

MEDIUS HOUSE

SHERATON ST, W1F

PART GROUND FLOOR | FULLY PLUG & PLAY OFFICE SPACE
2,314 SQ.FT (215 SQM)

DeVono

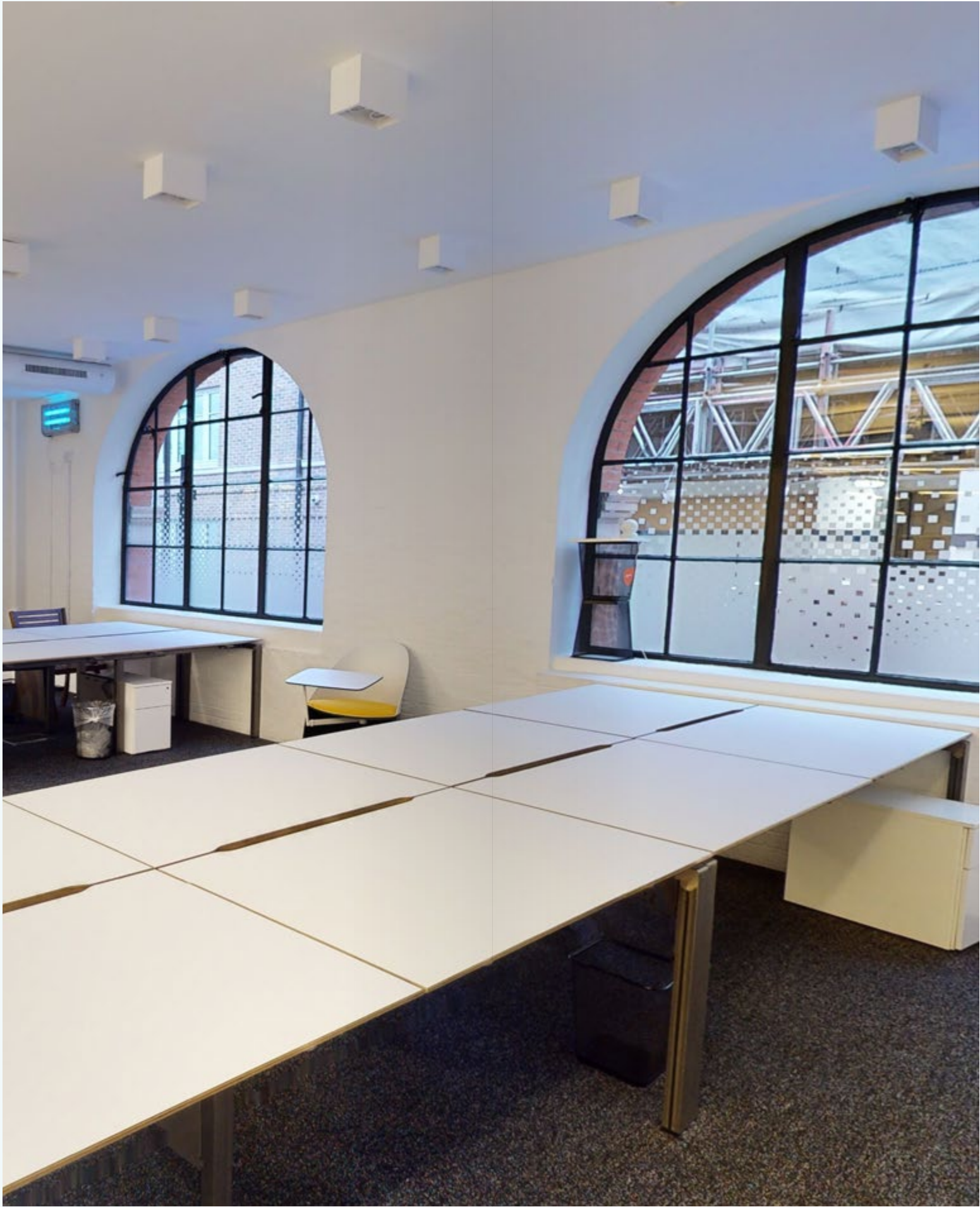
OVERVIEW

DeVono, are delighted to offer the fully fitted part ground floor at Medius House. The space comprises a self-contained ground floor unit accessible directly off reception.

The space is available fully plug & play and is available on flexible lease terms.

The unit includes:

- ✓ 32 workstations
- ✓ 3 x meeting rooms
- ✓ Dedicated kitchen
- ✓ Breakout area
- ✓ Existing cabling
- ✓ Existing furniture
- ✓ Raised access floor



SPECIFICATION & BUILDING AMENITY



FULLY
FITTED



IMPRESSIVE
BUILDING
RECEPTION



WC'S



BIKE
STORAGE



EPC D



EXCELLENT SOHO
LOCATION

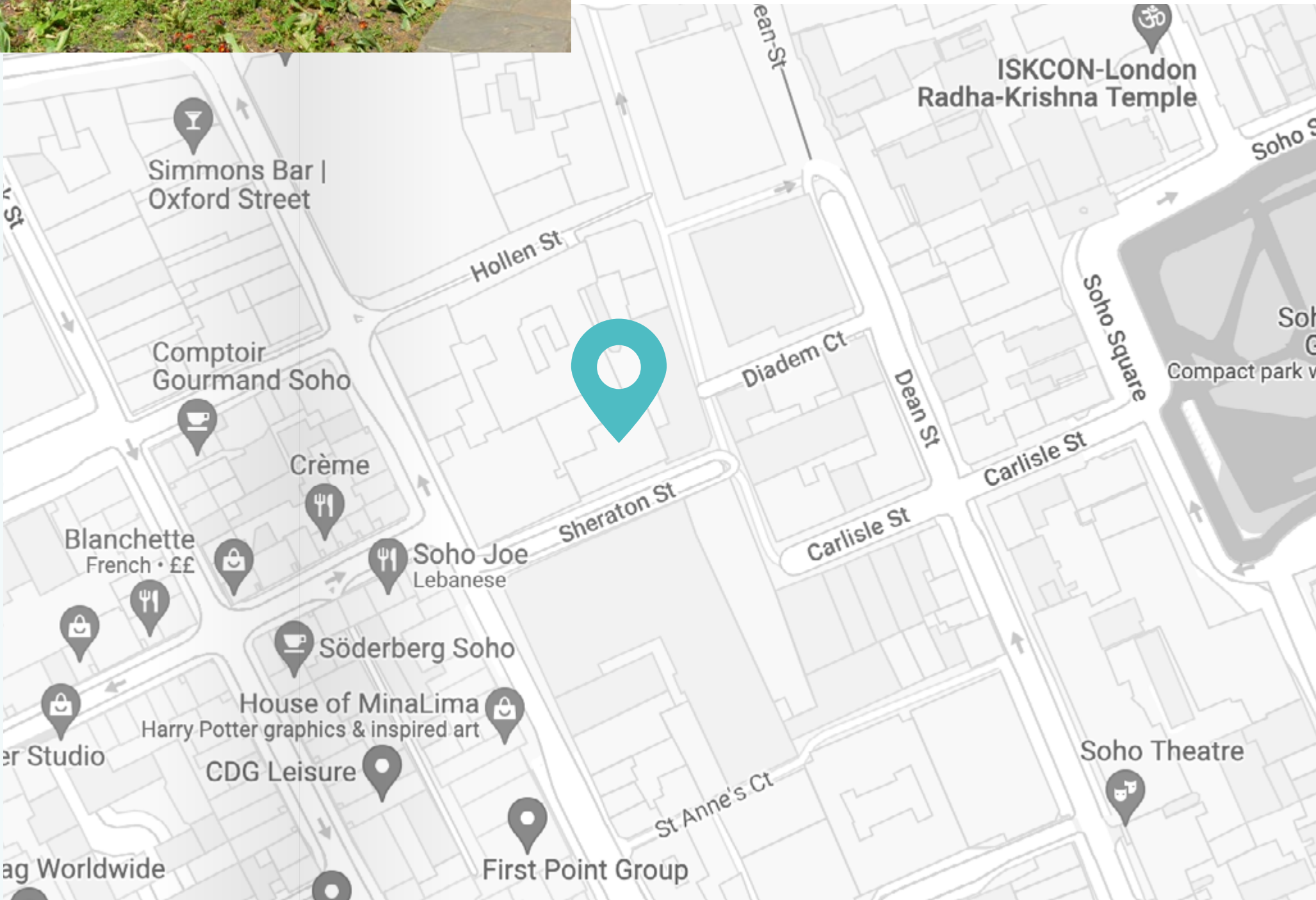
LOCATION

Medius House is located on Sheraton Street, sitting south of Oxford Street midway between Oxford Circus and Tottenham Court Road tube stations.

The local area has enviable amenity with excellent restaurants and bars nearby on Oxford Street or in the surrounds of Soho. The building benefits from excellent transport links with Piccadilly, Leicester Square and Holborn in addition to Oxford Circus and Tottenham Court Road underground stations all within less than 10 minutes walk. The Elizabeth line is also close by at Tottenham Court Road Station.



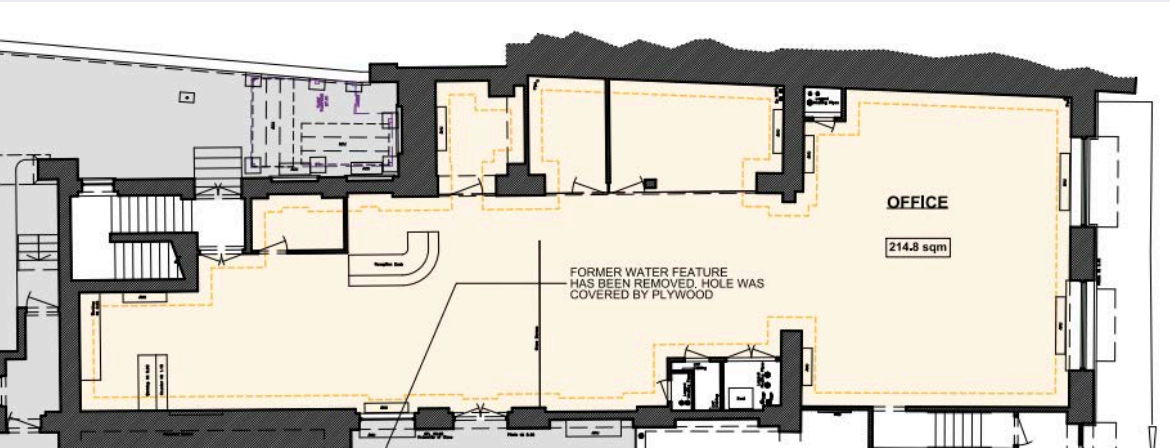
LOCATED NEAR
A VARIETY OF
AMENITIES
SUCH AS
EXCELLENT
BARS &
RESTAURANTS





ACCOMMODATION

CURRENT LAYOUT - 2,314 SQ.FT (215 SQM)



TERMS

Available by way of a new flexible sublease for a term by arrangement.

| | |
|----------------|------------------|
| Quoting Rent | £72.50 Per SQ.FT |
| Service Charge | £10.50 Per SQ.FT |
| Business Rates | £35.86 Per SQ.FT |

EPC - D

MISREPRESENTATION ACT
These details are for general guidance only and are not intended to form an offer or part of an offer. All details are given in good faith and are believed to be correct, but any intending purchasers or tenants should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to their correctness. **SUBJECT TO CONTRACT**



CONTACT

Viewings strictly by appointment with DeVono.

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