



Soho Office

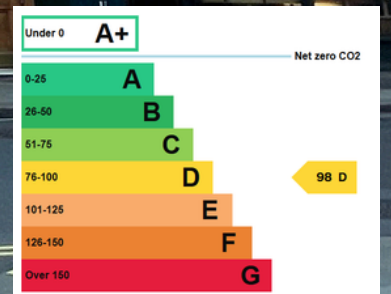
1st Floor,
53A Brewer Street
W1F 9UH

Class E -
Office/Workshop

615 sqft - 1st Floor
£36,500 per annum excl.



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LOCATION:

Situated on lively Brewer Street in Soho, London, the offices at 53a enjoy a prime West End location. Surrounded by acclaimed restaurants, bars, and shops, the area offers a dynamic environment with excellent transport links—ideal for creative and forward-thinking businesses looking to thrive in a buzzing, well-connected district.

ACCOMMODATION:

This characterful, airy first floor office is arranged in an open plan floorplate with a kitchen area to the rear. Benefits from:

- Great natural light
- Entry Phone System
- Demised Kitchen
- Parquet Floor
- Electric Heating
- Communal WC's



USE:

Class E - Office / Workshop Usage

Other uses may also be considered

TRANSACTION SUMMARY DETAILS

PRICE: £36,500 PAX, charged quarterly, and subject to a 5% rent collection fee plus VAT

TERMS: New lease direct from landlord, on terms to be agreed.

BUSINESS RATES: Rates Payable showing £14,688 per annum however interested parties are advised to make their own enquiries with Local Authority.

SERVICE CHARGE The estimated service charge for the year ending 31 March 2026 is £5,459.00. This is subject to a 12.5% management charge plus VAT.

INSURANCE The estimated insurance premium for the year ending 23 June 2026 is £682.68. This is subject to a 12.5% management charge plus VAT.



CONTACT US TO ARRANGE A VIEWING:

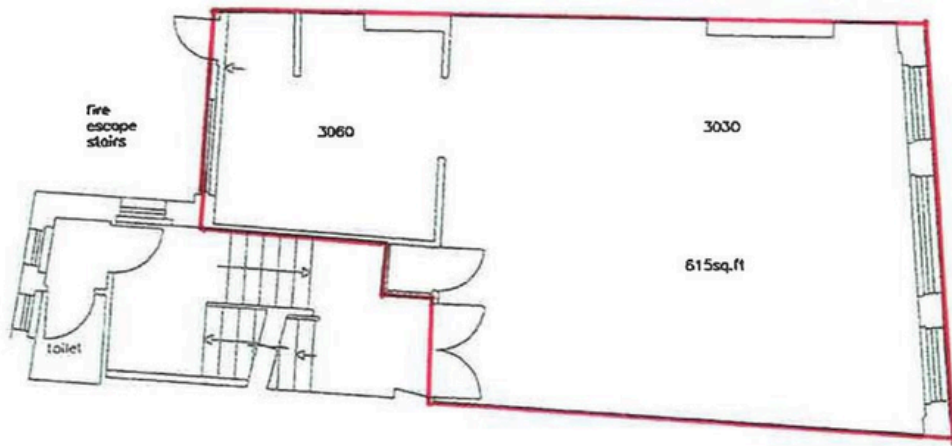
Richard Brecker | 07836 246 777
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Michael Haralambous | 020 7908 2682
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TRANSACTION SUMMARY DETAILS..

EXTERNAL WORKS CONTRIBUTION:

In addition to the service charge, there is a charge for major external works conducted every 5 years. The cost for this is £2060 per annum.



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