OFFICE TO LET

17 Shorts Gardens (6), Covent Garden, London, WC2H 9AT



RENT £20,000 PA / £63 PSF

SIZE 320 Sq Ft / 29.7 SQM

FLOOR(S) 4th

AVAILABLE Immediately

- Central location
- Excellent transport links
- 24/7 Access



CONTACT

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LOCATION

Situated amongst the vibrant streets of Covent Garden, the property is surrounded by an excellent selection of cafés, restaurants, shops and cultural attractions. Popular destinations including Seven Dials, Neal's Yard and Endell Street are all within easy walking distance.

The property is exceptionally well connected, with Covent Garden, Tottenham Court Road and Holborn Underground stations all nearby. These provide convenient access to the Piccadilly, Northern and Central lines, as well as the Elizabeth line via Tottenham Court Road.

An excellent opportunity to secure flexible office accommodation in one of London's most established and desirable business locations.

DESCRIPTION

A well-presented, self-contained fourth-floor office extending to approximately 320 sq ft, ideally situated in the heart of Covent Garden. Offering bright, open-plan workspace within an attractive period building, the property provides an excellent opportunity for small businesses, creative companies and professional occupiers seeking a well-located Central London base.

The office benefits from good natural light, an adaptable open-plan layout and attractive original features, creating a pleasant and professional working environment. Occupiers also benefit from 24-hour access, providing flexibility to accommodate a variety of working arrangements. Shared kitchen and WC facilities are available within the building.

The versatile accommodation would suit a range of occupiers, including start-ups, consultants, freelancers, media professionals and other small businesses looking for affordable, well-located office space in a sought-after Central London location.

TRANSPORT LINKS

Bus Routes
8, 14, 19, 24, 29, 176, n20, n242, n253, n279, n41, n5

Covent Garden
Piccadilly

Leicester Square
Northern Piccadilly

Tottenham Court Road
Elizabeth

Tottenham Court Road
Central Northern

Holborn
Central Piccadilly

Charing Cross
Southeastern

Charing Cross
Bakerloo Northern

Piccadilly Circus
Bakerloo Piccadilly

Embankment Pier
RB1 RB6

Embankment
Bakerloo Circle District Northern

AMENITIES

- Entry Phone System
- Good Natural Light
- Period Features
- Smart Common Parts
- Use Class 'E'
- Wooden Floors

VIEWINGS

Directly through Pearl & Coutts

LEASE TERM

New full repairing and insuring lease available for a term to be agreed.

VAT

This property is subject to VAT.

EPC

E (101 - 125)

117 : This property

These details were updated on 05/11/2026

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