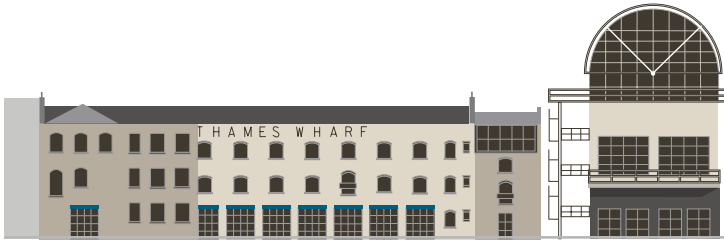


THAMES WHARF STUDIOS

RAINVILLE ROAD, HAMMERSMITH, LONDON W6 9HA



2,000 sq ft - 5,000 sq ft



THAMES WHARF STUDIOS

RAINVILLE ROAD, HAMMERSMITH, LONDON W6 9HA

LOCATION

Situated on the bank of the River Thames at Hammersmith, Thames Wharf Studios on Rainville Road is accessed from the A219 Fulham Palace Road. It is also a short walk from Hammersmith Bridge and Hammersmith Embankment along the Thames Path. Hammersmith Broadway (Piccadilly, District, Hammersmith and City and Circle Lines) is a 10 minute walk. The A219 Fulham Palace Road also links with the A4/M4 at Hammersmith Broadway for connections to the west end, Heathrow and the west. The renowned River Café Restaurant which opened in 1987 occupies the ground floor of the scheme.

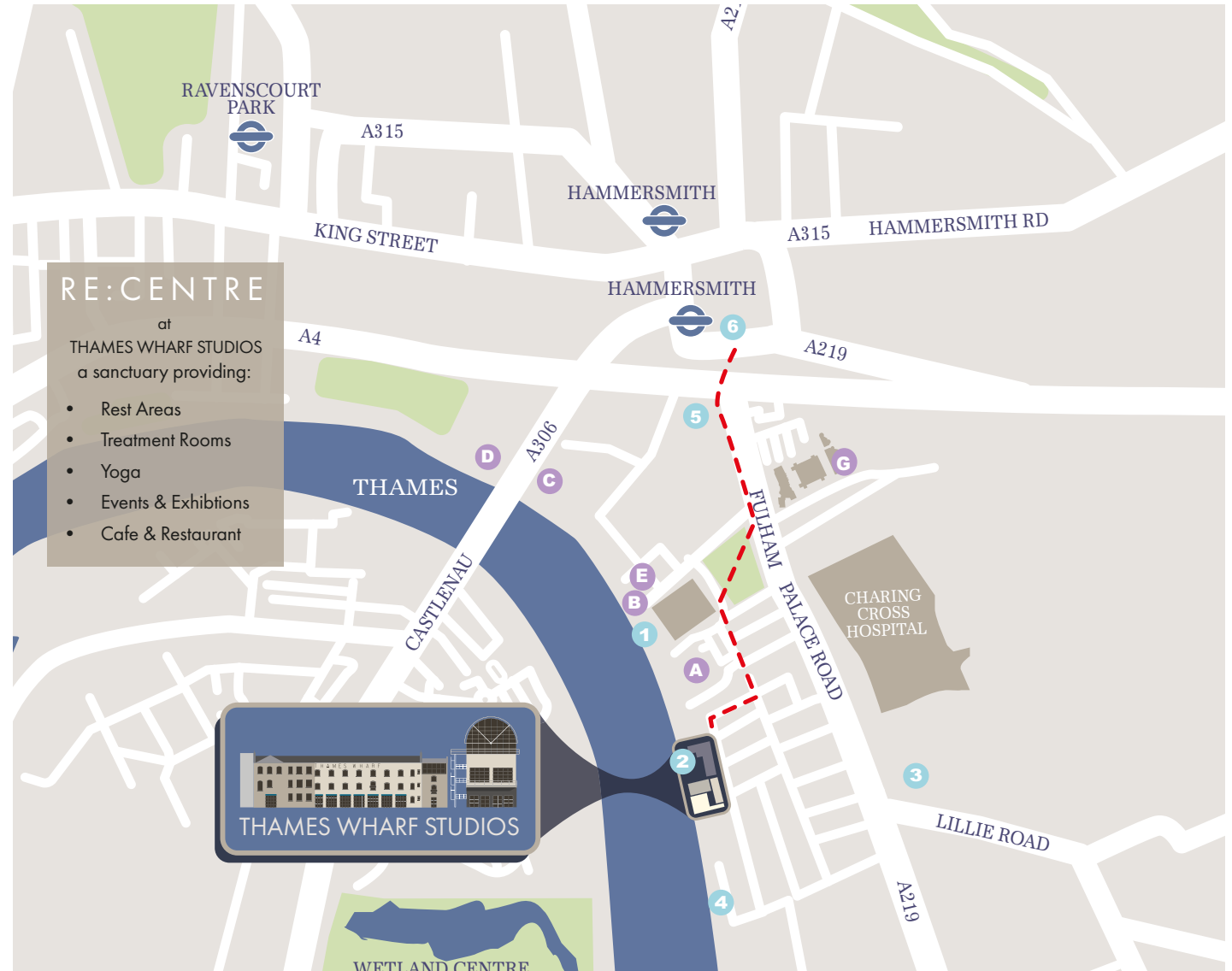


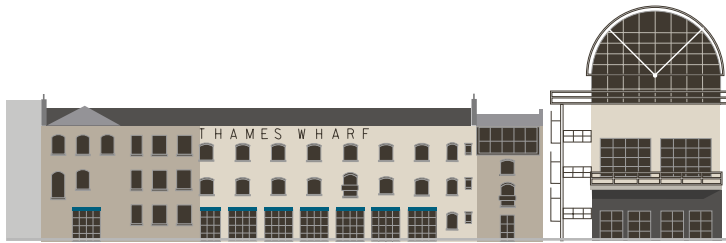
DIRECTORY

- 1 The Blue Boat & Harris + Hoole (Coffee shop)
- 2 River Café & RE:Centre
- 3 Little Waitrose
- 4 The Crabtree
- 5 Hammersmith Apollo
- 6 The Broadway

LOCAL BUSINESSES

- A Boffair, Odigeo & Cambian Group
- B Chivas Brothers
- C British Rowing
- D The Manser Practice (Architect)
- E Tinopolis Group
- F British Safety Council

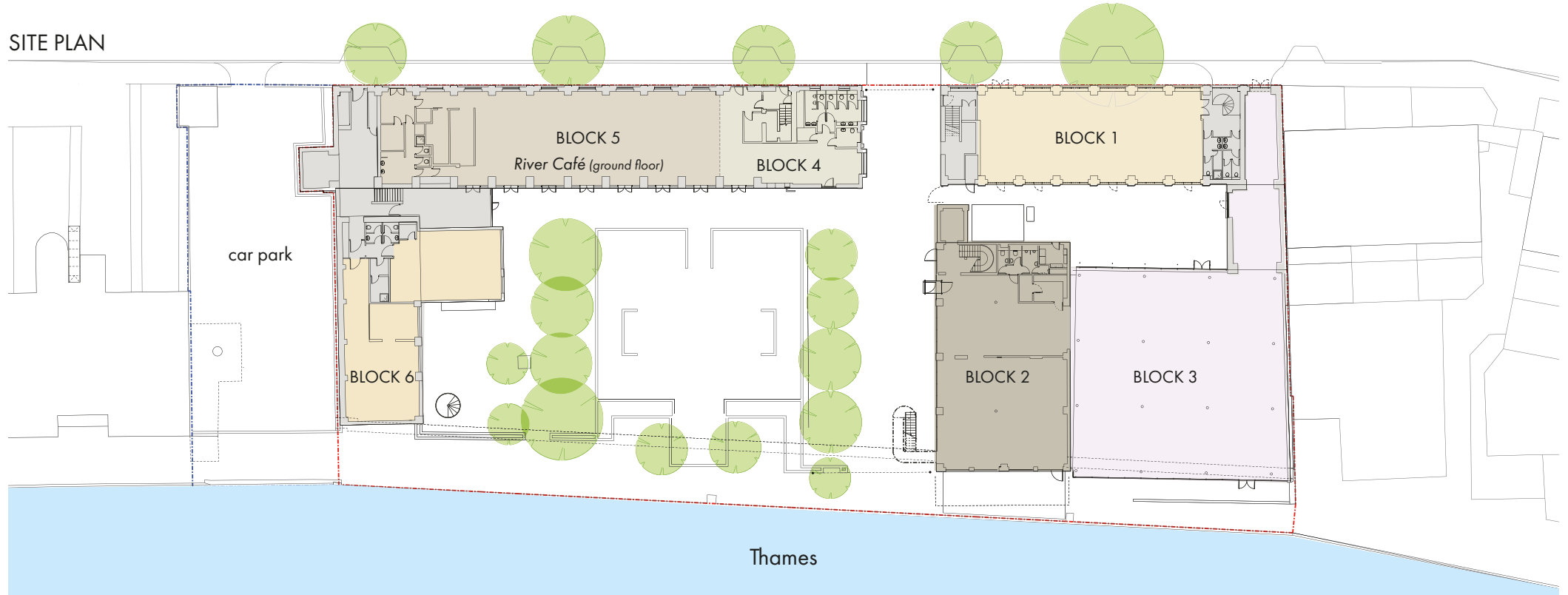




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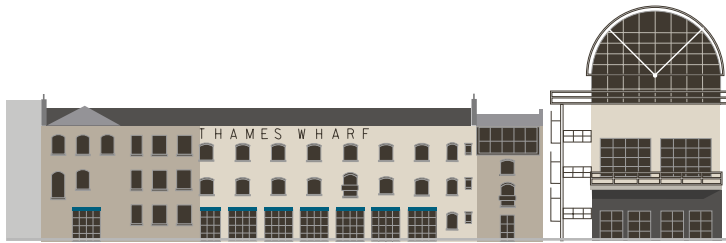
SITE PLAN



DESCRIPTION

Office accommodation at Thames Wharf Studios is arranged in 4 separate buildings that surround the main courtyard. Converted in 1983 by Richard Rogers in their trademark bold industrial manner, Blocks 1, 2 and 3 are in the section of Thames Wharf that was developed and occupied as the architectural headquarters for Richard Rogers, famous for the Pompidou Centre and the Lloyds Building. It comprises a 4-storey building with excellent natural light and stunning Thames views. The ground floor has a double height entrance lobby and the 1st, 2nd and 3rd floors have roof terraces. Completed in 1991, the 2-storey rooftop extension to the office space, shaped like a 'bread-bin', was designed by architects Lifschutz Davidson Sandilands who once occupied Thames Wharf and have since relocated to Island Studios, St Peter's Square.

BLOCK	Description	size sq ft	size sq m
BLOCK 1	Second floor	2,125 sq ft	197.0 sq m
BLOCK 5	First floor	2,957 sq ft	274.7 sq m



THAMES WHARF STUDIOS

RAINVILLE ROAD, HAMMERSMITH, LONDON W6 9HA

TENANT MIX

- The River Cafe
- Re Source Global Ltd
- Price Industries Ltd
- Renfold Brands
- Eldsgaard Design Ltd
- A Range of Tech & Creative Co's

AMENITIES

- River views
- Excellent natural light
- Iconic architectural heritage
- RE: Centre
- On site parking
- Passenger lifts
- Raised flooring
- Grade A contemporary space
- Vaulted ceilings
- Feature lighting
- River Cafe Restaurant

RENT

Price on application

RATES

£15.00 per sq ft to be confirmed with VOA

SERVICE CHARGE

£8.56 per sq ft

TERMS

Available to let on new terms direct from the landlord

EPC

C (61)

PARKING

Parking licences subject to availability

FOR FURTHER INFORMATION PLEASE
CONTACT JOINT SOLE AGENTS



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