

## 5 MERCHANT SQUARE

### OVERVIEW

Eight floors in 5 Merchant Square are converted office space, designed to foster connection and enhance productivity.

Network over coffee in the light-filled lounges, meet with the team in the airy conference rooms, or head to your sleek private office.

The offices are available are perfect for high growth companies as due to the flexible terms which allow tenants to expand at will.

Meeting and conference rooms can be booked out on an ad hoc basis and are included in the rental costs.

### AMENITIES

Meeting Rooms

Phone Booths

Breakout Space

Bike Storage

24 Hour Access

Fully Furnished

Kitchens



## TERMS

Flexible by arrangement

## SUMMARY

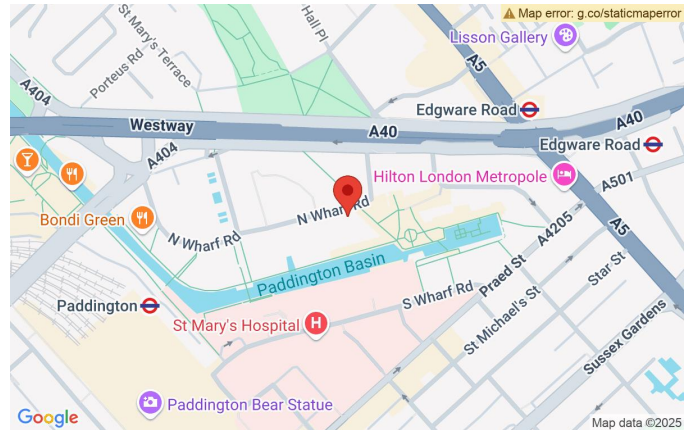
Available Size	50 sq ft to 40,000 sq ft
Price	£630 per desk per month
Business Rates	Included in desk rate
VAT	Elected

## VIEWING & FURTHER INFORMATION

Viewing strictly by prior appointment with the sole agent:

### CATHERINE ALEXANDER

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## LOCATION

5 Merchant Square is moments from Paddington Basin with a multitude of restaurants, bars and cafes - perfect for afterwork drinks or escaping your desk for a coffee.

Paddington Station (Bakerloo, Circle, District, Hammersmith and City, National Rail lines) is a short walk away. There are also direct connections to Heathrow International Airport via Heathrow Express. Transport links will be further enhanced when the Elizabeth line opens, speeding up travel across London and further afield.

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