

**KNOTEL**



Waverley House 7-12 Noel St, London W1F 8GQ

# 7 Noel Street - 7th Floor

Waverley House is located in prime Soho, in the heart of the West End, offering abundant natural lighting, a recently refurbished staffed reception and stunning views of Soho.

The building is surrounded by a variety of restaurants, bars, cafés, and leisure facilities, making it the perfect spot for those seeking a vibrant work environment.

Waverley House is conveniently located just a few minutes' walk from Tottenham Court Road, Piccadilly Circus and Oxford Circus Stations, making it easily accessible for commuters.

5,621 RSF available on the seventh floor, fully fitted out and ready for occupancy, fully managed by Knotel.

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5,621 RSF

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7th floor

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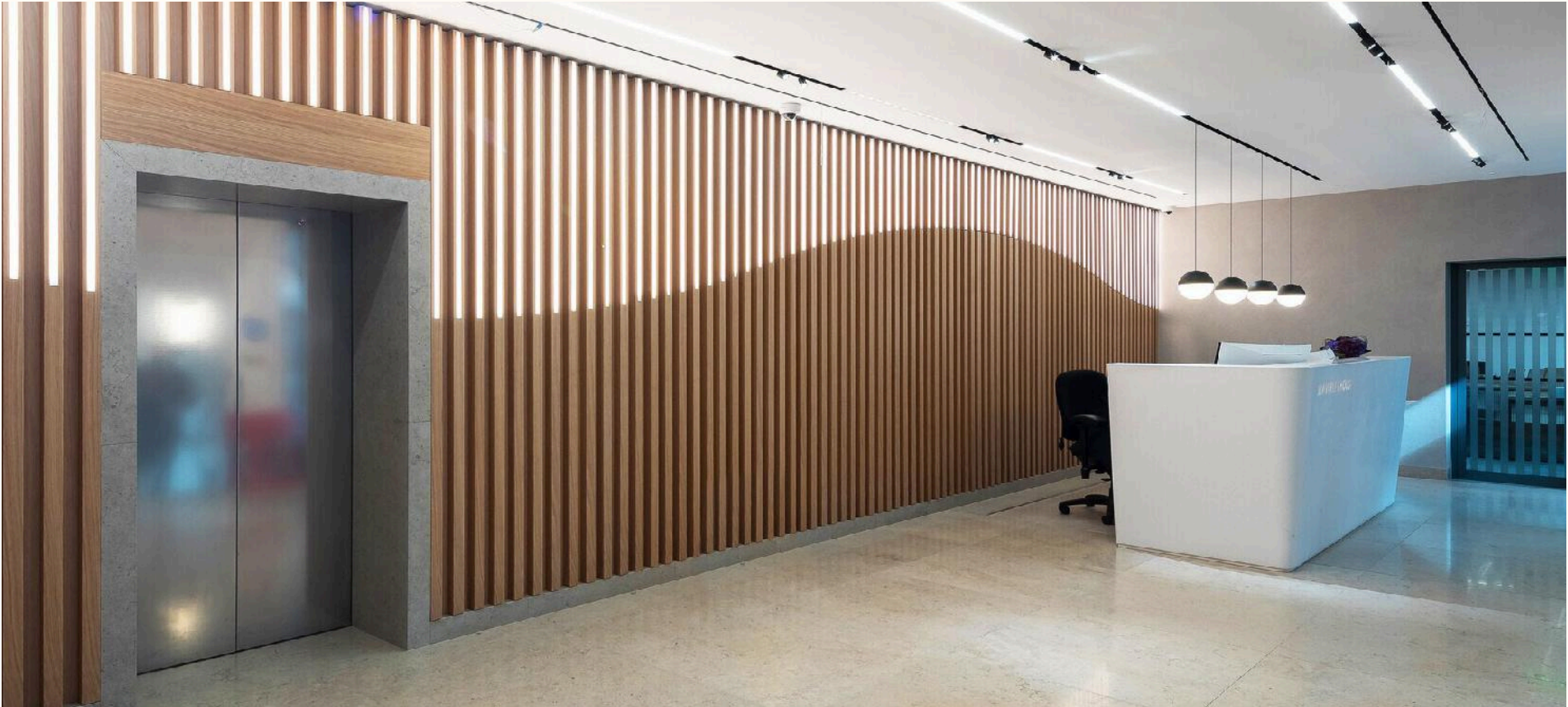


# Ground Floor Reception

## Experience the Difference

Elevate your office experience with our dedicated concierge service and discover the true meaning of efficiency, convenience, and peace of mind.

Let us handle the logistics while you focus on leading your business to new heights.





# Specification Summary



Cycle Spaces

Yes



Showers

Yes



Lockers

40



Ceiling Height

2.7m



Pet Friendly

Yes



ADA / DDA Compliant

Access



Air-Con Spec

Yes



Access

24/7



Travel

Oxford Circus - 6 min walk  
Tottenham Court Rd. - 7 mins walk  
Piccadilly Circus - 8 mins walk



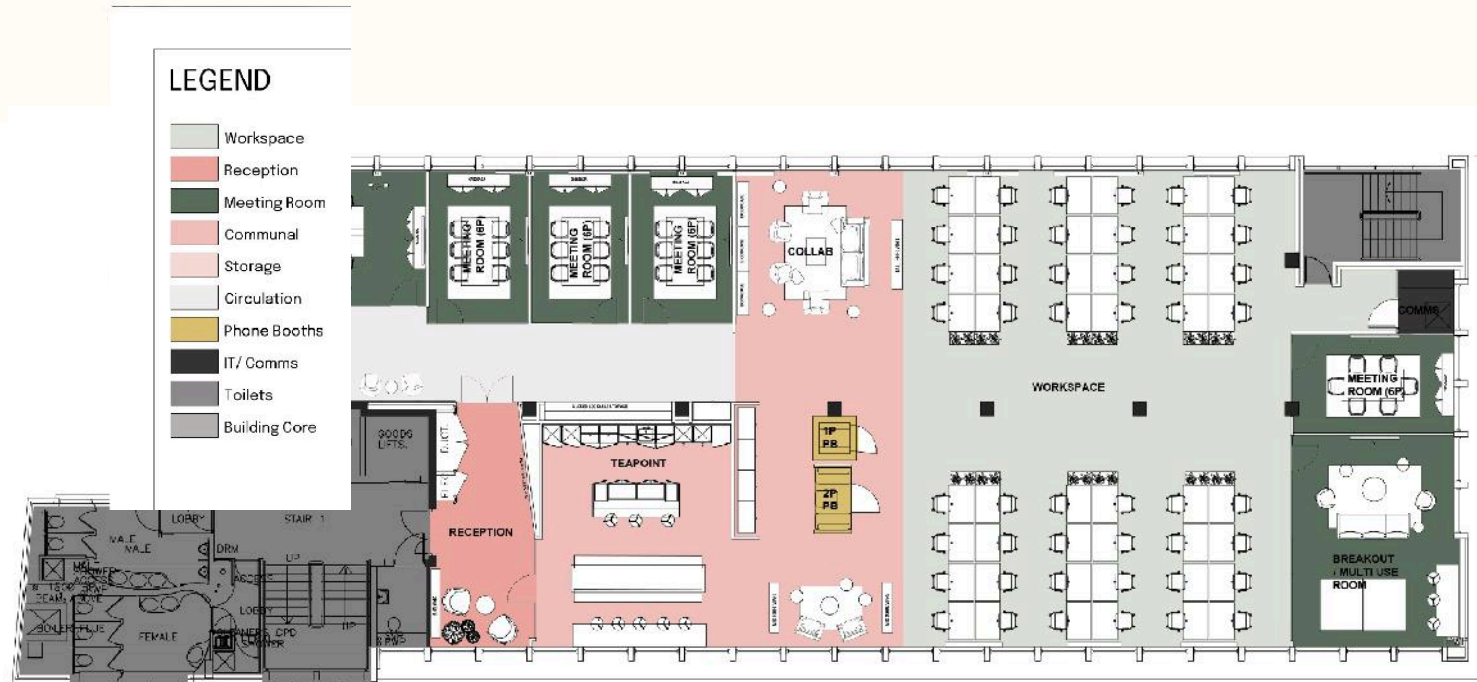
Extras

Staffed reception  
Covered parking  
Covered bike parking

# 7th Floor

5,621 RSF

64 Workstations



- Workspace
- Reception
- Meeting Room
- Communal
- Storage
- Circulation
- Phone Booths
- IT/ Comms
- Toilets
- Building Core

## Square Footage

Rentable Square Footage 5,621

## WPS Numbers

Dedicated Workstations\* 64

Collaboration Seats 8+

Enclosed Meeting Seats 24

## Room Counts

Meeting Spaces

Workspaces 3

Meeting Room (6p) 4

Breakout Space 1

Team Room (8 desks) 1

Phone Booth (1p) 1

Phone Booth (2p) 1

Touchdowns 3

Reception 1

## Room Counts

Collaboration Lounge 1

Collaboration 3

Lounge 1

Tea point 1

Support Spaces

IT/Comms Room 1

Accessible Toilet 1

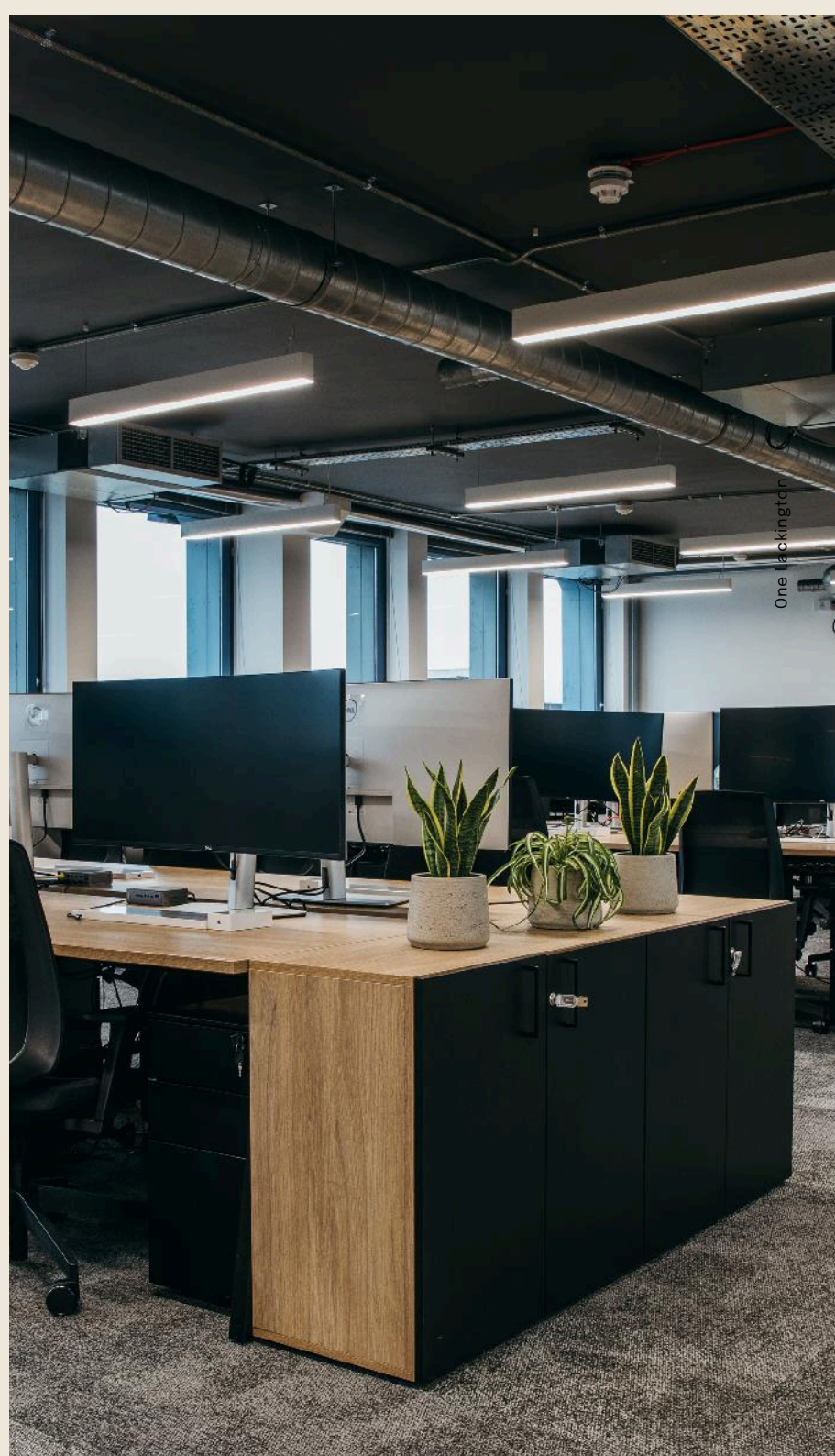
Female Toilet 3

Male Toilet 2

# 7th Floor Visuals










# 7th Floor Visuals



# Soho

## Key

-  Bars
-  Cafés
-  Fitness
-  Culture
-  Hotels
-  Restaurants
-  Retail





# SOHO: The Heartbeat of London's Culture and Creativity.



Discover Soho: Nestled in the vibrant West End, Soho is a dynamic and eclectic neighborhood that pulses with energy and creativity. Known for its rich history, bustling streets, and diverse community, Soho is the perfect blend of tradition and modernity, making it one of London's most iconic areas.

**Cultural Hub:** Soho is home to a myriad of cultural landmarks, including world-renowned theatres, historic pubs, and cutting-edge galleries. The area boasts a rich artistic heritage, with an array of live music venues, such as Ronnie Scott's Jazz Club, and a plethora of independent cinemas and theatres that cater to all tastes.

**Culinary Delight:** A food lover's paradise, Soho offers an unparalleled culinary scene. From Michelin-starred restaurants to cozy cafes and vibrant street food markets, the neighborhood caters to every palate. Iconic spots like Chinatown add to the area's culinary diversity, ensuring a gastronomic adventure at every corner.

**Business and Innovation:** Soho is not just a cultural and entertainment hub; it's also a center for innovation and business. The area hosts numerous media, tech, and creative agencies, making it a thriving epicenter for industry professionals and entrepreneurs.

**Community and Connectivity:** Despite its bustling nature, It's central location provides excellent connectivity, with easy access to major transport links, including [Tottenham Court Road](#), [Oxford Circus](#), and [Piccadilly Circus station](#).

Discover the heartbeat of London in the vibrant streets of Soho.

# Our Approach

Next level workspace for the next level in your business. From space to services, we give companies the flexibility to grow and adapt.



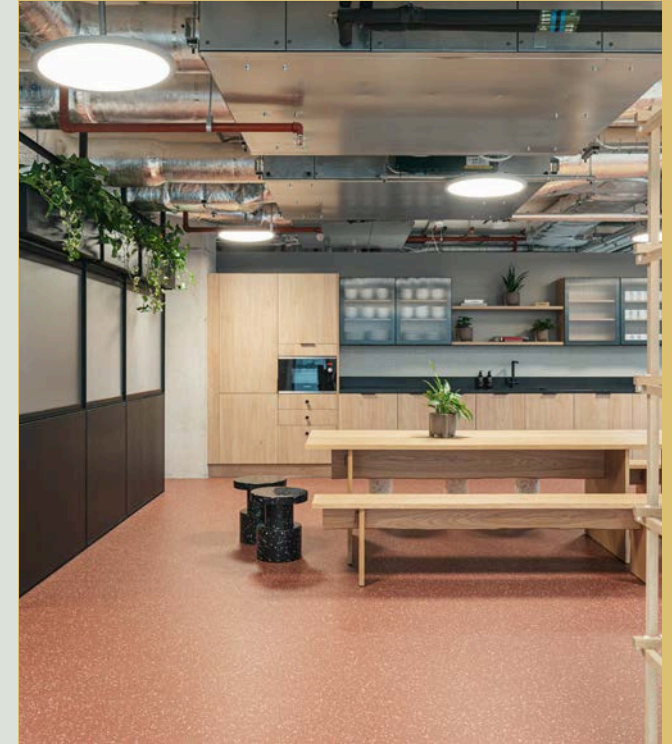
## Discover

We'll meet with your team to understand your business, review our available portfolio of spaces and match based on your workspace needs.



## Tailor

We partner with you to adapt the critical aspects of the workspace to make it feel like your own. Our expert team is on hand to help with your IT requirements, flexible layout options, and branding solutions.



## Manage

We provide ongoing workspace management to help optimise and make your workplace experience better and more productive.

# Managed Services

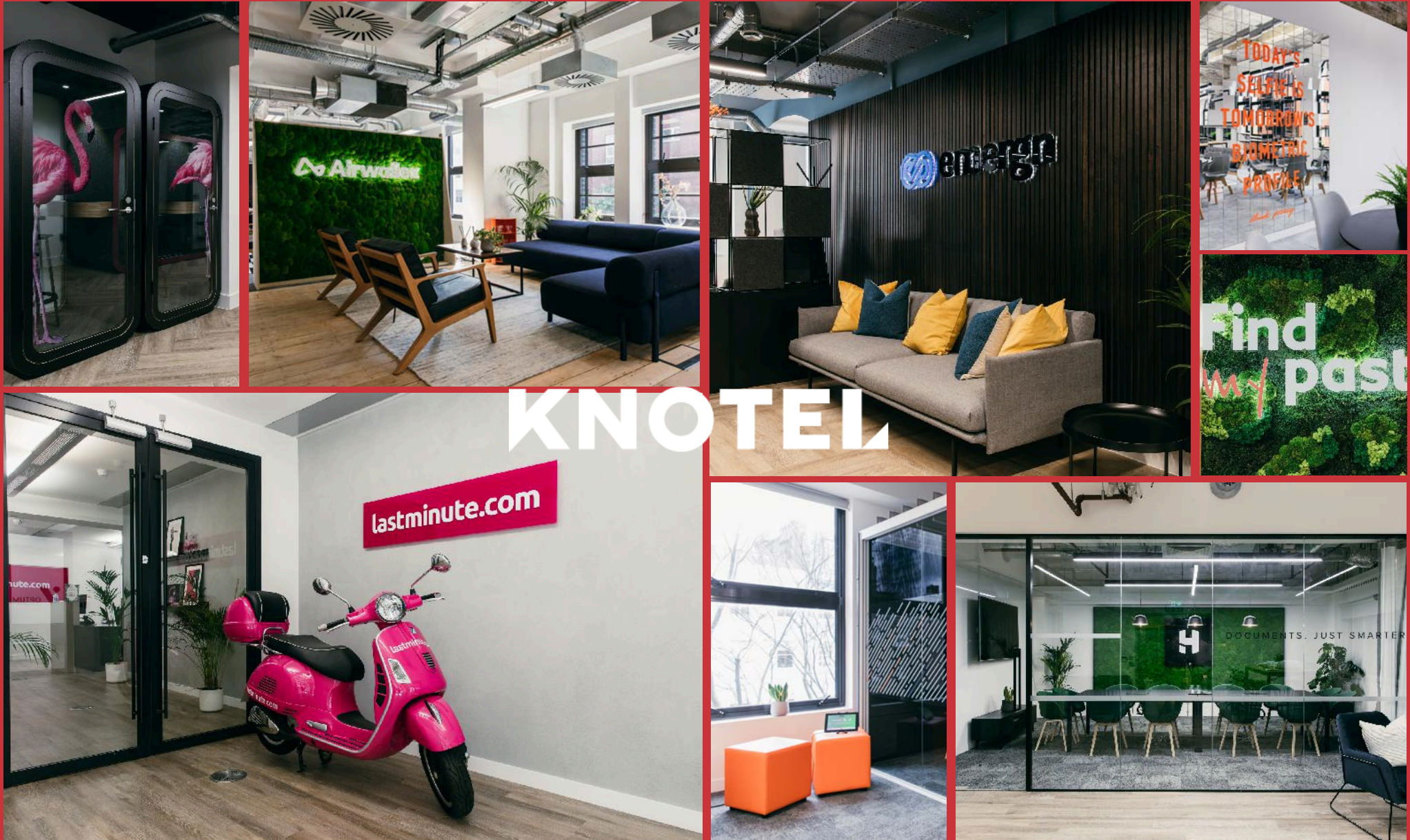
We'll take care of managed services, leaving you with the freedom to focus on the important business of growing your potential.

## Services include:

- Office equipment (printer, paper supplies)
- Daily cleaning
- Coffee, tea and milk
- Weekly fruit and snacks delivery
- Plants and plant maintenance
- IT Support services
- Repairs & preventative maintenance
- Maintenance ticket system going directly to your Associate
- Bi-weekly check in visits from your dedicated Associate
- Furniture and accessories
- Design Concept Development
- Wide range of additional services on request



# Branding Services Examples



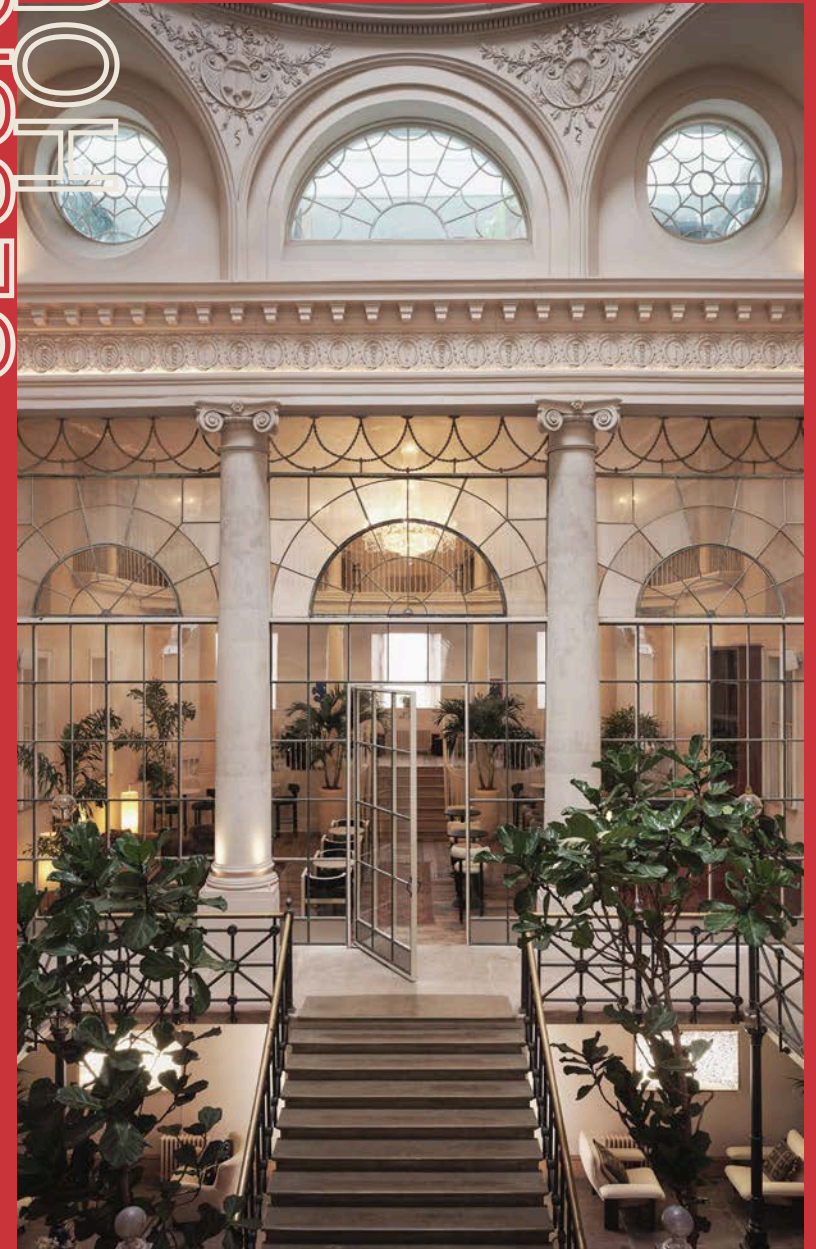
# Knotel Workclub Access

OLD SESSIONS HOUSE



Available to all Knotel customers, the Knotel Workclub at Old Sessions House is an amenity-rich environment with access to lounge spaces, meeting rooms, restaurants and bars, year round events, and a rooftop pool.

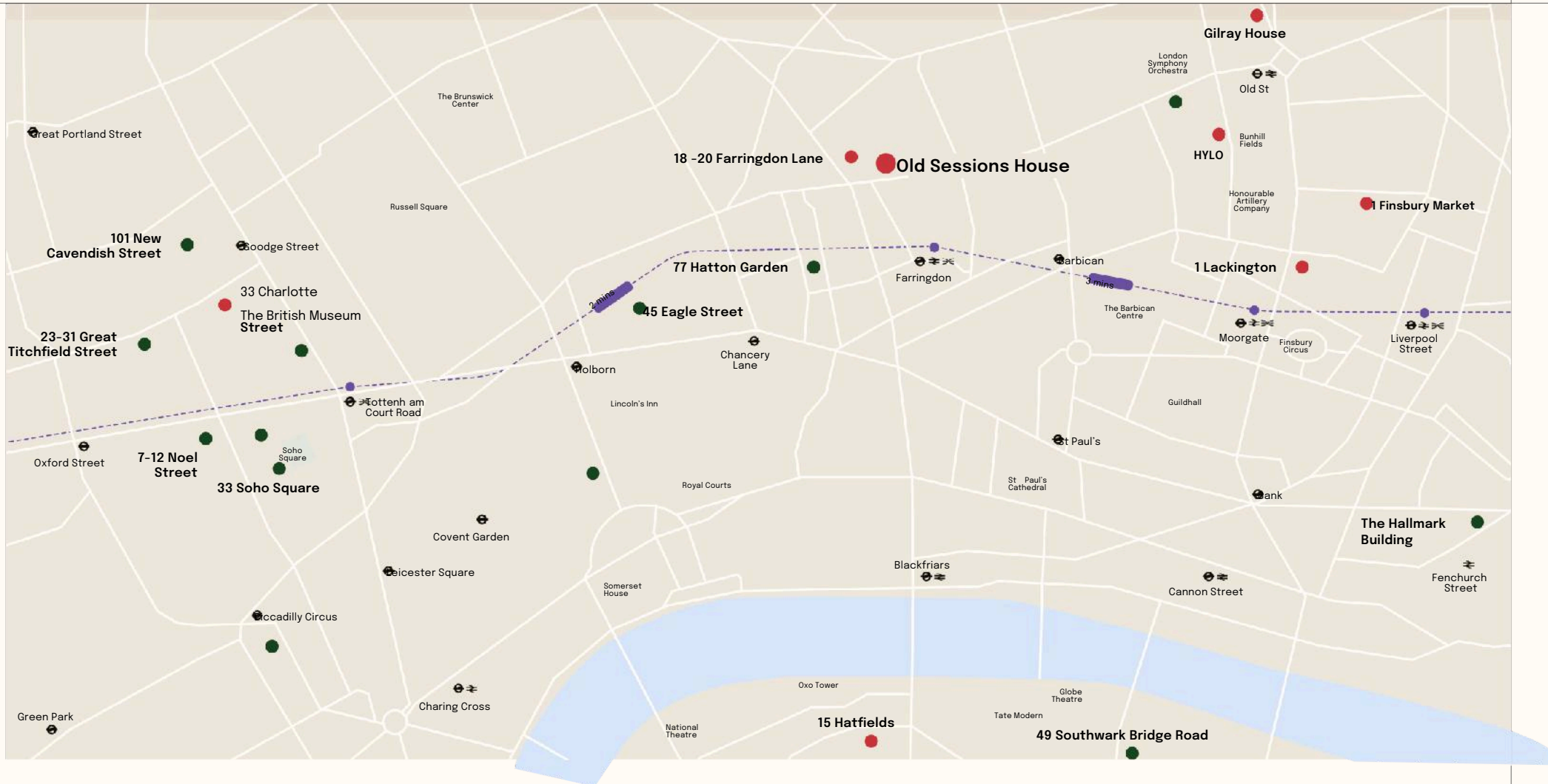
22 Clerkenwell Green  
London EC1R 0NA



# Knotel Workclub



# Knotel London Portfolio



Old Sessions House is located in Clerkenwell, a stones' throw from Farringdon station and within easy reach of all of Knotel's London-wide offices.

Knotel customers will receive credits providing access to the Old Sessions House Workclub and the ability to book and host meetings and events at the House.

# KNOTEL

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