



## 174 HAMMERSMITH ROAD

### OVERVIEW

This bright and shiny Hammersmith building has a lovely, spacious feel, with high ceilings and big show-stopping windows. A superb community feel to 174 Hammersmith Road with lounge areas and breakout space throughout the building. Direct access from the ground floor means visiting clients never struggle to find the building. Flexible terms mean you can move to a larger office at any point during your term, perfect for a growing company.

### AMENITIES

Meeting Rooms

Breakout space

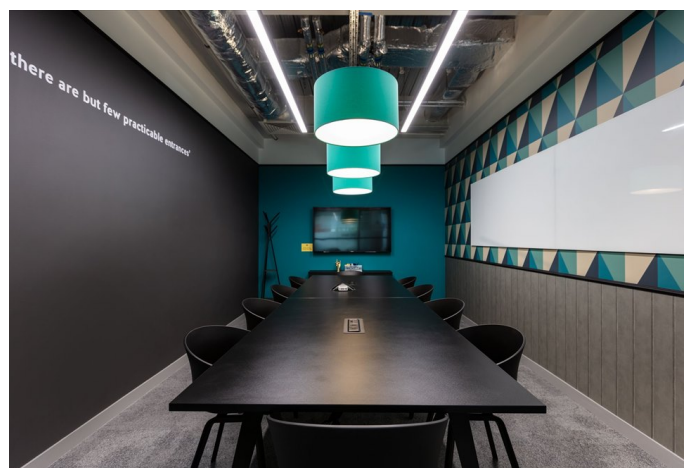
Bike Storage

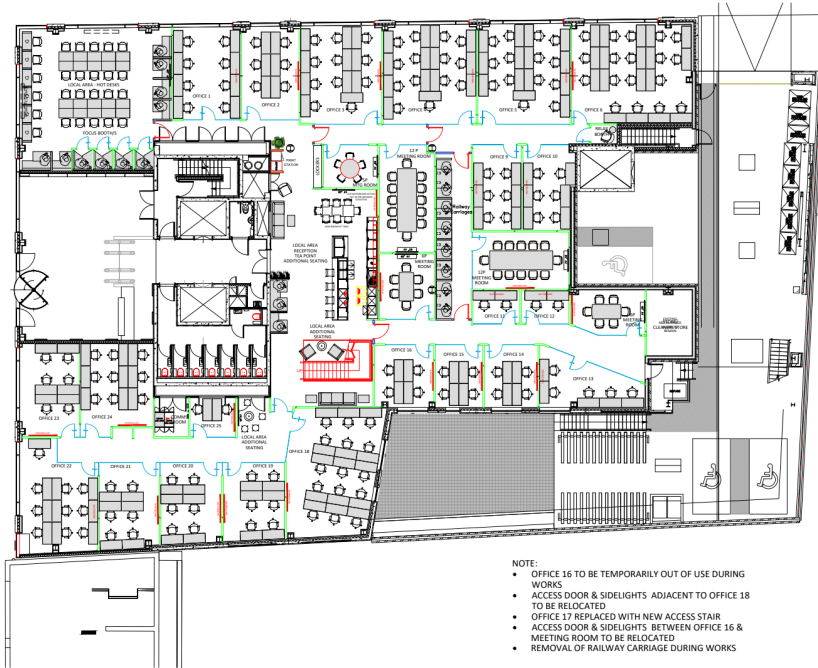
Showers

Dog Friendly

Kitchens

Phone Booths





- NOTE:
- OFFICE 16 TO BE TEMPORARILY OUT OF USE DURING WORKS
  - ACCESS DOOR & SIDELIGHTS ADJACENT TO OFFICE 18 TO BE RELOCATED
  - OFFICE 17 REPLACED WITH NEW ACCESS STAIR
  - ACCESS DOOR & SIDELIGHTS BETWEEN OFFICE 16 & MEETING ROOM TO BE RELOCATED
  - REMOVAL OF RAILWAY CARRIAGE DURING WORKS

NOTES: DO NOT SCALE FROM THIS DRAWING.

NO.	DESCRIPTION	DATE
1	ISSUED FOR TENDER	11.06.2019
2	REVISED DRAWING	11.06.2019
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T: +44 (0) 203 687 0350  
 info@bureauoffice.co.uk  
 www.bureauoffice.co.uk

Francis House  
 11 Francis Street  
 London SW1P 1DE

CLIENT:

WORKFILE

REF ADDRESS:

174 HAMMERSMITH ROAD  
 LONDON W6 7JF

CHANGED FILE

GROUND FLOOR

SCALE: DRAWN BY: DATE:

1:1000 GAT RYAN PORTER 11.06.2019

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FOR COMMENT

SIGNED BY CLIENT: DATE:

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## TERMS

Flexible by arrangement

## SUMMARY

Available Size	50 sq ft to 15,530 sq ft
Price	£500 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**

catherine@bureauoffice.co.uk

+44 (0)7811 111600



## LOCATION

Boasting a buzzing, cosmopolitan vibe, Hammersmith has both beautiful, period properties and impressive, sky touching towers. The perfect riverside locations can afford you an evening of dinner and drinks over-looking the Thames or a lunch time stroll through Ravenscourt Park.

There's no shortage of great eateries to get your lunchtime fill and whether it's a takeout dream from the market stalls in Lyric square or a sit-down client lunch; you'll find plenty of independent spots to eat and drink, just minutes from your office.

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