



Rare Marylebone Leasing Opportunity, Outside Estate Ownership

Colliers

READY TO TALK?

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LONDON
BOUTIQUE ADVISORY. GLOBAL REACH

TO LET

LONDON W1

69 Marylebone High Street

LOCATION

Located adjacent **Moscot** and **Petit Bateaux**, other operators in the vicinity include **Toast**, **Allbirds**, **Jacadi**, **Atelier Rebul**, **Fischers** and **Bon Point**.

Recent activity at this northern end of the street include **Gails**, who now occupy 72-75 Marylebone High St, **Flabelus** who now occupy 45 Marylebone High Street. Elsewhere, **Space NK** have upsized, and **Soeur** and **Tekla** who have recently opened.

ACCOMMODATION

The premises are arranged over ground and basement floors. The approximate areas are as follows:

Ground	348 sq. ft
Basement	350 sq. ft
TOTAL	698 sq. ft

TERMS

The premises are available by way of a new lease, **subject to vacant possession**, for a term to be agreed outside of the Act.

RENT

On Application.

RATES

We have been advised by the local Authority that the premises are assessed for rating purposes as follows:

Rateable Value: £83,000 pa

Rates Payable (2026/27): £38,180 pa*

Prospective occupiers are advised to make their own enquiries with the Local Authority.

*Please note, this UBR will come into affect from 1st April 2026.

USE

Class E.

COSTS

Each party is to be responsible for their own legal and all other professional costs incurred in the transaction.

EPC

Upon Request.

VIEWINGS

Appointments to view must be arranged via Colliers or our joint agent Alex Murray at Green & Partners:
+44 7498269560
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London W1

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