



2025

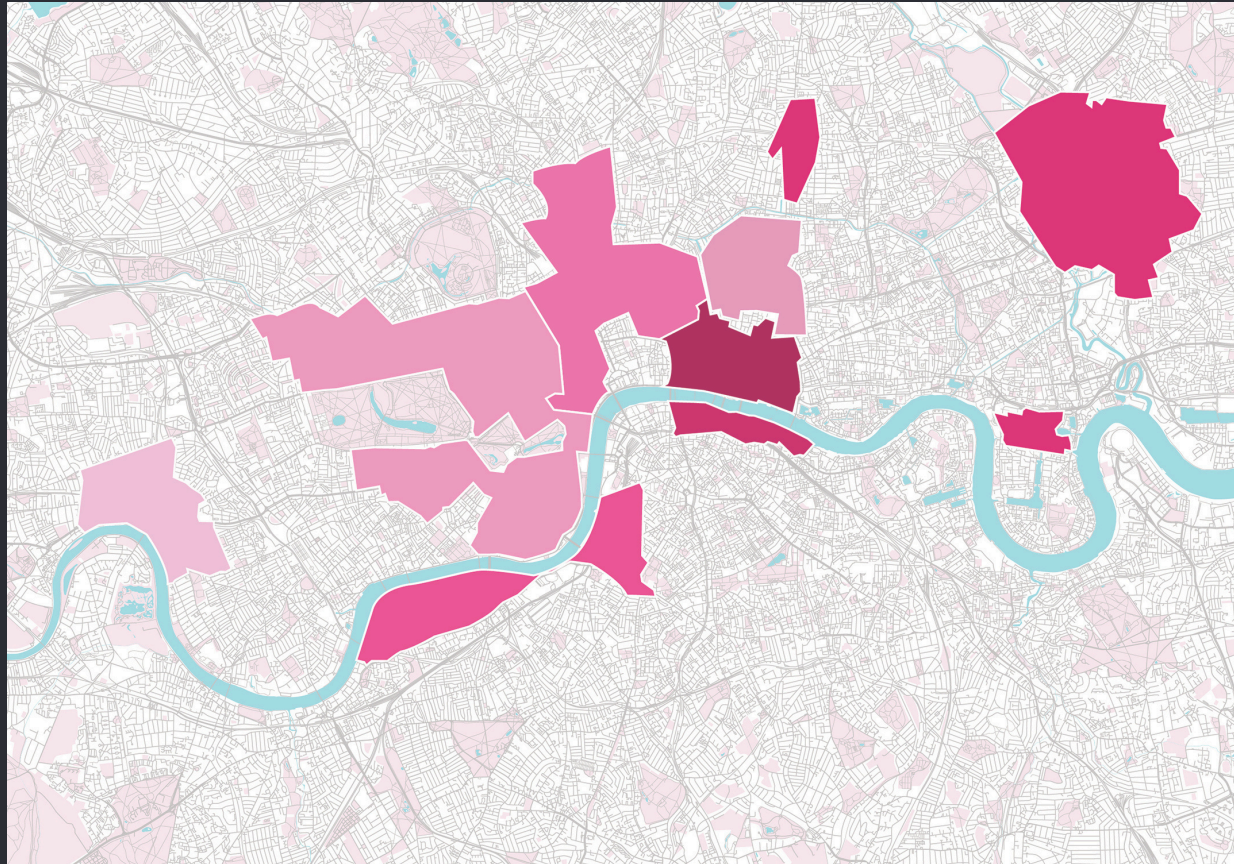
MARKET RENTS AND RATES Q1



HOW RENTS COMPARE ACROSS LONDON

Midtown	£
King's Cross	45 - 120
Covent Garden	40 - 120
Holborn	30 - 85
Bloomsbury	30 - 85
Clerkenwell, Farringdon	40 - 85

West End	£
Mayfair, St James'	50 - 200
Fitzrovia	40 - 115
Marylebone	50 - 150
Victoria, Westminster	45 - 105
Knightsbridge	45 - 90
Soho, Regent Street	45 - 110
Paddington	55 - 90



Northern City Fringe	£
Shoreditch	40 - 75

City	£
Prime City	30 - 115

East London	£
Eastern Fringe Stratford & Dalston	20 - 55
Docklands Prime Canary Wharf	20 - 60

South Bank	£
Waterloo, Southwark, London Bridge	50 - 95

South West	£
Vauxhall, Battersea	30 - 85

West	£
Hammersmith	25 - 70

RESULTS SPEAK LOUDER

SHB/

HOW RENTS & RATES COMPARE ACROSS LONDON



	P/SQFT	P/SQFT	P/SQFT	P/SQFT	AVERAGE P/DESK	RATES	RATES
Prime	GRADE A: FITTED	GRADE A: UNFITTED	GRADE B	MANAGED OFFICE	SERVICED OFFICE	GRADE A*	GRADE B*
Prime City	£65 - £115	£60 - £105	£30 - £60	£120 - £200	£850	£31.10 - £40	£24.10 - £31.10
Northern City Fringe	GRADE A: FITTED	GRADE A: UNFITTED	GRADE B	MANAGED OFFICE	SERVICED OFFICE	GRADE A*	GRADE B*
Shoreditch	£65 - £75	£50 - £60	£40 - £50	£140 - £180	£680	£33.50 - £50	£12 - £33.50
South Bank	GRADE A: FITTED	GRADE A: UNFITTED	GRADE B	MANAGED OFFICE	SERVICED OFFICE	GRADE A*	GRADE B*
Waterloo, Southwark, London Bridge	£85 - £95	£75 - £85	£50 - £70	£145 - £185	£630	£32.10 - £44	£30 - £32.10
East London	GRADE A: FITTED	GRADE A: UNFITTED	GRADE B	MANAGED OFFICE	SERVICED OFFICE	GRADE A*	GRADE B*
Eastern Fringe - Stratford & Dalston	£40 - £55	£30 - £40	£20 - £30	£70 - £120	£300	£16 - £30.90	£13.40 - £16
Docklands Prime - Canary Wharf	£50 - £60	£40 - £50	£20 - £40	£105 - £140	£450	£18.80 - £25.40	£13.40 - £18.80

RESULTS SPEAK LOUDER



HOW RENTS & RATES COMPARE **ACROSS LONDON**



	P/SQFT	P/SQFT	P/SQFT	P/SQFT	AVERAGE P/DESK	RATES	RATES
West End	GRADE A: FITTED	GRADE A: UNFITTED	GRADE B	MANAGED OFFICE	SERVICED OFFICE	GRADE A*	GRADE B*
Mayfair, St James's	£90 - £200	£80 - £190	£50 - £80	£200 - £300	£1,100	£45.50 - £80	£30 - £45.50
Fitzrovia	£105 - £115	£80 - £110	£40 - £75	£120 - £180	£750	£37 - £48.50	£30 - £37
Marylebone	£100 - £150	£80 - £140	£50 - £70	£180 - £210	£800	£37.50 - £53	£29.50 - £37.50
Victoria, Westminster	£65 - £105	£65 - £95	£40 - £60	£120 - £180	£850	£33.10 - £47	£21.40 - £33.10
Knightsbridge	£75 - £90	£70 - £85	£45 - £70	£110 - £178	£700	£37.50 - £47	£26.80 - £37.50
Soho, Regent Street	£75 - £110	£70 - £100	£45 - £70	£205 - £260	£900	£37.50 - £48	£28 - £37.50
Paddington	£75 - £90	£70 - £85	£55 - £70	£130 - £200	£750	£29.50 - £40.10	£21.50 - £29.50
Midtown	GRADE A: FITTED	GRADE A: UNFITTED	GRADE B	MANAGED OFFICE	SERVICED OFFICE	GRADE A*	GRADE B*
King's Cross	£90 - £120	£80 - £110	£45 - £70	£210 - £300	£1,000	£34.80 - £42.80	£26.80 - £34.80
Covent Garden	£100 - £120	£90 - £110	£40 - £70	£140 - £180	£750	£36.20 - £50	£27 - £36.20
Holborn	£65 - £85	£60 - £75	£30 - £55	£95 - £140	£675	£32.10 - £40	£16 - £32.10
Bloomsbury	£65 - £85	£55 - £75	£30 - £55	£120 - £140	£700	£26.80 - £33	£21.60 - £26.80
Clerkenwell, Farringdon	£75 - £85	£65 - £75	£40 - £60	£130 - £180	£630	£26.80 - £33	£21.60 - £26.80
South West	GRADE A: FITTED	GRADE A: UNFITTED	GRADE B	MANAGED OFFICE	SERVICED OFFICE	GRADE A*	GRADE B*
Vauxhall, Battersea	£65 - £85	£60 - £80	£30 - £60	£65 - £105	£650	£21.60 - £27	£16 - £21.60
West	GRADE A: FITTED	GRADE A: UNFITTED	GRADE B	MANAGED OFFICE	SERVICED OFFICE	GRADE A*	GRADE B*
Hammersmith	£60 - £70	£50 - £65	£25 - £45	£110 - £130	£550	£24.19 - £31	£21.10 - £24.19

RESULTS SPEAK **LOUDER**

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