

11-13 MARKET PLACE

LONDON W1

Incredible Characterful Workspace Overlooking Market Place

3rd Floor

Moments from Oxford Circus

RIB

ROBERT IRVING BURNS

11-13 MARKET PLACE



DESCRIPTION

The property is located on the buzzing Market Place Piazza. The floor receives ample natural light through its large windows and fantastic, lofty ceiling height.

The third floor benefits from fibre (not tested), original timber flooring, wall mounted radiators, perimeter trunking and LED panel light lighting. There is a fitted kitchen and breakfast bar along with separate 6 person meeting room.

The floor is access via an internal stairwell or concertina door lift. There are showers and WCs in the common areas.

There is a fitted entry phone system.



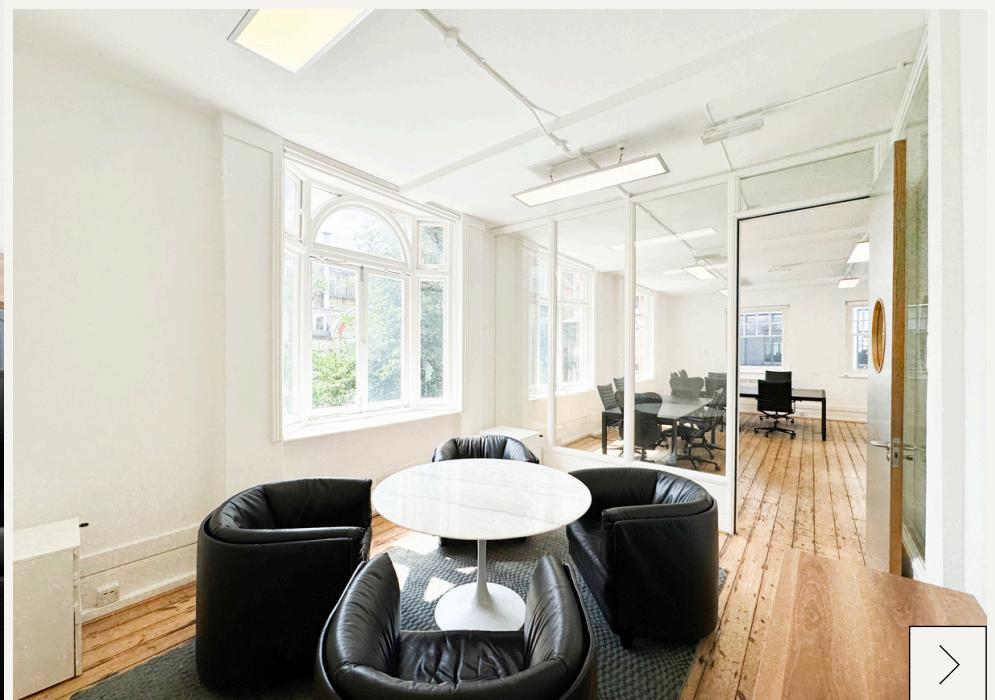
SPACE

Floor	3rd floor
Total Size (sq.ft.)	1,070
Quoting Rent (p.a.) excl.	£48,150
Service Charge	TBC
Estimated Rates Payable (p.a.)	£23,204
Estimated Occupancy Cost excl. (p.a.)	£71,354

AMENITIES

- Fibre Connectivity (not tested)
- Amazing Natural Light
- Original Timber Flooring
- Concertina Door Passenger Lift
- LED Panel Lighting
- Wall Mounted Radiators
- Fitted Kitchen with Breakfast Bar
- Entry Phone System
- 6 Person Meeting Room
- WCs & Showers (Common Areas)







Honest Burgers Oxford Circus



The Oxford Market



Chishuru



Carnaby Street



Goodge place market



Market Place Food Hall

LOCATION & SITUATION

LOCATED IN CENTRAL LONDON

The property is located on the north side of the highly sought-after semi pedestrianised Market Place Piazza, between Great Portland Street and Great Titchfield Street, which boasts lots of leisure activities and the popular restaurants of Market Place.

Transport links are excellent with Oxford Circus (Central, Bakerloo & Victoria lines) being a 4 minute walk, Goodge Street (Northern line) a 9 minute walk and Great Portland Street (Hammersmith & City, Circle & Metropolitan lines) a 13 minute walk from the property.

Oxford Market sits on the ground floor of this Fitzrovia building.

LOCAL OCCUPIERS

HOTELS

- 01 Sanderson London
- 02 The Mandrake Hotel
- 03 The London Edition
- 04 Treehouse Hotel
- 05 The Langham
- 06 Chandos House
- 07 The Soho Hotel
- 08 Claridge's

RESTAURANTS

- 09 Berners Tavern
- 10 ROVI
- 11 ROKA
- 12 Pied a Terre
- 13 Hakkasan
- 14 10 Greek Street
- 15 The Carnaby
- 16 Pollen Street Social

PUBS & BARS

- 17 The Social
- 18 The Finery
- 19 London Cocktail Club
- 20 The Crown & Sceptre
- 21 The Lucky Pig
- 22 BrewDog Soho
- 23 The Bloomsbury Club

MEDICAL

- 24 Isokinetic London
- 25 The Harley Street Clinic
- 26 The Portland Hospital
- 27 Schoen Clinic

EDUCATIONAL

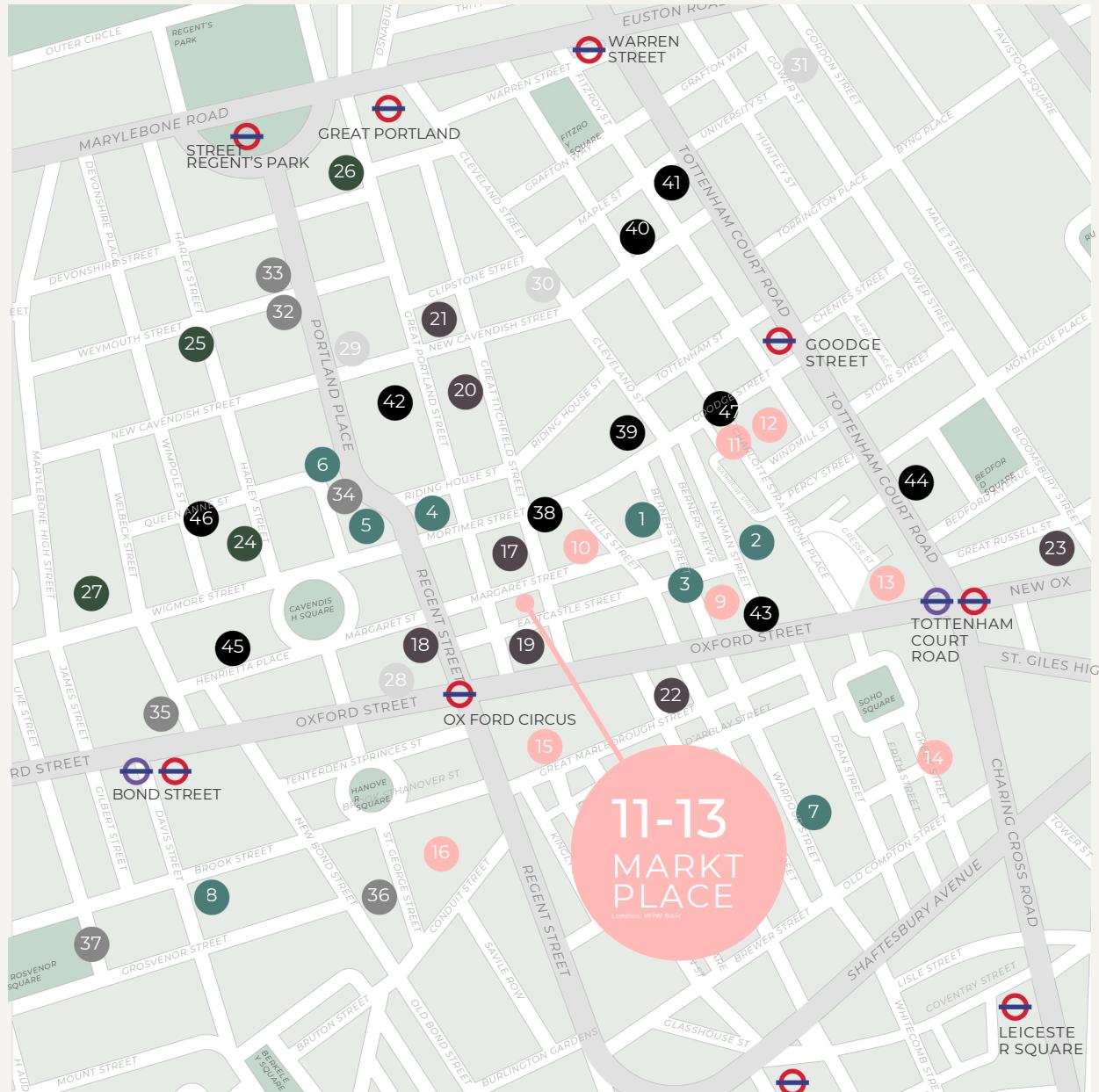
- 28 UAL London College of Fashion
- 29 EIFA International
- 30 University of Westminster
- 31 UCL

DIPLOMATIC

- 32 Polish Embassy
- 33 Chinese Embassy
- 34 Portuguese Consulate
- 35 High Commission of Botswana / Tanzania High Commission
- 36 Mexican Embassy
- 37 Italian Embassy

OFFICE OCCUPIERS

- 38 Lionsgate
- 39 Estee lauder
- 40 BT
- 41 Arup
- 42 BBC
- 43 Facebook
- 44 Skyscanner
- 45 Coca Cola
- 46 Taylor Bennett
- 47 Knotel



FURTHER INFORMATION

LEASE

A new effective Full Repairing and Insuring lease contracted outside the Landlord and Tenant Act 1954 is available direct from the landlord for a term to be agreed.

POSSESSION

Upon completion of legal formalities.

LEGAL COSTS

Each party is to be responsible for their own legal costs.

EPC

Available on request.

VAT

The building is elected for VAT.

FLOOR PLANS

Scaled floor plans available upon request.

CONTACT US

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Misrepresentation Act 1967.

These particulars are intended only to give a fair description of the property and do not form the basis of a contract or any part thereof. These descriptions and all other information are believed to be correct but their accuracy is in no way guaranteed. November 2025.