

GREAT WEST ROAD, BRENTFORD, TW8 9DF

GWH

HIGH QUALITY AIR CONDITIONED OFFICES WITH SUBSTANTIAL ON SITE PARKING



greatwesthouse.com

Great West House, comprising GW1 and GW2, provides approximately 155,000 sq ft (14,400 sq m) in a landmark office complex.

The available floors provide refurbished office accommodation with exceptional views from the upper floors. The reception areas of GW1 and GW2 are linked and offer direct access to the restaurant and gym facilities.



New restaurant and meeting area, fully equipped gym with showers offering a stimulating and enjoyable place to work.



GYM WITH
FITNESS CLASSES



COFFEE BAR



TERRACE
WITH BBQ



TENANT SHUTTLE BUS
To and from Boston Manor
Underground station



RESTAURANT



SHOWER
FACILITIES



CYCLE STORAGE



BUSINESS CENTRE
& MEETING ROOMS



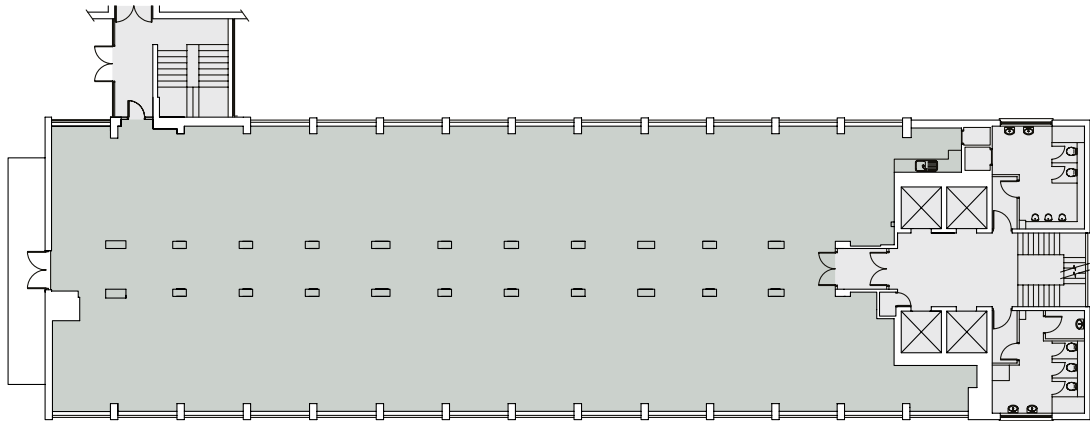
Bright open spaces designed to a high specification.

SPECIFICATION

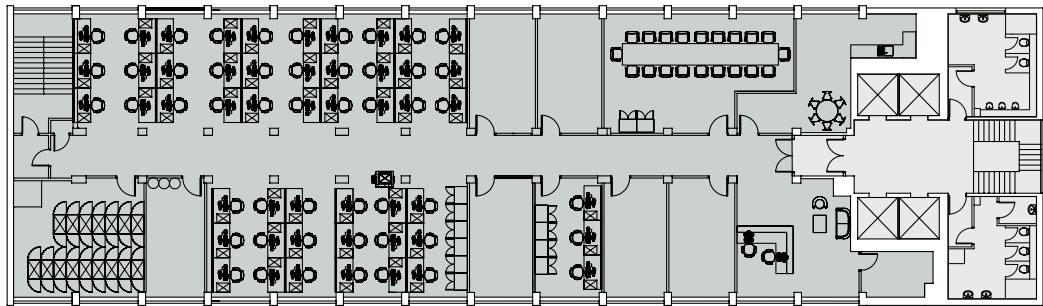
- Air conditioning
- Raised floors
- Daylight dimming Led lighting
- Flexible floor plate
- Male and female toilets on each floor
- 7 high speed passenger lifts
- On-site car parking
- Dedicated concierge reception
- 24 hour access
- Serviced meeting rooms available by the hour
- On-site high speed fibre



Flexible opportunities including traditional leases and all inclusive serviced office options. Available from 1,000 sq ft.

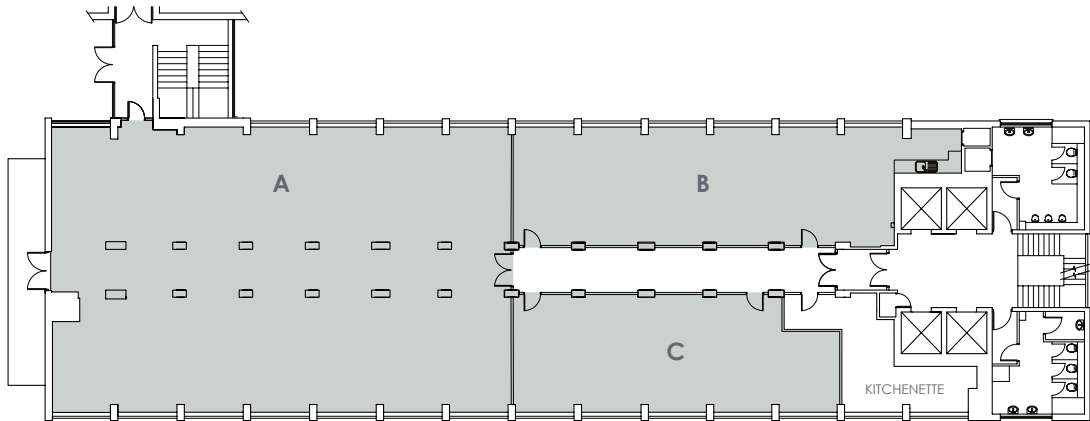


GW1 TYPICAL FLOOR PLAN
5,376 SQ FT / 499 SQ M



GW1 PROPOSED POTENTIAL LAYOUT
5,376 SQ FT / 499 SQ M

8 workstations / 2 receptionists / 1 x 20 person meeting room / 1 x 3 person office



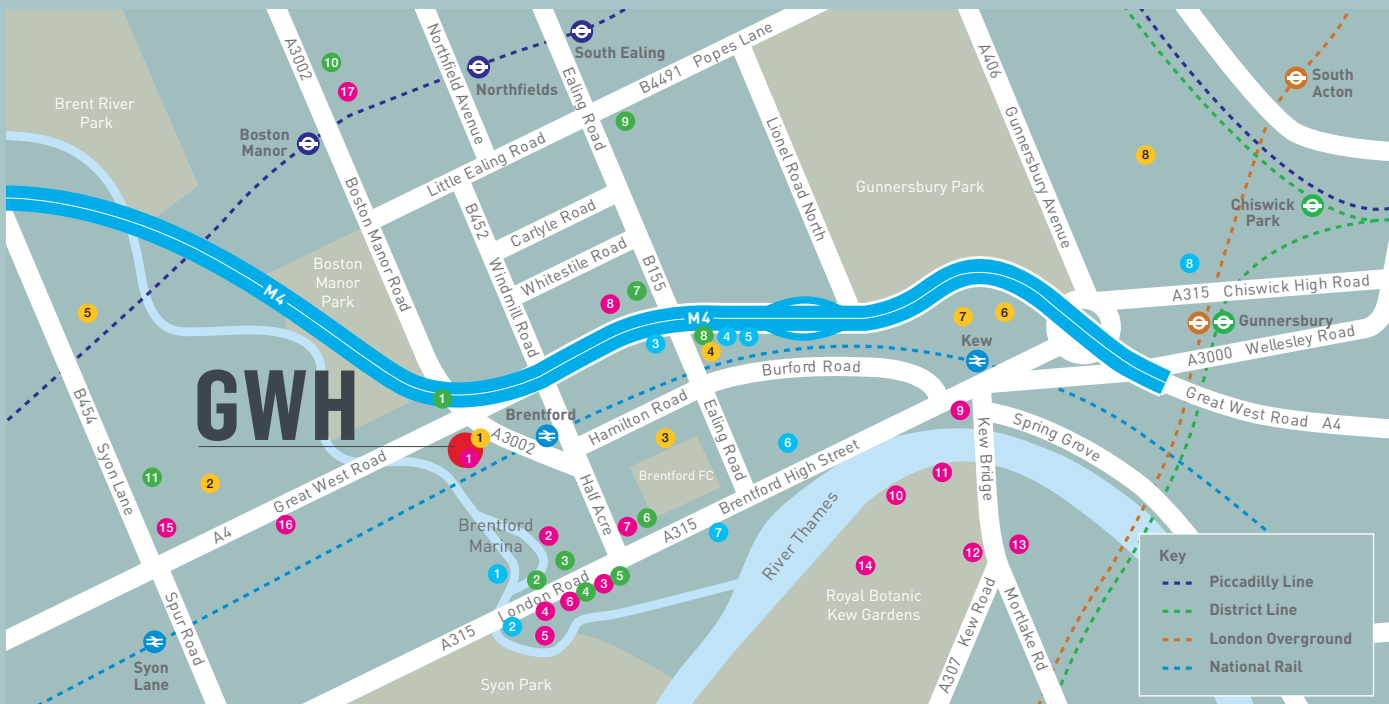
GW1 SUB-DIVISION LAYOUT
A 2,917SQ FT / 271 SQ M
B 1,076 SQ FT / 100 SQ M
C 818 SQ FT / 76 SQ M

GWH

LOCATION

The building is within a 3 minute walk of Brentford Mainline Station. Boston Manor Piccadilly Line Underground Station is close by with the building offering a peak hour shuttle bus to the station.

Boston Manor Park is a short walk away where you can relax and take in the surroundings or enjoy the leisure facilities which include, Tennis, Basketball, Football and a Putting Green.



AMENITIES

EAT & DRINK

- 1 Great West House Café
- 2 The Weir Bar
- 3 Siracusa
- 4 Magpie and Crown
- 5 Maro Pierre Steakhouse
- 6 Greggs
- 7 The Beehive
- 8 The Lord Nelson
- 9 Costa Coffee
- 10 The Cricketers
- 11 Ask
- 12 The Botanist
- 13 Kew Grill
- 14 The Orangery
- 15 Café Sorrento
- 16 Coach & Horses
- 17 The Royal

SPORT & LEISURE

- 1 Great West House Gym
- 2 Top Notch Health Club
- 3 Brentford FC
- 4 Fit 4 Less
- 5 Wyke Green Golf Course
- 6 Brentford Fountain Leisure Centre
- 7 Brentford FC (New stadium due 2020)
- 8 Virgin Active

SHOPS

- 1 Co-operative
- 2 Costcutter
- 3 Barcalys
- 4 Post Office
- 5 Nat West
- 6 Morrisons
- 7 Co-operative
- 8 Sainsbury's Local
- 9 Co-operative
- 10 Sainsbury's Local
- 11 Tesco Extra

HOTELS

- 1 Holiday Inn
- 2 Hilton London
- 3 Premier Inn
- 4 Urban Villa
- 5 Hotel Novotel
- 6 Travelodge
- 7 Premier Inn
- 8 Clayton Hotel

CONNECTIONS

(TRAIN TIMES ARE FROM BRENTFORD MAINLINE STATION)



03
MINS TO
KEW



05
MINS TO
CHISWICK



13
MINS TO
M25 (J15)



20
MINS TO
HEATHROW
AIRPORT



19
MINS TO
CLAPHAM
JUNCTION



32
MINS TO
LONDON
WATERLOO

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