THE
OFFICE
LIST

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6 November 2026



Managed

50-51 Wells Street, W1T 3PP

634 ft² · 12 desks · Available now

Space 2nd Floor	Floor 2nd floor
Desks 12–16	£/desk/pcm (all-in) £688–£917/desk/pcm
Total £/pcm £11,000 pcm	Minimum term 24 months

https://theofficelist.co.uk/listings/5325c73c-c000-4dec-9336-cb74c5026a3b

Cost and terms

Space	2nd Floor
Floor	2nd floor
Desks	12–16
£/desk/pcm (all-in)	£688–£917/desk/pcm
Total £/pcm	£11,000 pcm
Minimum term	24 months
Availability	Available now
Service charge	Included
Business rates	Included
Operator	Copthall Estates
Nearest stations	Oxford Circus 6 min · Goodge Street 9 min · Warren Street 11 min

About this space

Self-contained office for up to 16 desks with a dedicated tea point, or 12 desks with a meeting room or executive office.

About the building

Refurbished, self-contained office floors in a handsome Edwardian brick and Portland stone building in Fitzrovia, with high-speed fibre, meeting rooms, breakout space, kitchens, air conditioning, showers and 24/7 access.

Photos









Particulars are provided for general guidance only and do not form any part of an offer or contract. All measurements, areas, rents, rates, service charges, availability dates, lease terms, photographs, and map positions are given in good faith and believed correct but cannot be guaranteed. Prospective occupiers should make their own enquiries and satisfy themselves on all matters before entering into any commitment. No fees.