

TO LET - OFFICE

BUILDING 7

Chiswick Park, 566 Chiswick High Road, W4 5YA



Key Highlights

- 1,979 to 16,865 sq ft
- Raised Floors
- LG7 Lighting
- 2,000 kg Goods Lift
- 4-Pipe Fan Coil Air Conditioning
- Powder coated perforated metal pan Ceiling
- 8 x 21 person Lifts
- 168 Bicycle Racks

SAVILLS West End
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Location

Chiswick Park is home to some of the world's leading companies; home to Global, European and National headquarters; home during the working day to thousands of people and to its all-pervasive belief that if people enjoy work, they do better work— if they do better work, you have a better business.

It is strategically located 5 miles from the West End and 10 miles from Heathrow Airport.

London's main entry route from the west, the M4, passes two minutes from Chiswick Park – and the M25 London Orbital motorway, with its strategic connections to every part of the UK, is just ten minutes away. Little wonder that Chiswick Park is firmly established as a key commercial destination for so many of the world's best companies.

Excellent for rapid access to all of London, the national road and rail network and principal international airports, Chiswick Park also enjoys close proximity to the diverse shops and numerous restaurants of Chiswick.

Above all, Chiswick Park delivers a difference. A commitment to delivering an enjoyable working experience all year round – from the huge on-site health and fitness centre to the variety of events, clubs, ideas and touches that make the working day something to look forward to.

Description

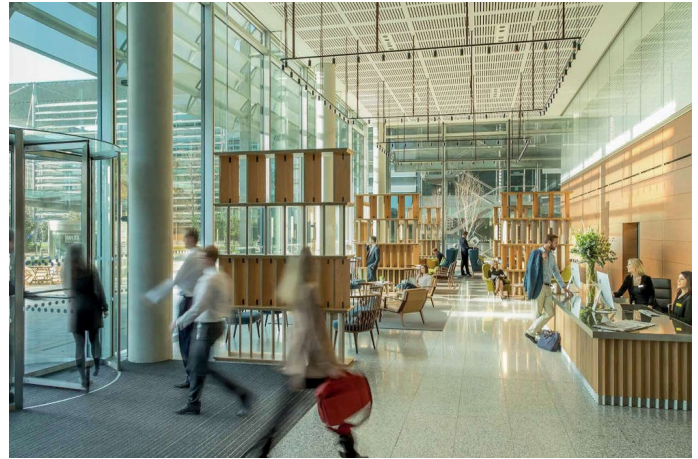
Positioned at the end of the lake, it has spectacular views down the spine of the office campus and across the Capital itself. Chiswick Park is home to some of the world's leading companies; home to Global, European and National headquarters; home during the working day to thousands of people and to its all-pervasive belief that if people enjoy work, they do better work— if they do better work, you have a better business.

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It consists of 12 HQ office buildings totalling 1.8m sq ft and a variety of retail, leisure and communal facilities and currently hosts circa 8,500 people . Building 7 is the final building to be developed and benefits from a Grade A specification including 3m floor to ceiling heights, full access raised floors, 4-pipe VAV fan coil air conditioning, BREEAM Excellent rating and an EPC B rating and extensive shower and changing facilities.

Accommodation

The accommodation comprises of the following



| Name | sq ft | sq m | Tenure | Availability |
|---|---------------|-----------------|--------|--------------|
| 2nd - Suite 1 | 4,425 | 411.10 | To let | Available |
| Unit - 2nd Floor - Suite 2 | 2,720 | 252.70 | To let | Available |
| Unit - 2nd Floor - Suite 3 | 2,483 | 230.68 | To let | Available |
| Unit - 2nd Floor - Suite 5 | 5,258 | 488.48 | To let | Available |
| Unit - 2nd Floor - Suite 6 | 1,979 | 183.86 | To let | Available |
| Unit - 3rd Floor - Suite 1 (fully fitted) | 6,374 | 592.16 | To let | Let |
| Unit - 3rd Floor - Suite 2 | 6,072 | 564.11 | To let | Let |
| Unit - 3rd Floor - Suite 3 | 7,680 | 713.50 | To let | Let |
| Total | 36,991 | 3,436.59 | | |

Business Rates

Rates payable: £21.50 per sq ft

Contact

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