LDG Estate Agents Details Bespoke Relocation Service for Commercial Office Tenants

June 09, 2026

Looking at this address "53 Great Titchfield, 53 Great Titchfield", this appears to be incomplete and likely refers to Great Titchfield Street in London, England.

LONDON, UK - June 09, 2026 -
LDG Estate Agents, a property firm based at 53 Great Titchfield Street in Fitzrovia, has described the operation of its Bespoke Relocation service for businesses seeking to rent commercial office space. The service is structured around identifying off-market premises and supporting a commercial occupier through each stage of a relocation, from an initial consultation through to occupation of a completed workspace.

The service is intended for businesses that have not found suitable premises through openly advertised listings. In cases where a company has reviewed available space without locating a workspace that matches its requirements, the firm applies its knowledge of the local market and its network of contacts to identify options that may not be publicly marketed. The process begins by establishing the requirements, culture, and goals of a business before a search is undertaken, with the stated aim of identifying premises suited to the way a company operates.

The service follows a defined sequence of eight stages. The first stage is a meeting to establish a business's requirements and identify the individuals responsible for decisions, including a review of any previous search activity that did not result in a move. The firm then assesses the premises currently available in the market, together with premises that its market information indicates could become available, and presents the client with on-market and off-market options it considers capable of providing a solution. This stage is intended to broaden the range of premises under consideration beyond those publicly listed.

The sequence continues with accompanied inspections of shortlisted premises. During these inspections, a client's observations on premises that would not be suitable are recorded alongside views on premises that could be suitable, with both used to refine the search. The firm then prepares a comparative analysis of any premises that a client has expressed interest in. The analysis is intended to summarise the options and to support discussion among a client's colleagues. The firm subsequently assists in drawing up a shortlist of potentially suitable premises. Where no suitable premises are identified at that stage, the firm reviews the reasons and conducts a further market assessment before proceeding.

Once a shortlist is agreed, the firm conducts negotiations with landlords on behalf of the client, with the stated objective of obtaining available incentives and terms while identifying contractual issues that can affect businesses negotiating independently. When terms have been agreed on a selected space, the firm instructs solicitors on the client's behalf and coordinates the legal process, including a review of the terms. According to the firm, the agreement of terms is one part of the process, and the management of completion requires attention to avoid delays and additional costs. Following a completed search, the firm maintains contact with clients to review how premises are performing and to provide market information.

The firm also offers an additional service, LDG All-In, available to clients using Bespoke Relocation to find premises. The service provides project management and advisory support through a single point of contact and addresses the logistics that follow the identification of a suitable space. It includes introductions to legal firms, bankers, and other advisors involved in a purchase or lease, as well as design and fit-out management. The design element covers initial layouts, detailed floor plans, and three-dimensional models, and includes virtual reality walk-throughs produced using architectural design software, allowing a client to view a space before work commences.

LDG All-In also covers the stages that follow the design phase. The firm coordinates information technology design and deployment in conjunction with a client's own technical staff, manages the specification and procurement of furniture, and project-manages the relocation itself, including decommissioning, packing, transfer, unpacking, and placement at the new building. The stated purpose of the service is to consolidate these functions under a single point of contact during a move.

Harrison Eagles, Associate Partner and Head of Commercial at LDG Estate Agents, described the basis of

the service. According to Eagles, businesses frequently approach the firm having concluded that suitable premises are not available on the open market. He stated that the service is based on establishing the requirements and working culture of a business and then drawing on contacts and market information to identify premises that are not publicly listed. He added that the same approach is applied through negotiation, legal completion and fit-out, with the objective of placing a client in premises appropriate to its operations.

The service is available to commercial occupiers in Fitzrovia, the West End and the surrounding area. LDG Estate Agents provides commercial and residential sales, lettings, investment and advisory services and is based at 53 Great Titchfield Street, London, W1W 7PJ. Further information is available by contacting the firm on +44 (0)20 7580 1010 or at hello@ldg.co.uk.

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For more information about LDG, contact the company here:LDGLDG+4402075801010hello@ldg.co.uk53 Great Titchfield, 53 Great Titchfield

LDG

Property People with over 100 years knowledge serving businesses and residents in Fitzrovia and neighbouring communities.

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