



**TWO**

THE  
SQUARE

“Office space that  
connects to its  
surroundings”

Two the Square, Stockley Park,  
Uxbridge, UB11 1AD

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# Key building features



Car parking ratio of 1:247 sq ft (119 spaces)



Male and female WCs at each floor



Two winter gardens



Shared building reception



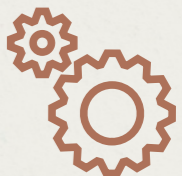
Disabled WCs and shower provision



One passenger lift (10-persons)

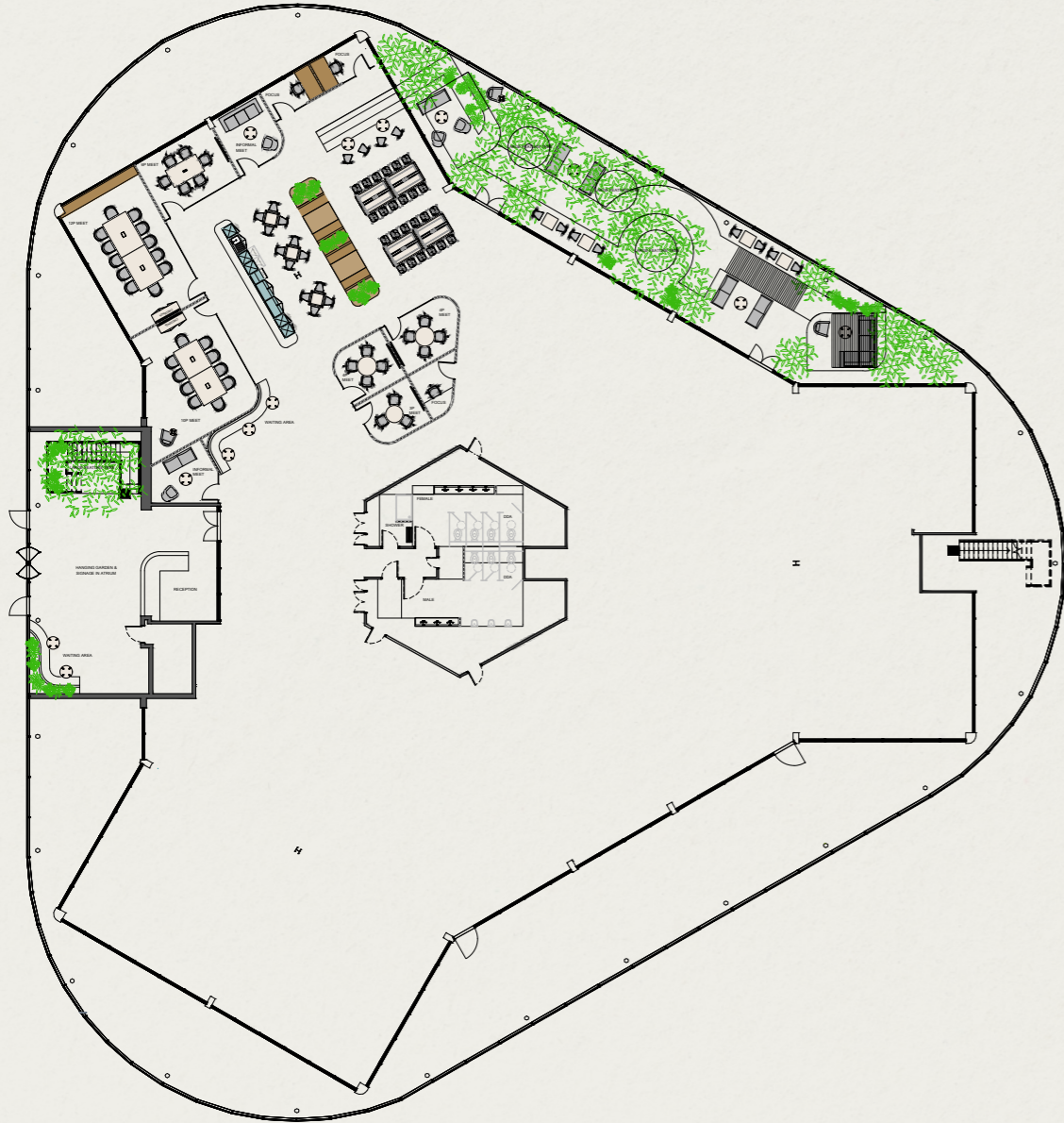


Exposed ceilings



New mechanical system

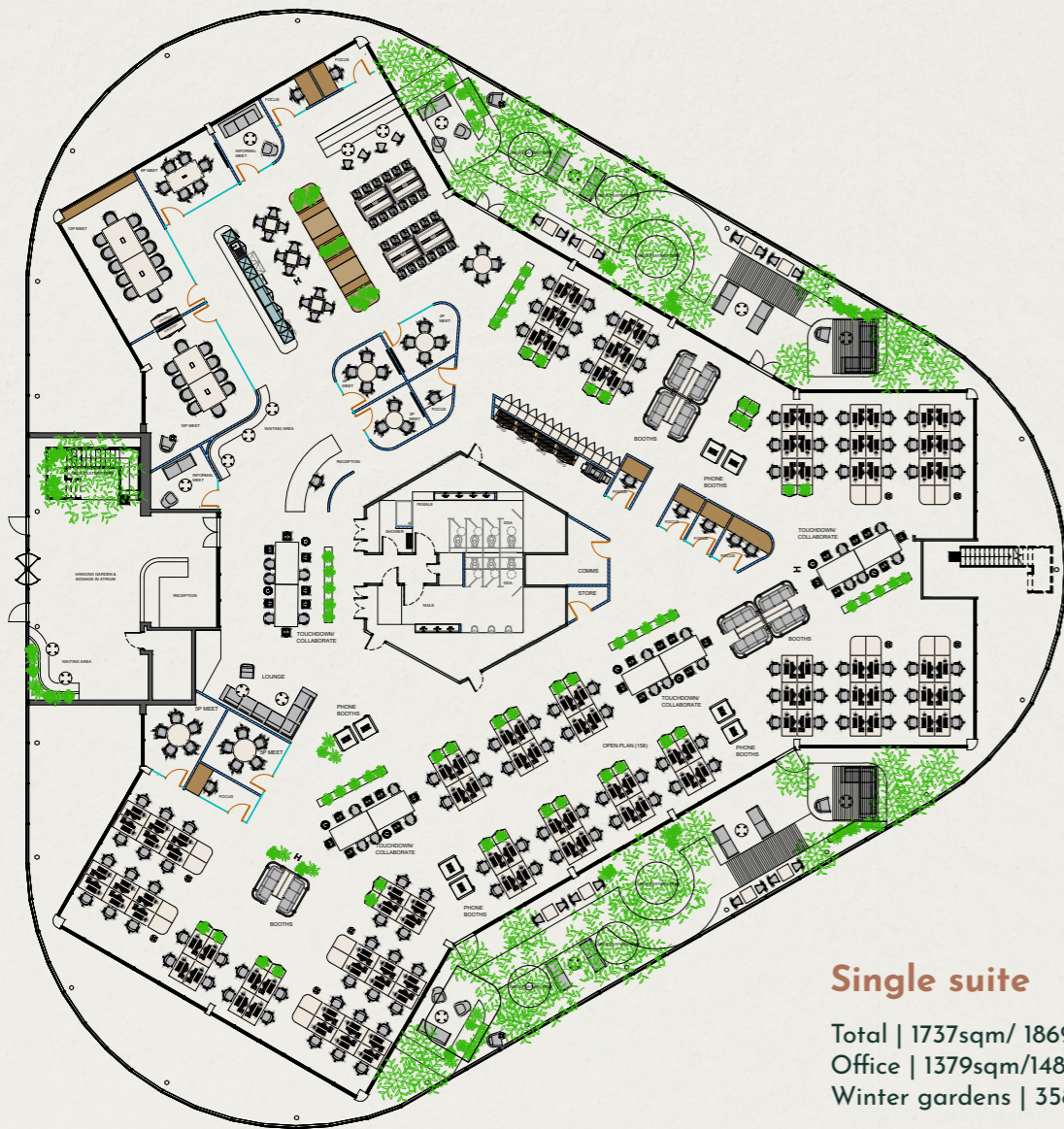
# The show suite





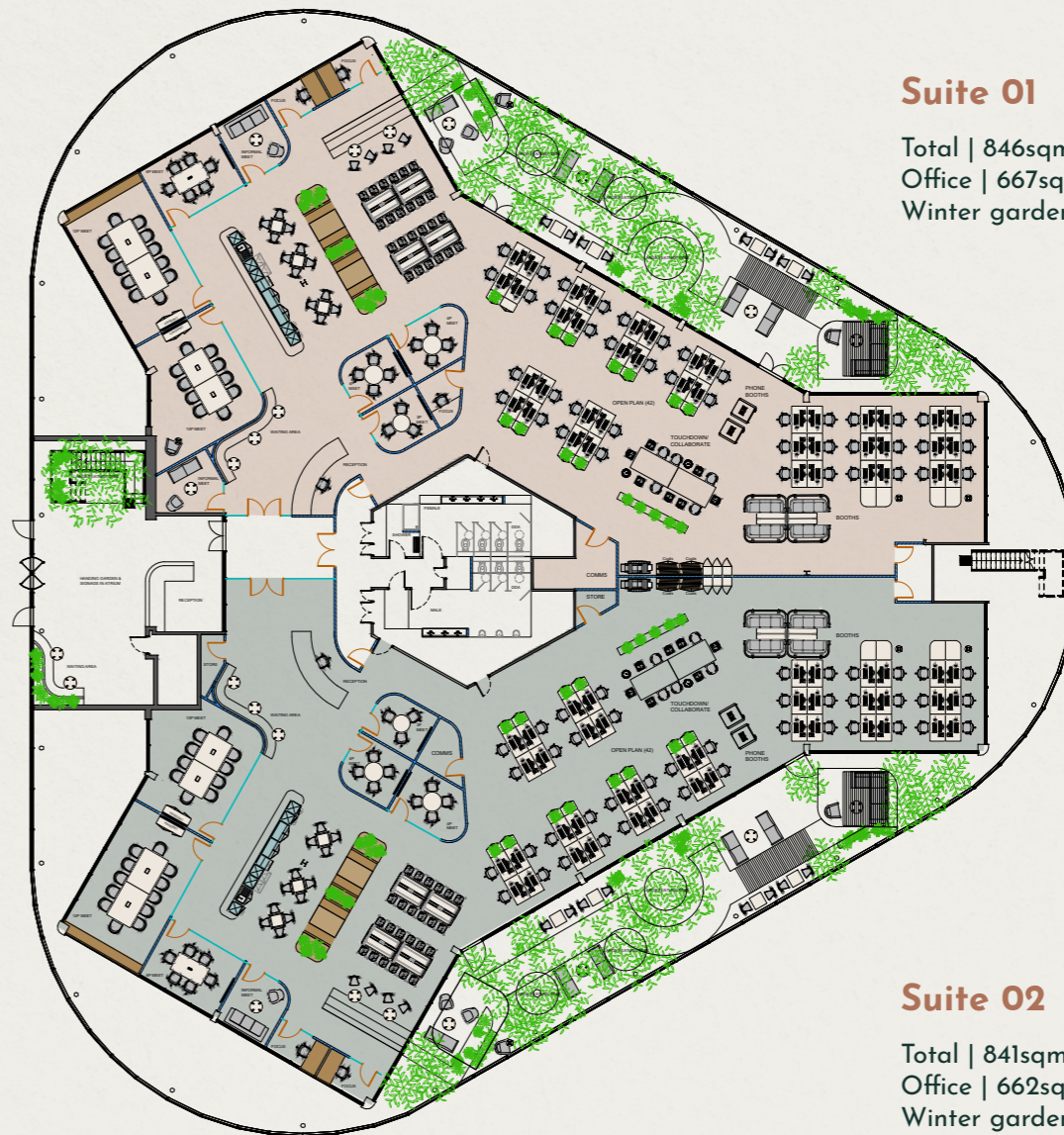


# Finalising your space



## Single suite

Total | 1737sqm/ 18697sqft  
Office | 1379sqm/14843sqft  
Winter gardens | 358sqm /3854sqft



## Suite 01

Total | 846sqm/9106sqft  
Office | 667sqm/7179sqft  
Winter gardens | 179sqm/1927sqft

## Suite 02

Total | 841sqm/9053sqft  
Office | 662sqm/7126sqft  
Winter gardens | 179sqm/1927sqft



**“Core spaces  
that will set  
you apart”**



# Travel



## By road

- ▶ 1.9 MILES  
West Drayton Station
- ▶ 2 MILES  
M4 Junction 4
- ▶ 2.8 MILES  
Heathrow Airport
- ▶ 3.4 MILES  
Hayes & Harlington  
Station
- ▶ 4.1 MILES  
M25 Junction 15
- ▶ 4.4 MILES  
Uxbridge Town Centre
- ▶ 17.1 MILES  
Central London
- ▶ 26.8 MILES  
Farnborough Airport



## From Hayes & Harlington Station

- ▶ 3 MINS  
West Drayton
- ▶ 5 MINS  
Heathrow Airport
- ▶ 16 MINS  
London Paddington
- ▶ 20 MINS  
Bond Street
- ▶ 27 MINS  
Liverpool Street
- ▶ 34 MINS  
Reading
- ▶ 34 MINS  
Canary Wharf
- ▶ 36 MINS  
Stratford

18

# Get connected



# Work



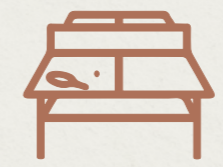
# & life, balanced.



# Stockley Park



Escape the office with walking and jogging tracks



Play: table tennis tables are spread around the park



Full range of food experiences on the Park including The Set café and weekly street food traders



Committed to sustainable development and reducing its environmental impact



Regular programme of events incl. summer fairs, film festivals and more



Shutter service for all occupiers



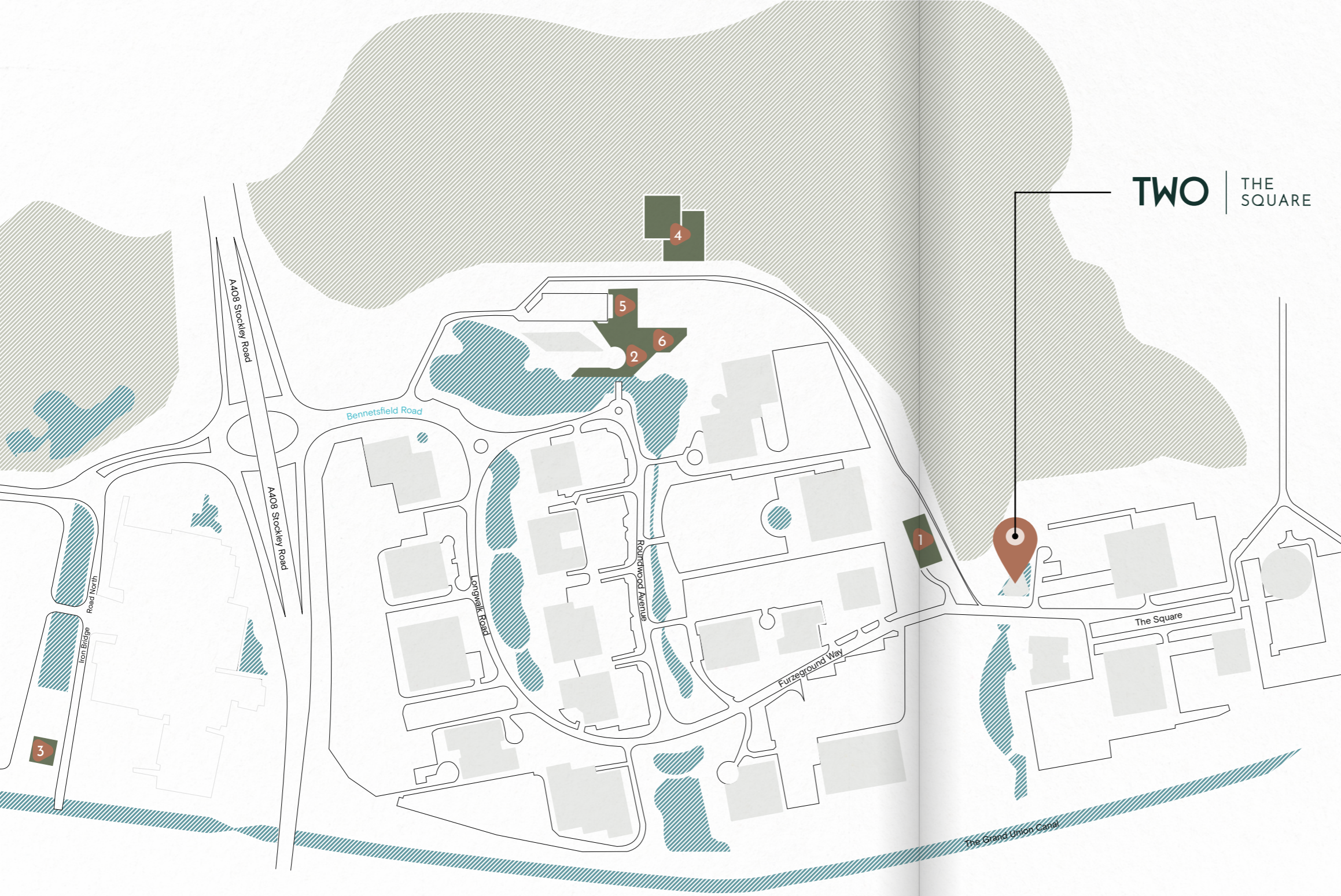
88 acres of fresh air



Free bike hire and cycle paths

# Park map

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## Additional amenities

- 1 Park Management Centre
- 2 Nuttfield Health & Fitness Centre
- 3 Busy Bees Childcare Centre
- 4 Golf Course
- 5 The Arena Leisure Hub
- 6 81-bed Travelodge Hotel



**“Stockley Park,  
be part of the  
community”**

TWO

THE  
SQUARE



Friary Court  
13-21 High Street  
Guildford, GU1 3DG  
014 839 47520

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**hatch**  
real estate

Tom Fletcher  
07752 127 413  
tom@hatch-re.com

Charlie Benn  
07563 383 443  
charlie@hatch-re.com

**bray**  
fox  
**smith**

James Shillabeer  
jameshillabeer@brayfoxsmith.com  
07824 663594

Toby Lumsden  
tobylumsden@brayfoxsmith.com  
07796 444379