

# 12 FOUBERT'S PLACE



# YOUR SPACE YOUR RULES



Your.Space by Shaftesbury has over 300 offices located in the most vibrant West End neighbourhoods. From boutique, two-person spaces, to whole HQ buildings, we offer the perfect environment for your individual company. Go for a Blank Canvas office and get creative, or sit back and choose our hassle-free, fully-fitted, 'Assemble' solution and we'll do all the hard work for you.

We know how all-encompassing running a business can be. We've got you covered. You do your business, and we will do Your.Space.

Growing quickly? No problem, you can scale up within our portfolio. Our assortment of design-led, quality spaces come in a variety of colours, shapes, and sizes so you can find Your.Space that's the perfect fit for your business. Plus, you'll have your own front door – a proper place to call your own.

Choosing Your.Space, is choosing a committed partner. At Shaftesbury, we're hands-on and offer on-going support and flexibility so your business can thrive in our villages. Not to mention, you'll be joining a community of like-minded people, with creative and dynamic businesses just like yours.

Being in the West End, London's most exciting hotspot, with year-round events and inspiring pop-up's – that's just the cherry on top.

**Let's find Your.Space.**

# YOUR OPPORTUNITIES ON EVERY CORNER SPACE

Surrounded by bars, boutiques and restaurants at every turn, Foubert's Place forms the focal point of London's fashionable Soho. And this recently renovated second floor office is postcode perfect.

Featuring new timber flooring, LED lighting, and a sleek, modern kitchenette, this 717 sq ft space has all the mod cons you need. Add to that large character windows and impressive skylights that fill the room with light, and you'll feel energised all day long.

12 Foubert's Place: it's a bright idea.





# YOUR SPECIFICATION

- 717 sq ft of second-floor CAT A space
- Timber flooring
- Modern kitchenette
- New comfort cooling
- New LED lighting
- Large character windows
- Newly refurbished WC
- Skylights
- Perimeter cabling
- Fast fibre connection
- EPC D

# YOUR SPACE

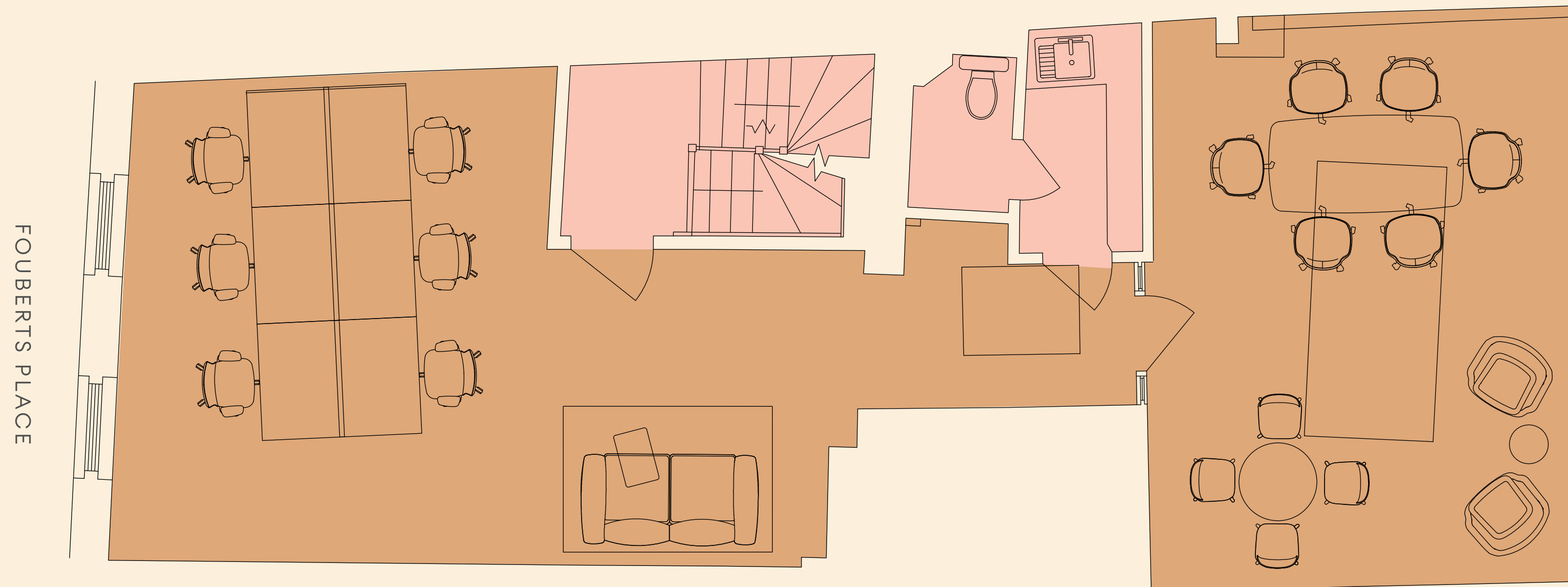
## SECOND FLOOR

Office: 717 sq ft

### Accommodation Specification

Fixed Working Positions	6	Kitchenette	1
6 Person Meeting Table	1	Breakout Space	1
4 Person Meeting Table	1		

- Office
- Core



For indicative purposes only

# YOUR SET ABOVE THE ACTION SPACE

Set along one of Soho's most historic and fashionable streets, Foubert's Place is brimming with shops, restaurants and bars, morning 'til night.

Just moments from Oxford Circus and Tottenham Court Road underground stations, with access to the new Elizabeth Line, there's nowhere you can't get to – fast.

12 Foubert's Place: you're headed in the right direction.



Carnaby Street



Kingly Court



→ 03 mins  
to Oxford Circus

→ 05 mins  
to Piccadilly Circus

→ 08 mins  
to Leicester Square

→ 10 mins  
to Tottenham Court Road



Dishoom



Berwick Street Market



BAO

# 12 FOUBERT'S PLACE

**RENT**  
£67.50 per sq ft

**RATES**  
£23.13 per sq ft

**SERVICE CHARGE**  
£15.33 per sq ft

**TOTAL OUTGOINGS**  
£105.96 per sq ft

**EPC**  
D

**FIBRE**  
TBC



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**YOUR CARNABY  
YOUR CHINATOWN  
YOUR SEVEN DIALS  
YOUR FITZROVIA  
YOUR SOHO**

**YOUR.SPACE**



**SHAFTESBURY  
CAPITAL**

**CARNABY**

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