



**Jermyn Street
St James's
SW1Y 4UR**

BESPOKE MANAGED OFFICES

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



THE OFFICE

No matter the size or stage of your company, the ability to quickly adapt to the changing world is critical. Knotel is an office space platform built just for that purpose.

Our flexible terms (available on 18month+) offer the freedom to progress and evolve in an environment where your team is set up to succeed.

Office space designed for individual companies from the ground up. Your team will thrive in a tailored space that embodies your brand identity, aligned with your goals.



THE LOCATION

Situated in Jermyn Street in the St James's area, West End of London. It is to the south of the famous street of Piccadilly. World known for it's many gentlemen's clothing (shirts) retailers.

NEAREST TUBE

Piccadilly Circus



AVAILABLE OFFICES

UNIT	SIZE	DESKS	RENT	TERMS	FLOOR PLAN	3D TOUR
2nd Floor	6,414		£109,504	12/36 Months		
3rd Floor	6,391		£109,163	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

- 2 X 10 PERSON LIFTS
- A/C: FOUR-PIPE FAN COIL
- INTELLIGENT LED LINEAR LIGHTING SYSTEM
- NEW DOUBLE HEIGHT GLAZED RECEPTION



FLEXIBLE TERMS



FIXED COSTS



FULLY MANAGED



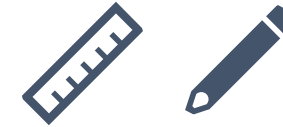
MINIMAL LEGAL



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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