



Suites
available of:
1.347 sq ft
1.757 sq ft
3.382 sq ft
air-conditioned
offices in the centre
of Hammersmith

20 Hammersmith
Broadway
London W6 7AF

**broadway
studios**



CONNECTIVITY

Average journey times* from the property via public transport are:

Shepherds Bush.....	13 mins
Victoria	14 mins
Paddington.....	12 mins
Kings Cross.....	24 mins
Waterloo	23 mins
Heathrow Airport 1-3	31 mins

* www.tfl.gov.uk



DIRECTORY:

- | | | |
|-----------------------------|------------------------------|-------------------------|
| 1. Broadway Shopping Centre | 3. Lyric Square & Kings Mall | 5. Be at One & Wagamama |
| 2. Eventim Apollo | 4. Bills & Byron Burger | 6. Riverside Pubs |

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LOCATION:

Hammersmith has fast become the dominant office area for West London. It is only a few miles to the West End and less than 10 miles to Heathrow airport. Excellent transport links including 4 different tube lines: District, Piccadilly, Circle and Hammersmith & City Lines, Hammersmith bus interchange, as well as the A4/M4 make Hammersmith the first choice for many of the world's most recognised companies.



DESCRIPTION:

Cutting edge design is at the heart of everything at Broadway Studios. Our open plan and bright office spaces bear the signature of our award winning interior designer. From the moment you walk into the vibrant, stylish reception you know you are somewhere different and unique.

AMENITIES:

- On-site daytime Receptionist and Caretaker
- CCTV monitored security
- Solid wood flooring
- Air-conditioning
- Open plan offices
- Showers
- Lift access
- Excellent natural light

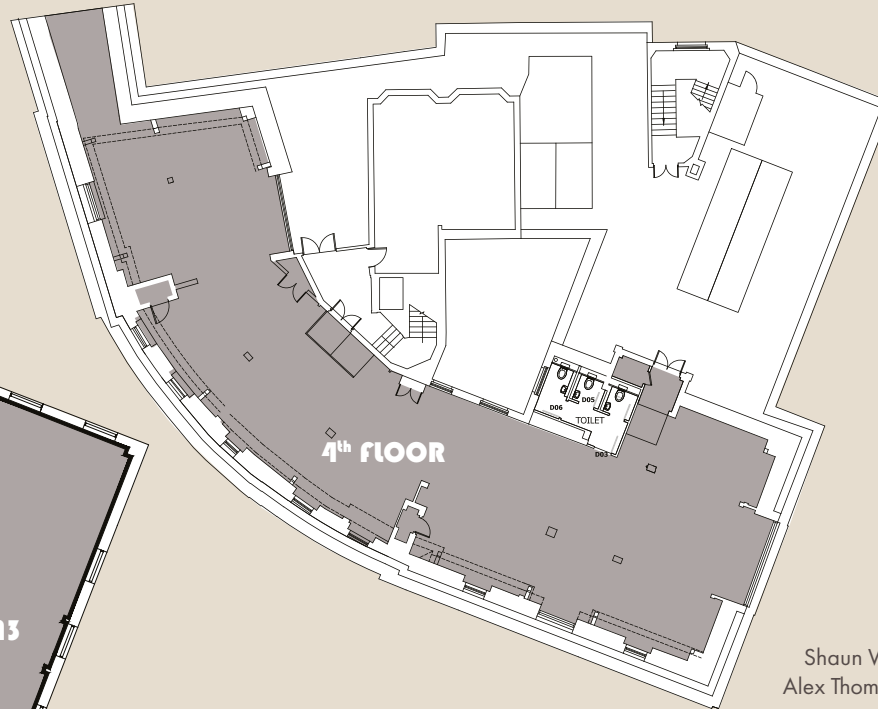
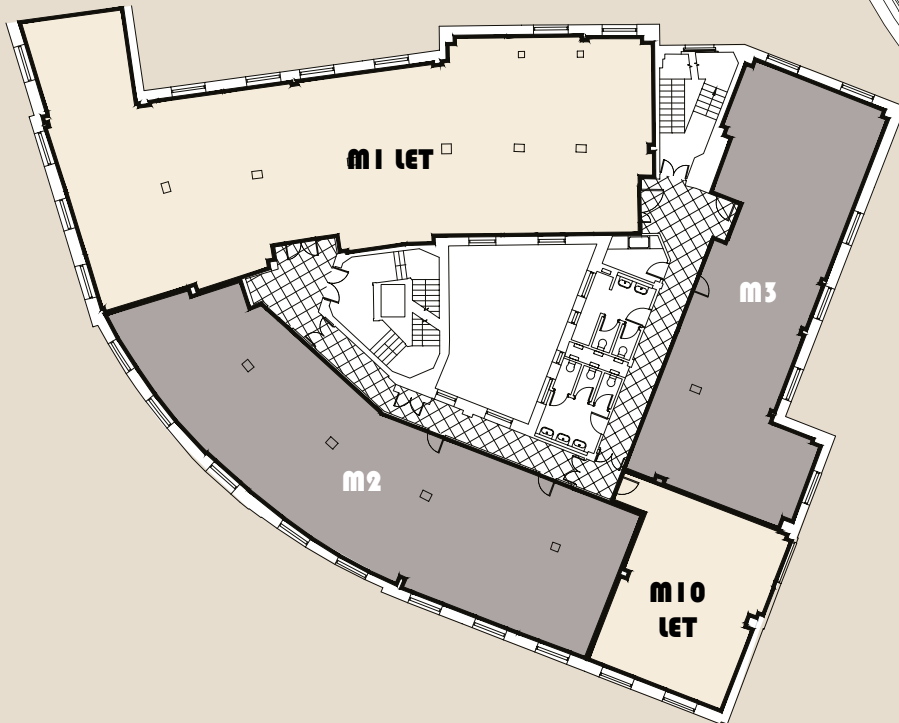
RENT: on application

RATES: As per table below, to be confirmed with the VOA

SERVICE CHARGE: £7.00 per sq ft

TERMS: Available on a new lease on terms to be agreed.

EPC: Available on request



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**FOR FURTHER
INFORMATION
PLEASE CONTACT
JOINT SOLE AGENTS**

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floor	size sq ft	size sq m	rates per sq ft
4th floor	3,382	314	£8.73
Mezzanine M2	1,757	163	£10.25
Mezzanine M3	1,347	125	£10.45

