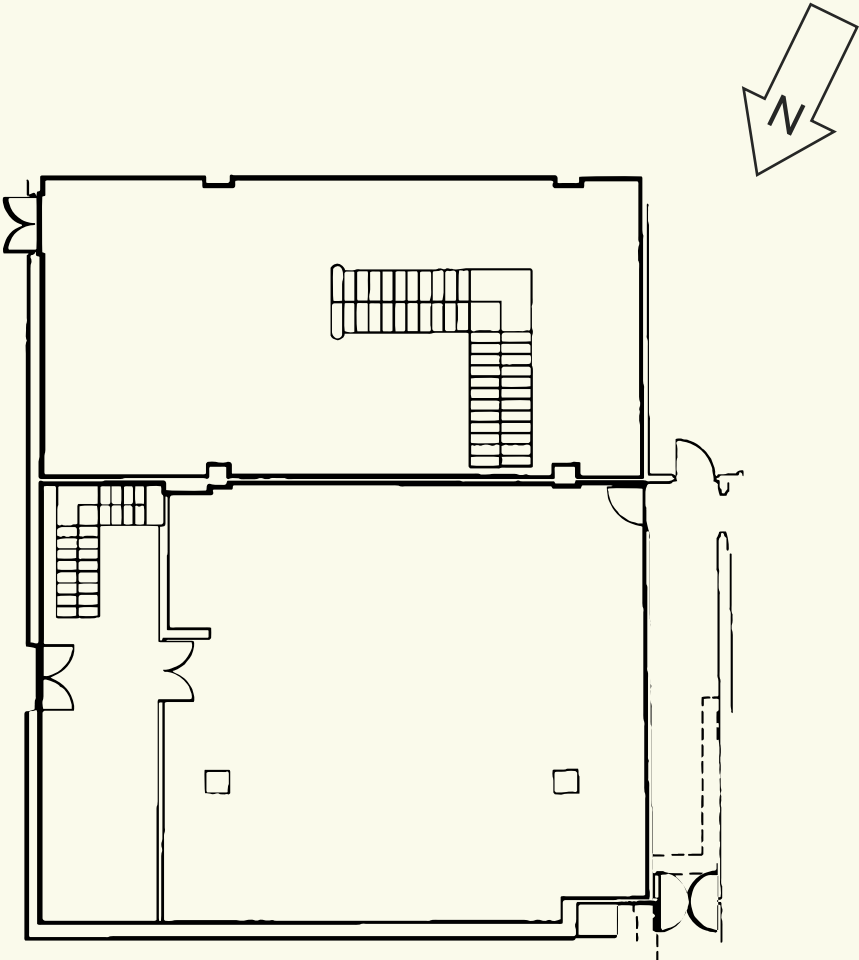
Surrounded by a vibrant blend of established retailers, independent boutiques, acclaimed restaurants, and creative businesses, this location offers a unique environment that attracts both local professionals and international visitors alike.

Connectivity is a major advantage, with outstanding transport links in close proximity. The area is served by eight overground and underground lines across eight stations, in addition to the Elizabeth Line, ensuring seamless access across London and beyond.



51-53 Eastcastle Street

Size 2,000 Sq Ft 185.81 Sq M



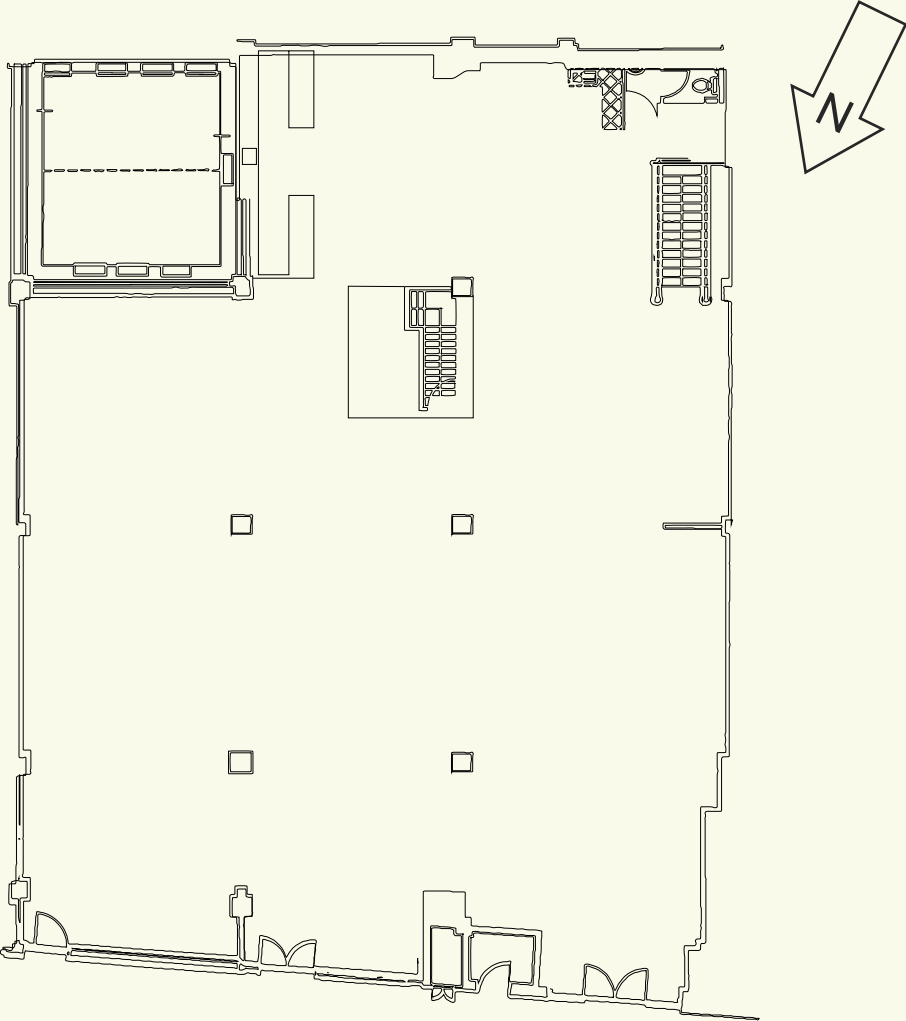
Basement

Schedule of Areas

Ground Floor				
5,000	Sq Ft	464.52	Sq M	
Basement				
2,000	Sq Ft	185.81	Sq M	

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Size 5,000 Sq Ft 464.52 Sq M



Ground Floor

Schedule of Areas

Ground Floor				
5,000	Sq Ft	464.52	Sq M	
Basement				
2,000	Sq Ft	185.81	Sq M	



FITZROVIA QUARTER

Further information

RENT

£ 325,000 PA / £ 46.50 PSF

SERVICE CHARGE

£ 42,000 PA

BUSINESS RATES

To be confirmed.

LEASE TERMS

A new Full Repairing & Insuring Lease is available for a term by arrangement, outside the Landlord & Tenant Act 1954.

POSSESSION

Immediate upon completion of legal formalities.

LEGAL COSTS

Each party to be responsible for their own legal costs.

EPC

Available on request.

V.A.T.

Pricing exclusive of V.A.T.


Any property is offered subject to contract, availability, and confirmation of details. These particulars do not form part of any contract and, whilst believed to be correct, parties are recommended to satisfy themselves as to the accuracy. The Lessors or Langham Estate Management Limited, or any person in their employment, cannot make or give any representation or warranty whatsoever in relation to this property. Unless otherwise stated, all prices and rentals quoted are exclusive of any Value Added Tax to which they may be subject. Floorplans are for illustrative purposes only and may not accurately reflect the property's current internal layout.

FITZROVIA QUARTER

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 fitzroviaquarter.co.uk

 Newsletter

Enquiries



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Be at the *centre*
of London's
prime

FITZROVIA
QUARTER

*Regent's
Park*

Bloomsbury

Marylebone

on

Mayfair

Soho

*Covent
Garden*

Hyde Park

FITZROVIA QUARTER

St James's

Green Park

Join our *thriving* community

A taste of Fitzrovia

From boutique cafés and artisanal bakeries to acclaimed restaurants and lively bars, Fitzrovia Quarter offers a culinary scene that draws locals and visitors alike.



Recharge and revive

Wellbeing is at the heart of the Quarter. Fitness studios, wellness centres, and healthy dining create a lifestyle that energises and inspires.



Culture, creativity & style

Home to galleries, designer boutiques, and cultural experiences, the Quarter is a destination that sparks creativity and attracts curious shoppers.





Independent

We champion businesses with originality and personality. Fitzrovia Quarter thrives on independent brands that bring their own identity, energy, and vision to the neighbourhood.

A home for ambitious brands

Creative

Creativity is at the heart of Fitzrovia. We seek brands that inspire, innovate, and offer experiences that excite both locals and visitors alike.



Progressive

Our community appreciates quality, detail, and authenticity. Businesses that care about craftsmanship, service, and thoughtful offerings are the ones that resonate and flourish here.



Contemporary

From modern design to fresh retail concepts, we welcome businesses that reflect the tastes and lifestyles of today. Contemporary brands help keep the area dynamic and relevant.



NATALINO

CLUTCH
CAFE

meraki

Sergio's
Of Great Titchfield Street

WatchHouse.

SPORTS
DIRECT

TwoJeys™ ★★

UNI
QLO

In good
company

URBAN OUTFITTERS

THE
NORTH
FACE

VANS®

WAHACA

Sp

RIDING HOUSE CAFÉS

PSYCLE

Dr. AirWair
Martens

SANDERSON
A MORGANS ORIGINALS HOTEL

Minotti
LONDON

NEXT

romi

ARLETTIE
Paris

REISS



Buena e lobster.

AB ANBAR

KITH

HOPE 93

MARGARET
HOWELL

IKEA



FS8
PILATES · TONE · YOGA

Gibson

NKEF

FAROS

FAS

H&M

EDEL ASSANTI

Holland
& Barrett

O₂

Fred

THE
GEORGE
PUBLIC HOUSE

Where *tomorrow's* brands belong



“Since 2009, we’ve proudly been an independent business and a genuine part of this evolving, inspiring neighbourhood. Its energy, creativity, and love of quality are why we thrive here, opening a second location in 2015.”

- Peter, Kaffeine



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Newsletter

For further information

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