



**Boundary House, Cricketfield
Road
Uxbridge
UB8 1QG**

BESPOKE MANAGED OFFICES

*The flexible future of medium term office
Space for business.*



THE OFFICE

The building is completely unbranded and managed to make for a great working environment with offices that are fully furnished and serviced, are ready to use and available on flexible leases. allowing any business looking to upgrade or downsize to do so easily.

Each office is well-equipped for business with high speed internet access and the latest in business technologies. Friendly and professional building management and reception teams are on hand throughout the day to provide support services as required.



THE LOCATION

Modern office space in London occupies this impressive business centre, close to excellent local transport links and amenities including all of the major high street banks and shops. The building is within walking distance of a range of top end restaurants and bars

This location is just a few minutes' walk from the nearest underground station, which offers links to the Metropolitan and Piccadilly lines, making the building easily accessible from anywhere in the City.

NEAREST TUBE

Uxbridge





AVAILABLE OFFICES

| UNIT | SIZE | DESKS | RENT | TERMS | FLOOR PLAN | 3D TOUR |
|----------------|-------|---------|------|--------------|------------|---------|
| Private Office | 2,000 | 4 to 50 | £250 | 12/36 Months | | |

Benefits of a Managed Office?

- Bespoke Design & Specification with customised Branding, Culture & Workspace.
- Built and fitted-out according to business needs and budget.
- Low upfront capex with everything included in a fixed monthly payment.
- Short Form Lease/Licence – Reduced Legals.
- Flexible lease terms for SME Office Space.
- Move in within as little as 4-6 weeks.
- Suitable for any requirement of 18 months+

Property Highlights

- HighSpeed Internet & Dedicated Phoneline
- 24 hour access & (Daytime) Reception
- Meeting Rooms & Boardroom
- Air Conditioned & Heating



FLEXIBLE TERMS



FIXED COSTS



FULLY MANAGED



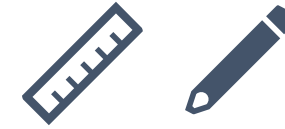
MINIMAL LEGAL



SPEED TO MARKET



OWN YOUR OWN SPACE



BESPOKE/BRANDED DESIGN



QUALITY ASSURED



BESPOKE COMMUNICATIONS



25% LESS THAN SERVICED



PROCURED EFFICIENCY



MOVE IN SERVICE*



VIEW

We will source and collate your viewing schedule based on your location and office requirements.

Select from a “blank canvas” from the spaces available in our network.



BESPOKE DESIGN

Along with the Office Provider we will assist you to identify a final design brief to match your requirements, branding, IT specifications and company identity/culture.

Often we will use VR & CGI to help visualise this process.



AGREE TERMS

Working with you to negotiate the best terms for you; including: Commercial value, Length of Term, Flexibility on Contract Breaks.

If necessary or required ad hoc services tailored to your needs or requirements.



FIT OUT

Following agreeing terms and deposits paid. The space is refurbished and fitted out to your requirements.

Often the space will be completed and ready to move in within 4-8 weeks



FULLY MANAGED

A Dedicated facilities Management team will manage the day to day delivery of your office services.

To include, but not exclusively, IT, HVAC Services, Cleaning & Security, which can all evolve as and when your needs change.

THE MANAGED OFFICE SEARCH PROCESS

CONTACT US

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