

The background of the entire page is a repeating pattern of stylized red flowers on a light pink background. Each flower is enclosed within a circular outline, and the flowers are arranged in a grid-like fashion, overlapping slightly. The pattern is consistent across the entire page.

— FARRINGTON, EC1 —

57-61 Charterhouse Street

— OVER 6,500 SQ.FT OF FLEXIBLE SPACE —

57-61 CHARTERHOUSE STREET

The Location

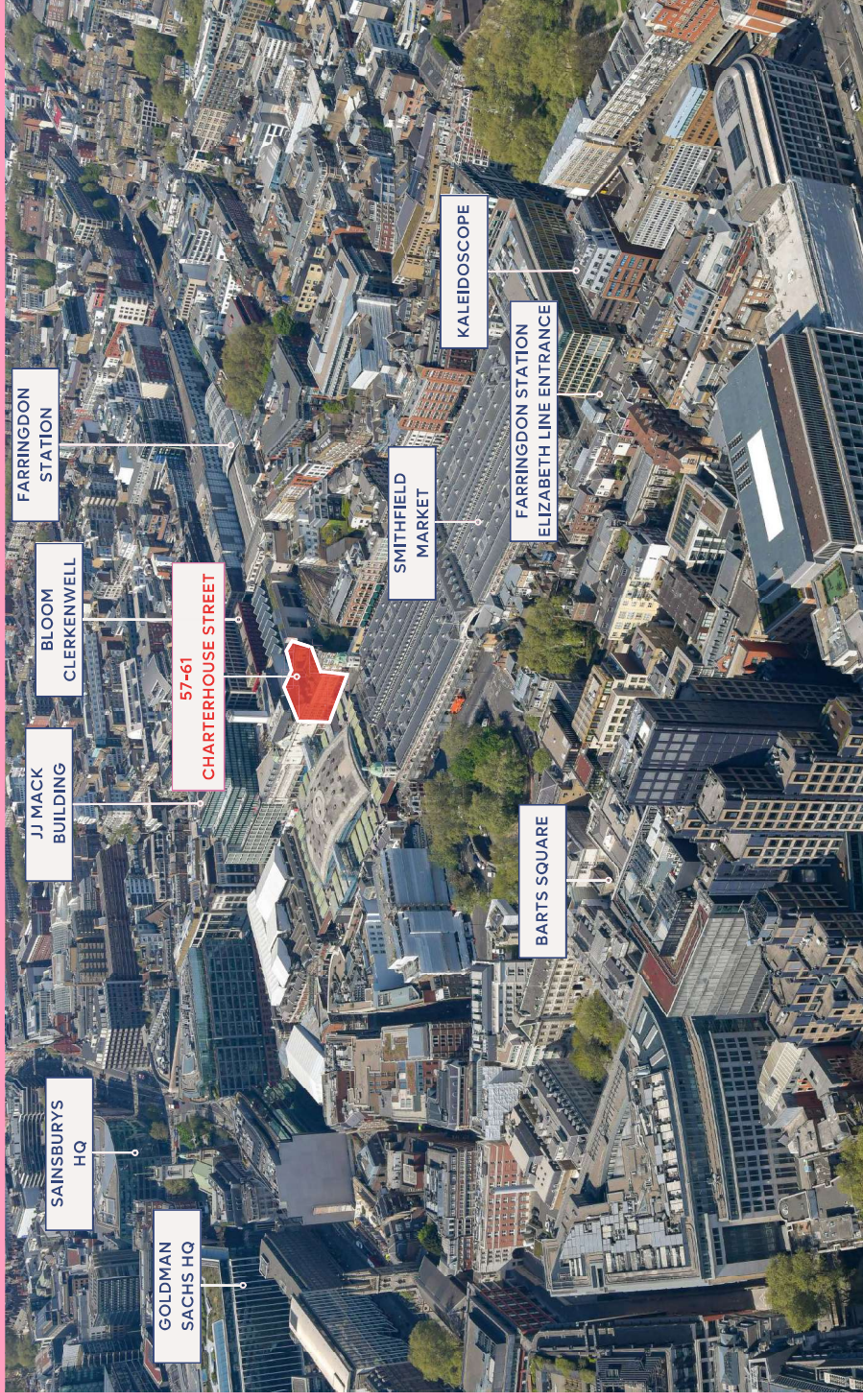
Over 6,000 sq ft of flexible space with existing extraction.

AVAILABLE IMMEDIATELY

57-61 Charterhouse Street is located in the heart of Farringdon on the north side of Smithfield Market which is undergoing significant redevelopment to house the new Museum of London and become a 'cultural, commercial and creative space'.

The wide and diverse amenity offering has attracted tenants such as TikTok, Amazon and Deloitte Digital to the area.

As a result, the location benefits from its established restaurant and leisure pitch, with neighbouring occupiers including Brutto, St John, Luca, Vinoteca, Gymbox and Urban Golf.



Brutto



Urban Golf

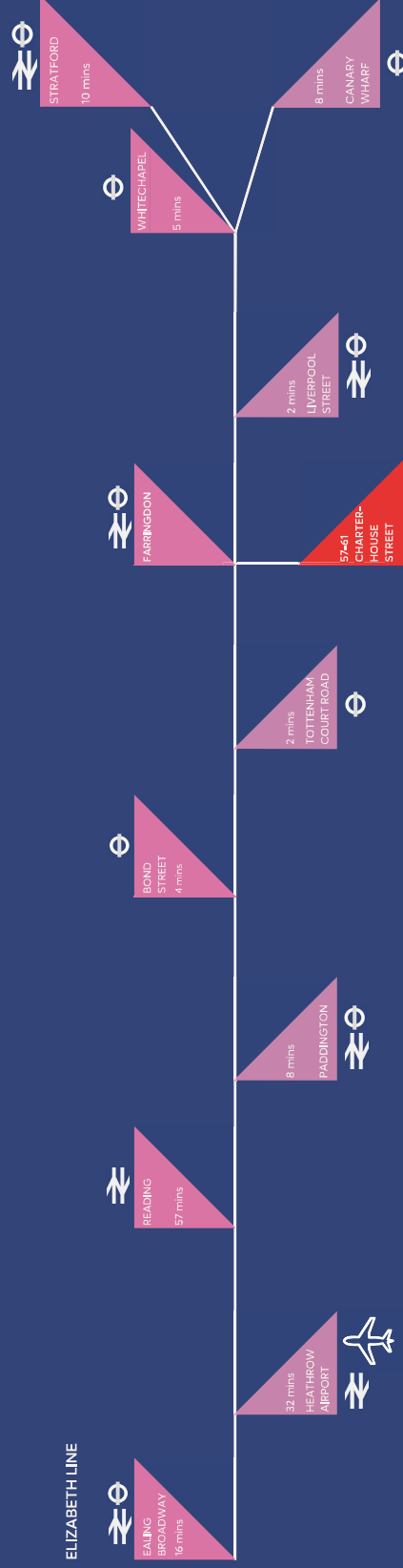
VINO
TECA

57-61 CHARTERHOUSE STREET

Connectivity

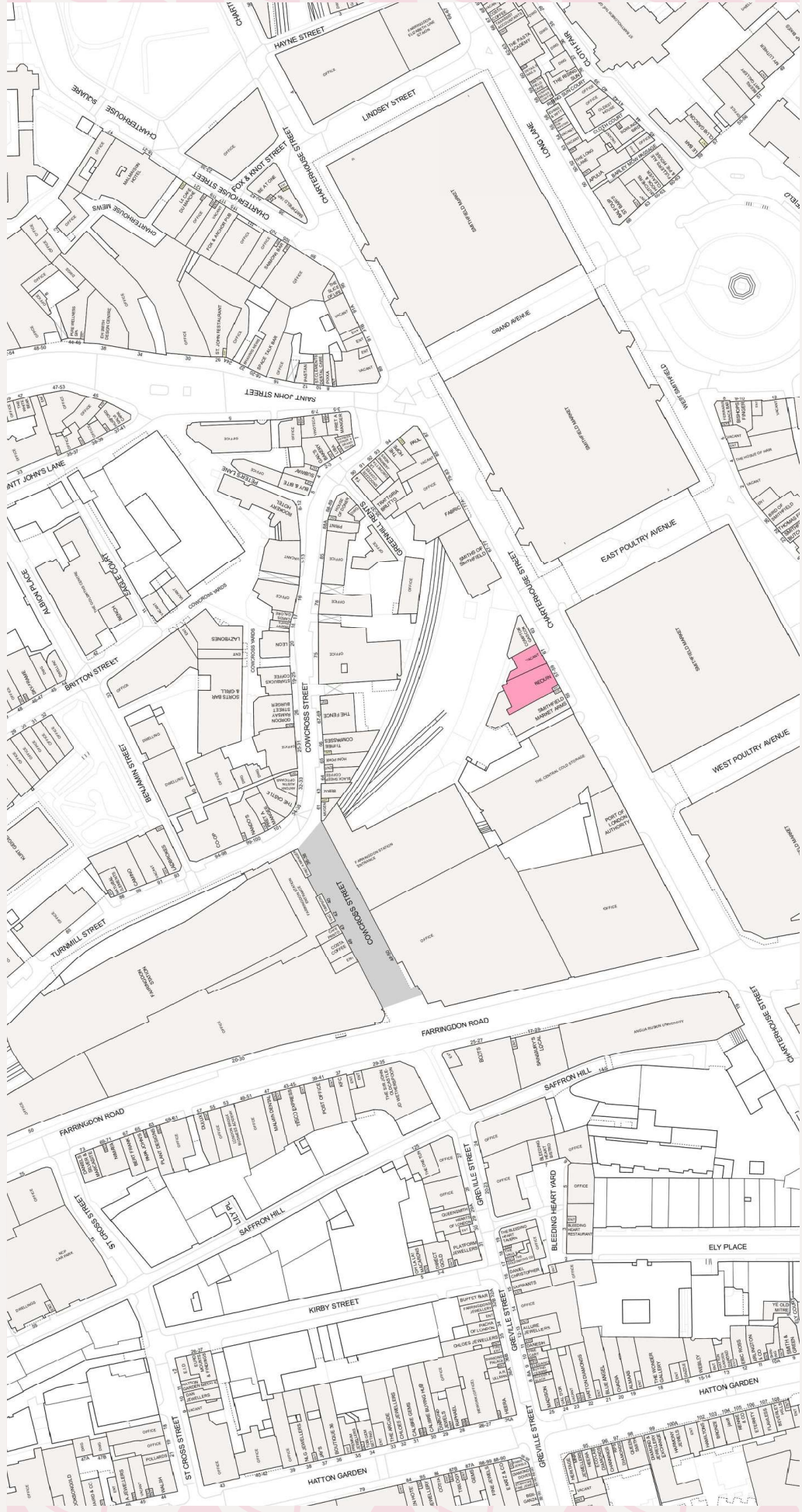
57-61 Charterhouse Street is located just 170m from Farringdon Station, providing access to the Elizabeth Line, the Hammersmith and City, Circle and Metropolitan Underground lines and National Rail services.

The Elizabeth Line has transformed London's transport network and Farringdon Station is a new central hub on this line. Charterhouse Street itself hosts the new entrance providing access to 57-61 Charterhouse Street in a matter of minutes.



A total of circa 46m journeys pass through Farringdon station with a daily average of circa 126,000 passengers entering / exiting the station, resulting in the station being the 8th most used in Great Britain.

57-61 CHARTERHOUSE STREET



57-61 CHARTERHOUSE STREET

Accommodation

Approximate Net Internal Areas:

57-59 CHARTERHOUSE STREET

Ground
997 sq ft | 93 sq m

Lower Ground
2,237 sq ft | 208 sq m

Mezzanine
471 sq ft | 44 sq m

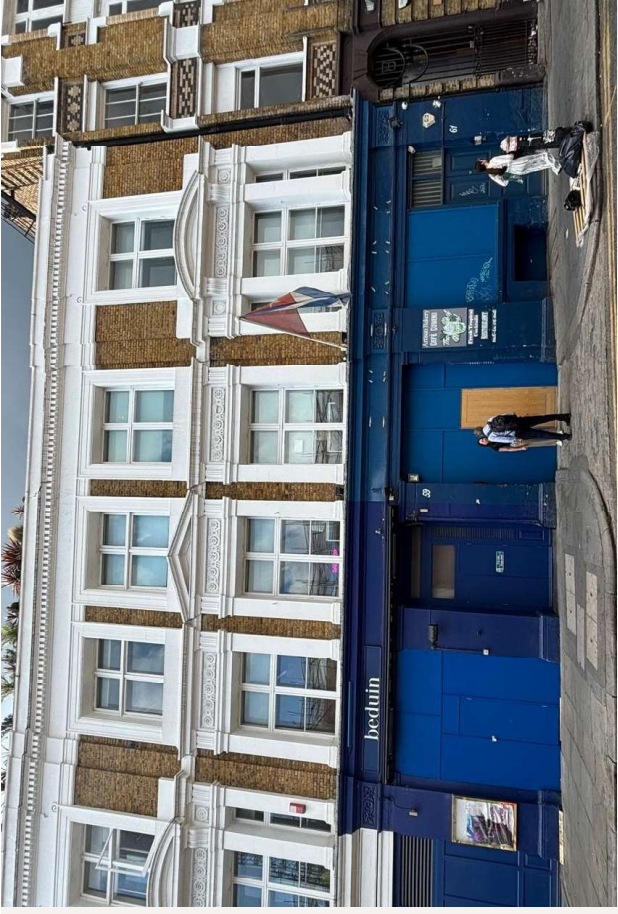
TOTAL
3,705 sq ft | 344 sq m

57-61 CHARTERHOUSE STREET

Ground
1,947 sq ft | 181 sq m

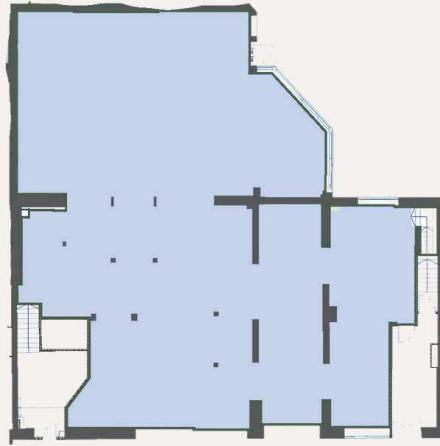
Lower Ground
928 sq ft | 86 sq m

TOTAL
2,875 sq ft | 267 sq m

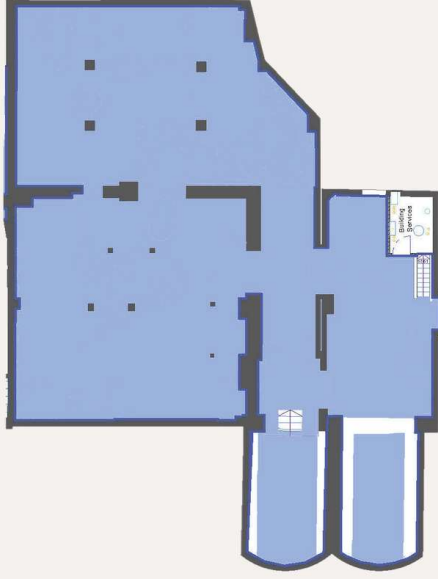


THE TWO UNITS CAN BE COMBINED, SEE PLANS BELOW:

GROUND FLOOR



LOWER GROUND FLOOR



57-61 CHARTERHOUSE STREET

The Terms

Rent:

On application.

Tenure:

The unit(s) are available by way of a new full repairing and insuring lease for a term to be agreed, contracted outside of the provisions of the Landlord & Tenant Act 1954.

Rates:

57-59 **57-61**

Rateable Value: **Rateable Value:**
£94,000 £91,000

Rates Payable: **Rates Payable:**
£54,426 p.a £52,689 p.a

Combined - Rates will be assessed upon completion of amalgamation works.

Parties are advised to make their own enquires to verify the rates payable and whether rates relief.

Use

The premises currently benefits from Class E use which includes various commercial uses including Retail, Restaurant, Office or Gym space without the need for change of use.

Availability

The premises are immediately available.

EPC

A valid EPC for this property can be made available upon request.

Viewing via sole agents



Phoebe Bates

Phoebe.Bates@savills.com
+44 (0) 7936 099 500

Peter Thomas

PThomas@savills.com
+44 (0) 7917 657 748

Jess Hill

Jessica.Hill@savills.com
+44 (0) 7976 747 891

IMPORTANT NOTICE

Savills, their clients and any joint agents give notice that:

1. They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact.
2. Any areas, measurements or distances are approximate. The text, images and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Savills have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise. Maps are reproduced from the Ordnance Survey Map with the permission of the Controller of H.M. Stationery Office. © Crown copyright. Licence number 100022432 Savills (UK) Ltd, and published for the purposes of identification only and although believed to be correct accuracy is not guaranteed. Designed and produced by Savills: 020 7499 8644 | May 2025