



GLOUCESTER BUILDING, KENSINGTON VILLAGE
AVONMORE ROAD LONDON W14 8DG

Completely re-imagined workspace with the very best facilities and design creating up to 21,265 sq ft of class leading offices

LOCATION

Kensington Village campus is situated between Hammersmith and Kensington, adjacent to the Cromwell Road (A4) and just south of the new Olympia regeneration. The Gloucester Building is just a short walk from the underground station of West Kensington (4 mins) and Earls Court (12 mins). The Village also benefits from pedestrian entrances from the A4 with vehicular access from Avonmore Road. Olympia Station is just 6 mins walk away.

DESCRIPTION

Gloucester Building is currently undergoing a high quality refurbishment to provide modern workspace available in Q3 2022 alongside the common parts and reception. All floors benefit from very good levels of natural light and air conditioning.

Kensington Village benefits from an on-site café/restaurant, gymnasium and a rare feature of a generous open green space for the occupiers.



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SPECIFICATION

- Roof terraces
- Yoga Studio
- New Air Conditioning
- High ceilings
- Full height glazing
- Showers and Lockers
- Secure bike store
- 25 car spaces
- Welcoming reception area
- Full access raised floors
- New WCs on every floor
- New Lighting

Misrepresentation Act 1967: These particulars are believed to be correct but their accuracy is not guaranteed and they do not form part of any contract. Unless otherwise stated, all prices and rents are quoted exclusive of VAT *Brochure April 2022*

ACCOMMODATION

FLOOR	SIZE SQ FT	SIZE SQ M
Third floor	3,519 sq ft	327 sq m
Second floor	6,042 sq ft	561 sq m
First floor	6,048 sq ft	562 sq m
Ground floor	5,656 sq ft	525 sq m
TOTAL	21,265 sq ft	1,975 sq m

RENT

On application

TERMS

Available on a new lease on flexible terms to be agreed

RATES

To be assessed

SERVICE CHARGE

On application

EPC

To be confirmed

CONTACT

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