



# OFFICE TO LET

62/70 Shorts Gardens, Covent Garden, London, WC2H 9AB



 **RENT** £95,000 PA / £37 PSF

 **SIZE** 2577 Sq Ft / 239.4 SQM

 **FLOOR(S)**

 **AVAILABLE** Immediately



## CONTACT

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## THE SPACE

## LOCATION

## NEARBY

-  20+ Gyms
-  20+ Bars / Pubs
-  20+ Accountants
-  20+ Cafes
-  20+ Parking Places

 **Bus Routes**  
8, n242, n253





 **Covent Garden**  
Piccadilly

 **Holborn**  
Central Piccadilly

 **Charing Cross**  
Southeastern

 **Embankment**  
Bakerloo Circle District Northern

 **Piccadilly Circus**  
Bakerloo Piccadilly

-  20+ Restaurants
-  13 ATMs
-  20+ Banks
-  15 Meal Deliveries
-  5 Post Offices

 **Leicester Square**  
Northern Piccadilly

**Tottenham Court Road**  
Elizabeth line

 **Tottenham Court Road**  
Central Northern

 **Charing Cross**  
Bakerloo Northern

 **Embankment Pier**  
RB1 RB2 RB6 Thames River Services

## USE

## LEASE

Outside the Landlord & Tenant Act 1954.

## DEPOSIT

Three month rent deposit which accrues interest and returned to the tenant at expiry of the term.

## SERVICE CHARGE

Available upon request.

## BUSINESS RATES

Rates are payable to the local authority. This is NOT the amount due. Applicants are advised make their own inquiries to the local authority to determine the exact amount payable.

## BUILDINGS INSURANCE

Available upon request.

## FEES

There is a one-off administration fee of £ + VAT.

## VAT

This property is subject to VAT.

## LEGAL COSTS

Each party to bear their own legal costs in this transaction.

These details were updated on 06/02/2024

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