

# 125 SHAFTESBURY AVENUE

LONDON, WC2H 8HR



GRYPHON  
PROPERTY PARTNERS



## DESCRIPTION

A new development coming to Shaftesbury Avenue, 125 is a 10-storey office building in the heart of Soho. With roughly 3,000+ desks available across 10 floors, this new and exciting development will offer plenty of food, beverage, retail, and entertainment options nearby. This new site will have the latest in telephony and WiFi technology and have plenty of meeting rooms, co-working spaces, lounge spaces and private offices. A friendly onsite team and manned reception will greet you with a smile and assist you in any way they can with your day to day tasks.

## LOCATION

A short walk away from Tottenham Court Road, Covent Garden, and Leicester Square tube stations, 125 Shaftesbury benefits from great travel links and a lively and vibrant neighbourhood. Based in the heart of the West End and moments away from Soho, Covent Garden and Chinatown, the possibilities are endless. Plenty of trendy restaurants and bars sit within a 5 minute walk of the space meaning whether you're fancying a quick street food lunch or relaxed dining experience with a glass of wine and music in the background, there's definitely a place for you.

## SPECIFICATION/AMENITIES

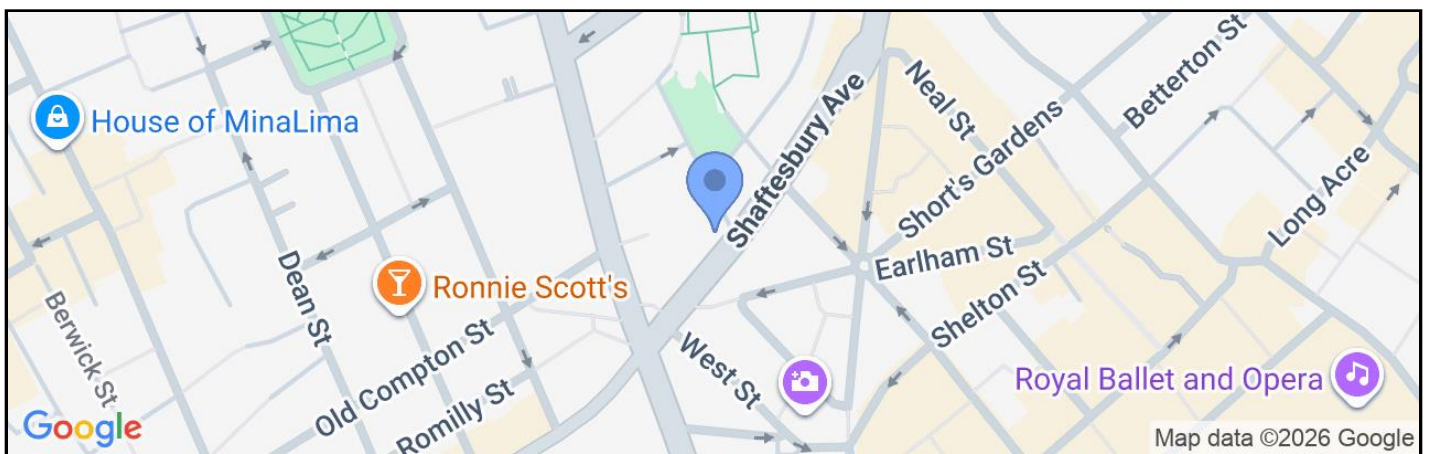
- Cleaning Services
- Conference Rooms
- High Speed Internet
- Break out space
- Reception
- WiFi
- Dog Friendly
- Onsite Staff

# 125 SHAFTESBURY AVENUE

LONDON, WC2H 8HR



GRYPHON  
PROPERTY PARTNERS



## TERMS

### LEASE

Flexible by arrangement

### VAT

Elected

## VIEWING

Viewing strictly by prior appointment with the sole agent:

## GENERAL ENQUIRIES

0203 440 9800

info@gryphon.uk.com

### Subject to Contract

Gryphon Property Partners for themselves and for the vendors or lessors of this property whose agents they are, give notice that:- a. the particulars are set out as a general outline only for guidance and do not constitute, nor constitute part of, an offer or contract; b. all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are believed to be correct, but any intending purchasers, tenants or third parties should not rely on them as statements or representations of fact but satisfy themselves that they are correct by inspection or otherwise; c. All properties are measured in accordance with the RICS property measurement, 1st Edition May 2015 (incorporating IPMS) unless designated NIA/GIA/GEA, in which case properties are measured in accordance with the RICS Code of Measuring Practice (6th Edition); d. Any images may be computer generated. Any photographs show only certain parts of the property as they appeared at the time they were taken. May 2026