

# Serviced Office Space UK

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## Watford WD18 9SB



The property is located on Dwight Road, just off Tolpits Lane which is approximately 2 miles from the centre of Watford. Watford itself is located 19 miles North West of Central London, with the nearest junctions of the M25 approximately 4 miles away at Junctions 17 or 18, and Junction 5 of the M1 approximately 5 miles away. It is also 5-minute drive from the mainline train station providing fast trains to central London.

Office space is available on the first floor of this two storey end-of-terrace industrial unit, built in the late 1980s. It is of steel framed construction with cavity brickwork/blockwork to the ground floor and profile steel cladding to the first floor and roof structure with metal framed casement windows. It is 1,684 sq ft in size. The first floor includes a toilet, a shower room, a boardroom along with two individual offices and an open plan office. Additional stud partitioning can be erected to change the format of the open plan office if desired.

### transport links

<b>Underground</b>	Croxley
<b>Train Station</b>	Uxbridge Station
<b>Road Link</b>	M1 / M25
<b>Airport</b>	Heathrow Airport

### Sublet Office Spaces

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- **Min Size** : 23 wkstns