

# NOLAND HOUSE

SOHO, W1

Two newly refurbished, fully fitted private workspaces of approximately 1,500 sq ft

NOLAND HOUSE

# SHAPED FOR SUCCESS

In the heart of Soho and surrounded by the area's vibrant mix of dining, retail and cultural amenities, Noland House stands as an impressive Art Deco building offering newly refurbished CAT A+ workspace. Each fully fitted floor benefits from new furniture, kitchenettes, partitioned meeting rooms and breakout areas, available on flexible new leases directly from the Landlord.

FLOOR	SQ FT	SQ M	WORKSTATIONS	AVAILABILITY
2nd	1,490	138.4	19	Available now
1st	1,480	137.5	12	Available now
Total	2,970	275.9	31	



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# 1ST FLOOR

1,480 SQ FT / 137.5 SQ M

12x Workstations

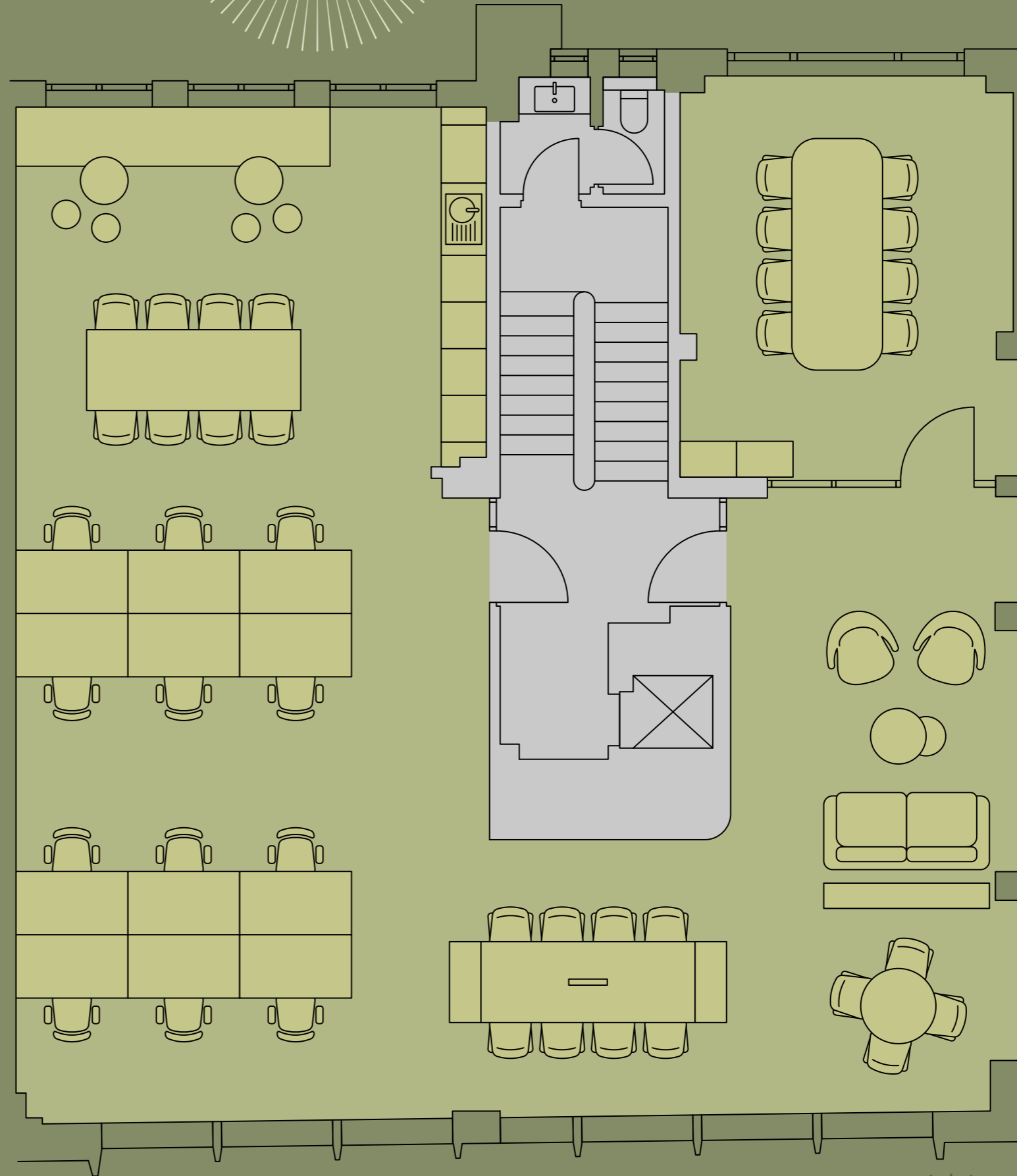
1x 8 person boardroom

1x Kitchenette

2x Breakout areas

1x Client waiting lounge

1x Collaborative area



Poland Street



NOLAND HOUSE







NOLAND HOUSE

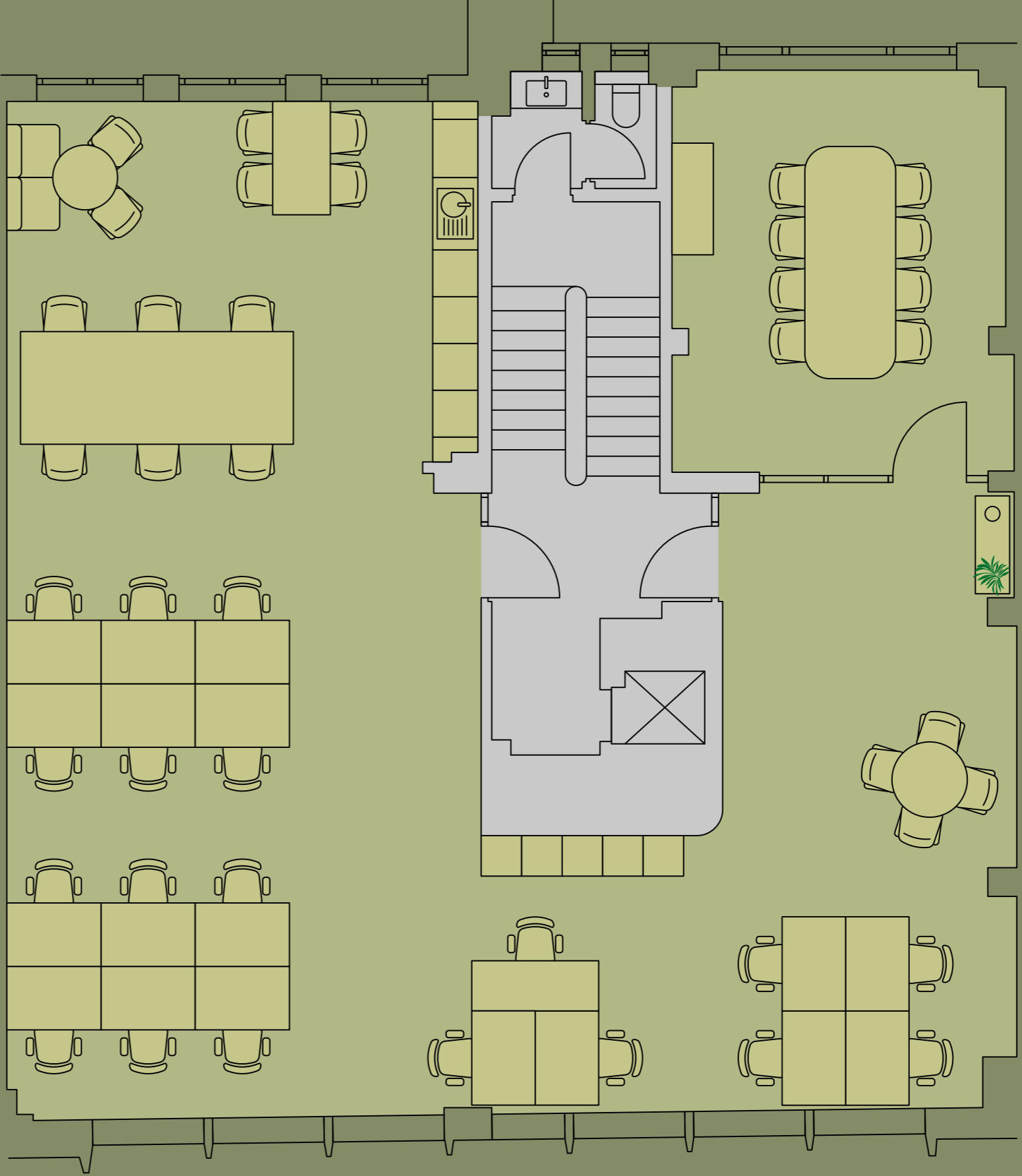


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# 2ND FLOOR

1,490 SQ FT / 138.4 SQ M

- 19x Workstations
- 1x 8 person boardroom
- 1x Kitchenette
- 2x Breakout areas
- 1x Collaborative area



Poland Street



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THE TRAVEL BOOK



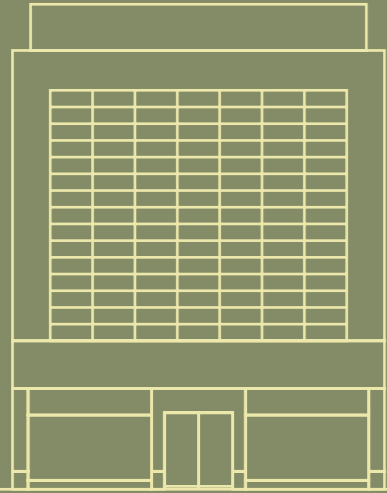
NOLAND HOUSE



# NOLAND HOUSE

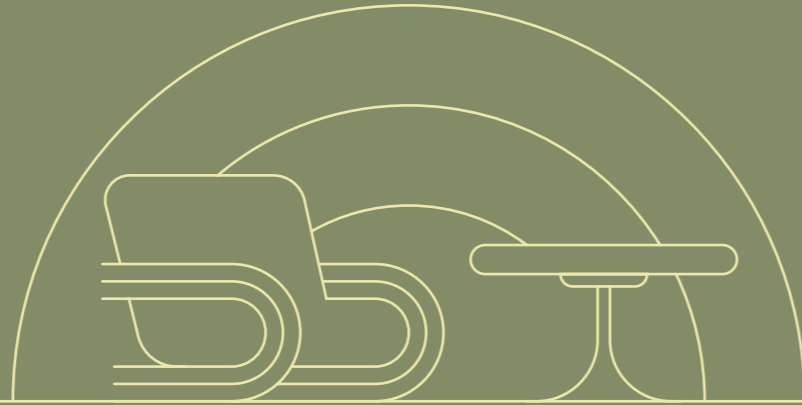
## IMPRESSIVE ART DECO BUILDING

An Art Deco façade that brings timeless character and architectural distinction to Soho.



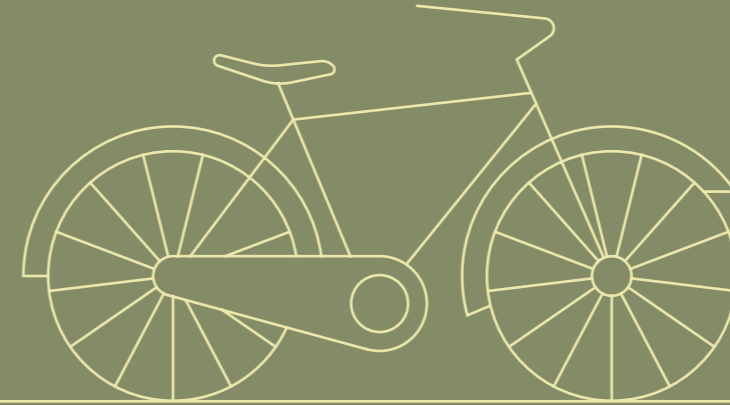
## PRIVATE CAT A+ WORKSPACES

Fully refurbished CAT A+ offices offer premium finishes and ready for immediate occupation.



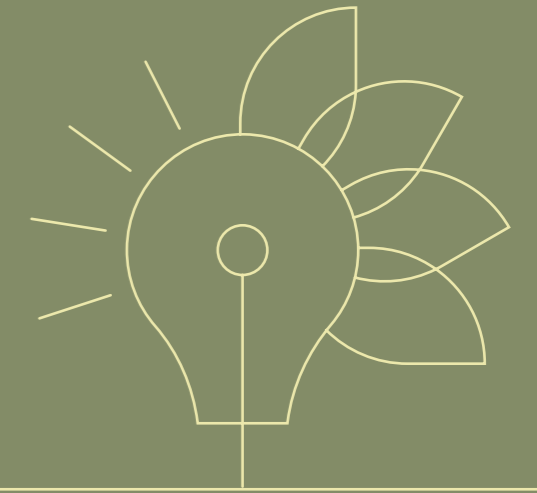
## FULL END-OF-TRIP FACILITIES

Cycle storage, shower facilities and lockers are conveniently located on the building's lower ground floor.



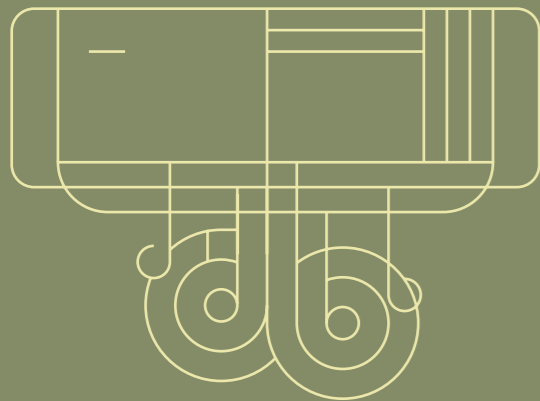
## HIGHEST ENERGY EFFICIENCY

Energy efficiency rating A.



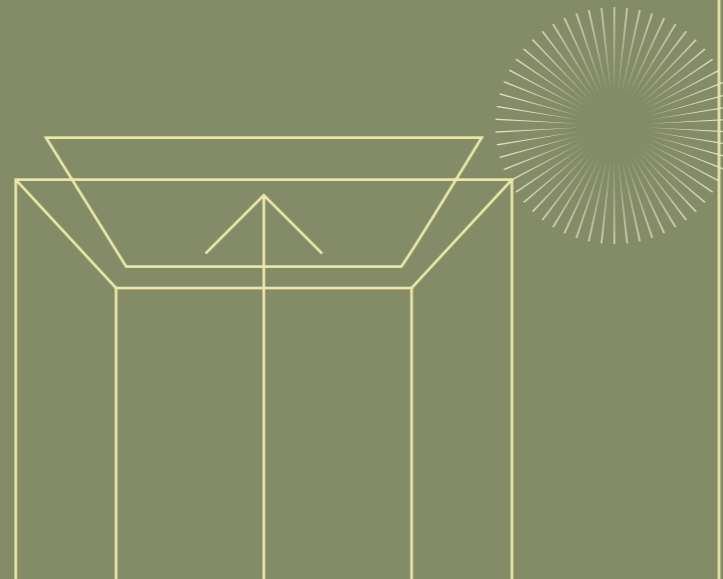
## CLIMATE CONTROL

New heating and cooling systems provide efficient climate control for year-round comfort.



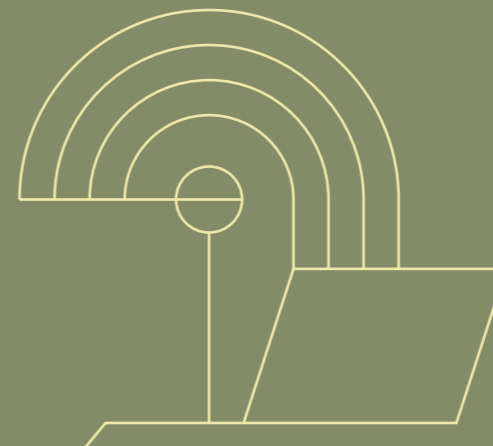
## HIGH CEILINGS

Each floor benefits from excellent floor-to-ceiling heights of 3 meters plus.



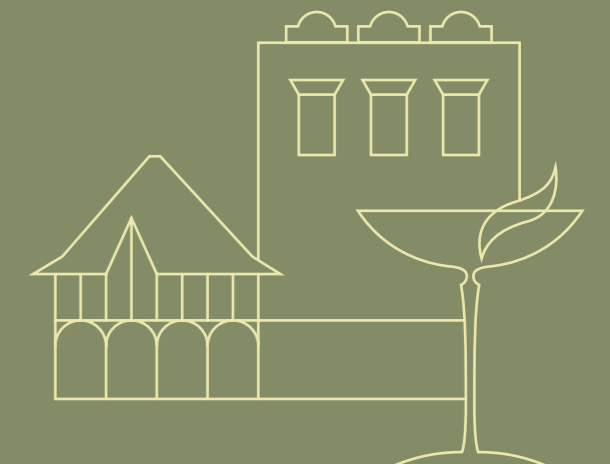
## FIBRE NETWORK

Fully equipped with perimeter trunking and high-speed fibre connectivity, ready for seamless occupier operations.



## IN THE HEART OF SOHO

Ideally located in the vibrant heart of Soho, surrounded by culture, dining, and entertainment.



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# REVEL IN SOHO

Noland House is nestled in the heart of Soho, the City's most vibrant entertainment district. Offering immediate access to the very best of the West End with its renowned shopping streets and celebrated restaurants. The location is also home to London's premium gyms and beautiful green spaces. Connectivity is unrivalled, with Oxford Circus and Tottenham Court Road stations both within a four-minute walk, providing Underground and Elizabeth line services.



Soho Square



Kingly Court

# AMENITIES

## Restaurants

1. 1947
2. Aqua Kyoto
3. Scarlett Green
4. Bubala
5. Ugly Dumpling
6. Dishoom
7. Pastaio
8. Flat Iron
9. Polpo
10. Bob Bob Ricard
11. INKO NITO
12. BAO
13. Brother Marcus
14. Blacklock
15. Randall & Aubin
16. The Duck & Rice
17. Temper
18. The Ivy
19. Yauatcha
20. 100 Wardour Street
21. Cay Tre
22. Barrafina
23. Inamo
24. Kasa and Kin

## Bars

1. The Devonshire
2. The Blue Posts
3. Mr Fogg's
4. The Toucan
5. Soho House
6. Ronnie Scott's
7. Century Club
8. Cahoots

## Retail

1. Liberty's
2. Breitling
3. Lululemon
4. Percival
5. END.
6. A.P.C.
7. Reckless Records
8. ARNE
9. Aime Leon Dore
10. Phonica Records
11. YMC

## Gyms

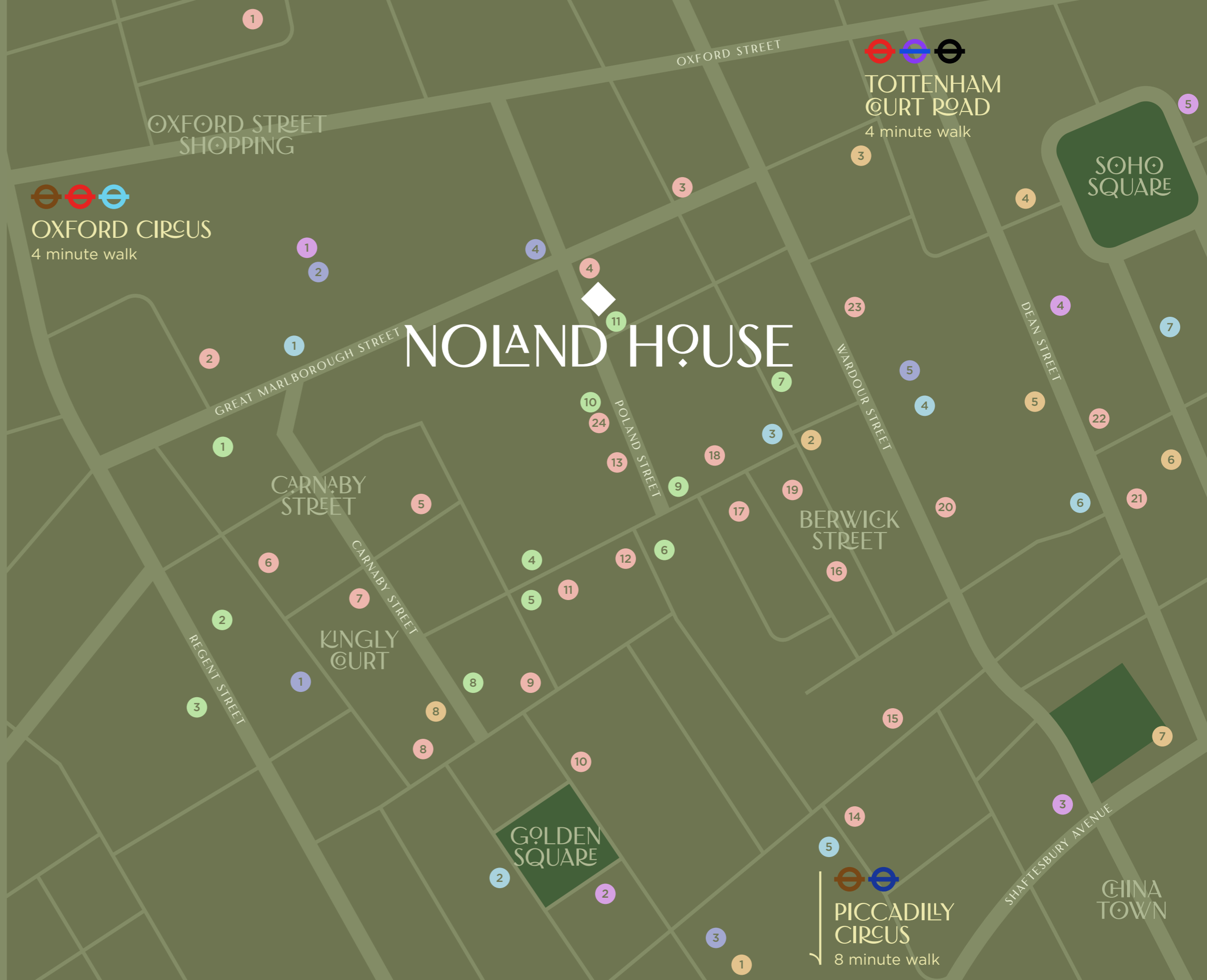
1. Barry's
2. Fitness First
3. Thirdspace
4. SoulCycle
5. Fitness Lab

## Hotels

1. Courthouse Hotel
2. Karma Sanctum
3. Broadwick Soho
4. The Soho Hotel
5. Ham Yard
6. Dean Street Townhouse
7. Hazlitt's

## Culture

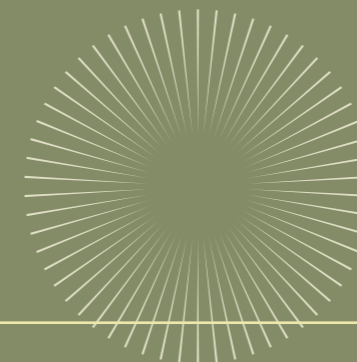
1. The Photographer's Gallery
2. Frith Street Gallery
3. Sondheim Theatre
4. Soho Theatre
5. 21 Soho



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SOHO, W1

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Marketing: [Stuart Chapman Design](#)