



MAKING MOVES



EXIT



**GROUND FLOOR,  
200 HAMMERSMITH ROAD,  
W6 7DL**

**5,844 SQ FT**

**HIGHLIGHTS:**

- Plug & Play
- Large Boardroom with Concertina Walls
- Meeting Room & Private Offices
- Reception Area
- Large Kitchen
- Floor to Ceiling Glazing
- Impressive Manned Reception Entrance
- Secure Car Parking & Bike Storage
- Shower Facilities & Lockers
- On-site Starbucks

**WE ARE OFFICES**

Contact us **TEL** 020 3595 3121 **E-MAIL** [info@makingmoves.london](mailto:info@makingmoves.london) **WEB** [www.makingmoves.london](http://www.makingmoves.london)

**LOCATION:**



The office is located a stone's throw from Hammersmith Broadway, providing access to the Piccadilly, District and Hammersmith & City line.

There is a host of retail, bars, café's and restaurants in the immediate area as well as The Broadway Shopping Centre nearby.



**DESCRIPTION:**



This office offers a high specification, fully furnished space which comes with workstations, large boardroom (with concertina walls), meeting room and private office, kitchen and reception area.

The building has an impressive manned reception entrance, secure bike storage, car parking and shower facilities.

**TERMS:**



Available by way of an assignment or sublease until September 2024.

A new lease is also available direct with the landlord.

**EPC:**



An EPC is available on request

**VAT**



The building is elected for VAT purposes

**FLOOR AREAS & OUTGOINGS:**

Floor	Size (sqft)	Quoting Rent	Service Charge	Business Rates	Total (pa)	Total (pcm)
Ground	5,844	£46.00	£9.40	£18.75	£433,332	£36,111

**VIEWINGS:**

Strictly through appointment by sole agent:

George Marment  
**Email:** gpm@makingmoves.london  
**Tel:** 07551 158799 or 020 3595 3121

Matt Mannix  
**Email:** mmx@makingmoves.london  
**Tel:** 07771 180072 or 020 3595 3121



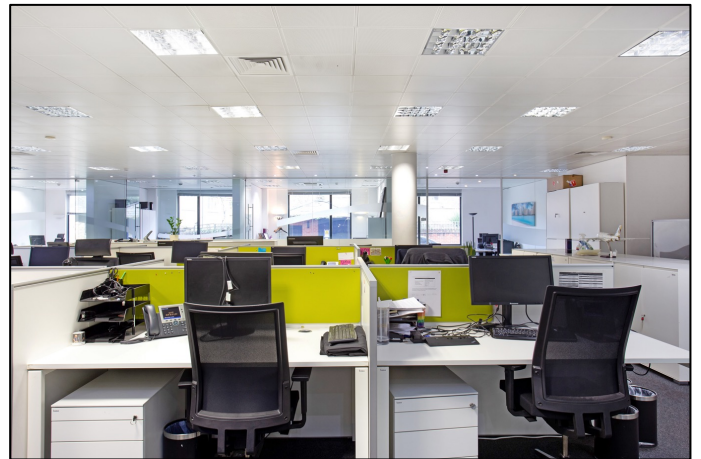


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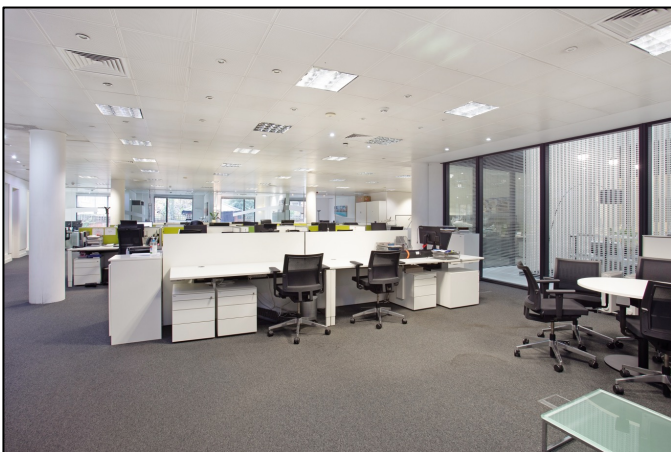


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