

# 5 MARGARET STREET

LONDON, W1W 8RG



GRYPHON  
PROPERTY PARTNERS



## DESCRIPTION

Spread over five floors this centre has an abundance of natural light, combined with minimalism and luxury design. This boutique period property provides ten unique and private office suites varying in size all with a crisp modern interior and high speed broadband. This in conjunction with the friendly reception team results in a fantastic place to base your business.

## LOCATION

Situated directly between Oxford Circus and Tottenham Court Road stations, you will have access to the Victoria, Northern and Central Lines. Neatly tucked away in the historically bohemian Fitzrovia, 5 Margaret Street is surrounded by fashion boutiques, design studios, and eateries making this a vibrant and diverse location to be based. In addition to this, with Oxford Street being just around the corner, you will have access to arguably the best shopping street in Europe.

## SPECIFICATION/AMENITIES

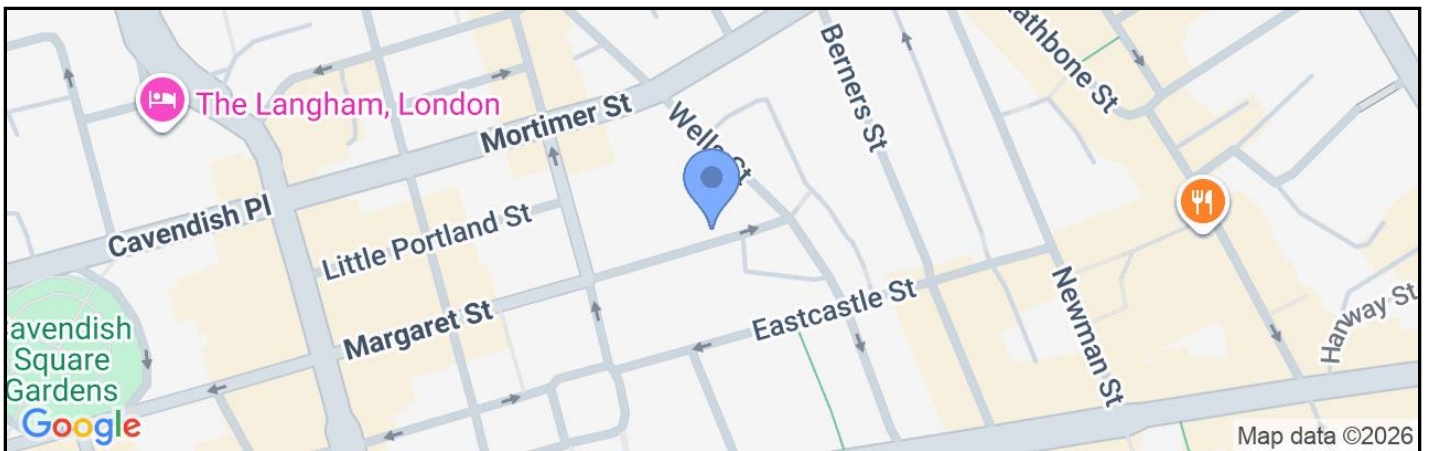
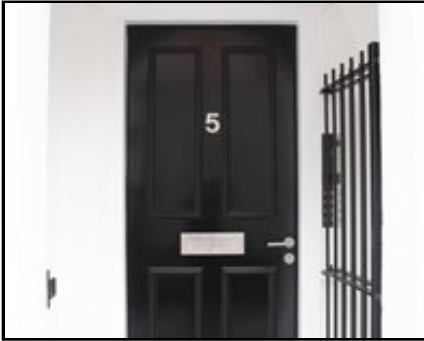
- Meeting Room
- Kitchenette
- Daily Cleaning
- Reception
- Onsite Staff
- WiFi
- Shower Facilities
- Breakout space

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## 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](mailto: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. March 2026