



THE  
CLARENDON  
WORKS

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## NEXT LEVEL SPACE FLOORPLANS

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One floor remaining

OFFICE SPACE STARTING  
FROM 5,390 SQFT

# SCHEDULE OF AREAS

\*

Smaller areas available.  
See floorplans for more  
information.

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## NIA OFFICES

Level	Area sq ft	Area sq m
11 LET	-	-
10 LET	-	-
09 LET	-	-
08 LET	-	-
07 LET	-	-
06 LET	-	-
05 LET	-	-
04 LET	-	-
03 LET	-	-
<b>02*</b>	<b>14,477</b>	<b>1,344</b>
01 LET	-	-
Ground Floor LET	-	-
<b>TOTAL AVAILABLE SPACE</b>	<b>29,742</b>	<b>2,762</b>
<b>TOTAL BUILDING OFFICE SPACE</b>	<b>140,774</b>	<b>13,072</b>

## AMENITY SPACE

Level	Area sq ft	Area sq
11	PRIVATE BAR ELEVEN	1,302 126
11	ROOF TERRACE	4,736 440
Ground Floor	SHOWERS & CHANGING FACILITIES	2,174 206
Ground Floor	GYM	1,733 164
Ground Floor	CAFÉ BLA BLA	1,389 141
Ground Floor	RECEPTION	2,433 226
<b>TOTAL</b>	<b>13,767</b>	<b>1,303</b>

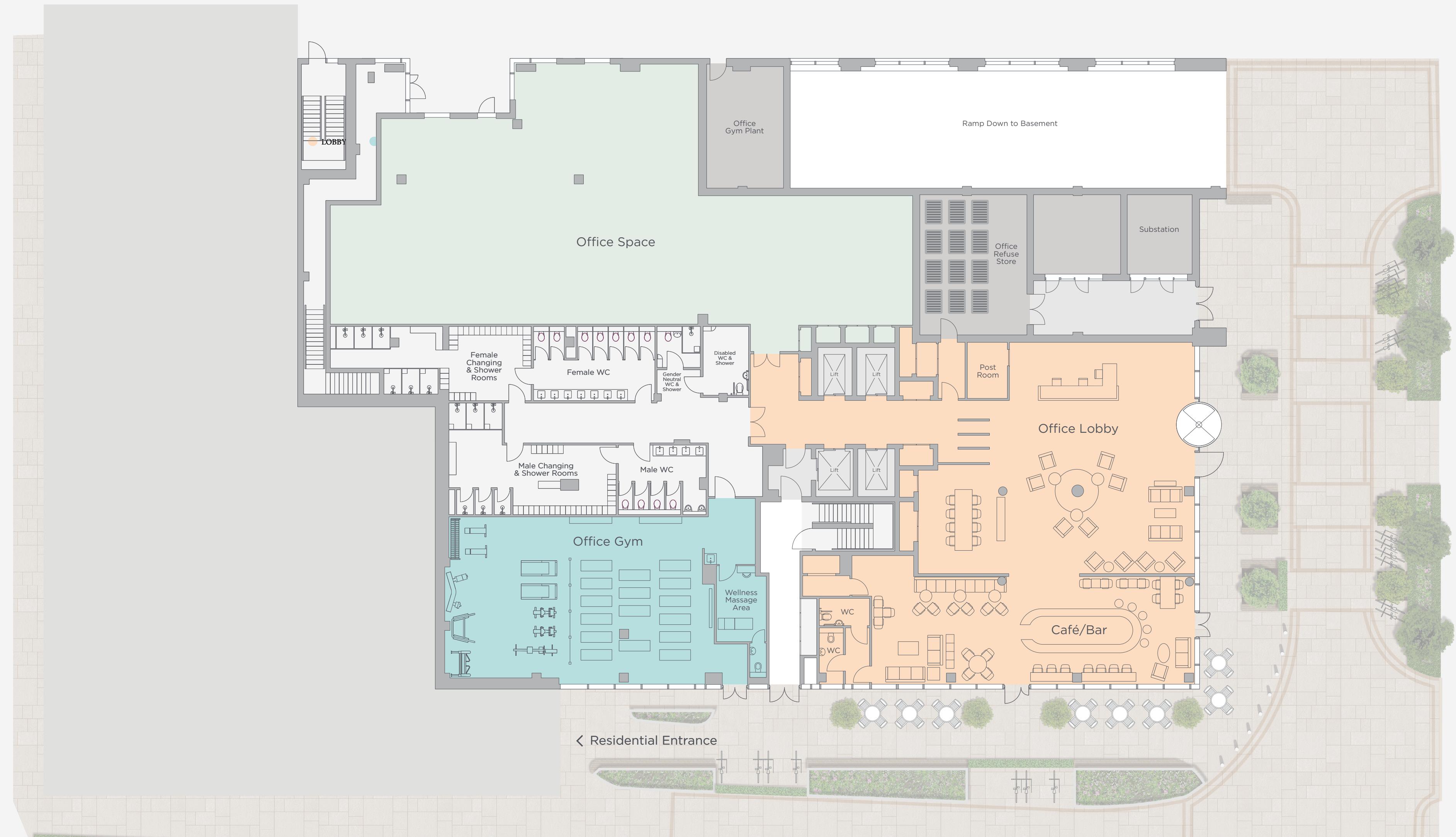


# GROUND FLOOR

## OFFICE AREA

3,683 SQ FT / 342 SQ M

- OFFICE
- CORE
- LOBBY
- GYM



Let By The Clarendon Workspace

# FLOOR ONE

## OFFICE AREA

13,292 SQ FT / 1,234 SQ M

- OFFICE
- CORE



FLOOR ONE

FLOORPLANS

# FLOOR TWO

OFFICE  
CORE

## LEVEL 2 FULL FLOORPLATE

	Area sq ft	Area sq m
Total	14,477	1,344

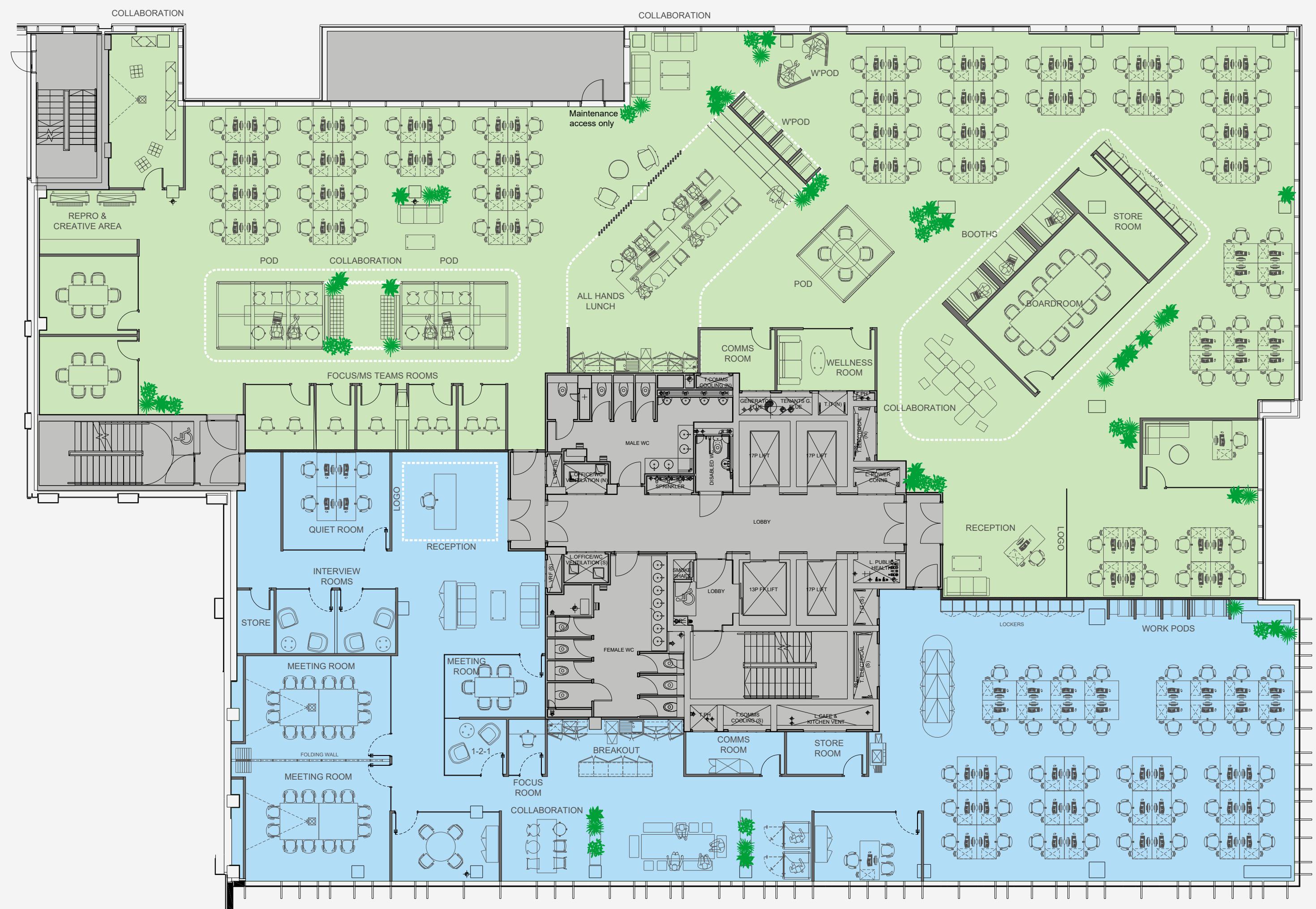


# FLOOR TWO

OFFICE  
CORE

## LEVEL 2 SPLIT OPTION

	Area sq ft	Area sq m
North Suite	<b>9,073</b>	<b>843</b>
South Suite	<b>5,392</b>	<b>501</b>



Let By Epson UK

# FLOOR THREE

## OFFICE AREA

15,271 SQ FT / 1,418 SQ M

- OFFICE
- CORE
- TERRACE



Let By Epson UK

# FLOOR FOUR

## OFFICE AREA

15,259 SQ FT / 1,417 SQ M

OFFICE  
CORE



Let By Canada Life

# FLOOR FIVE

OFFICE  
CORE

## LEVEL 5 FULL FLOORPLATE

	Area sq ft	Area sq m
Total	15,265	1,418



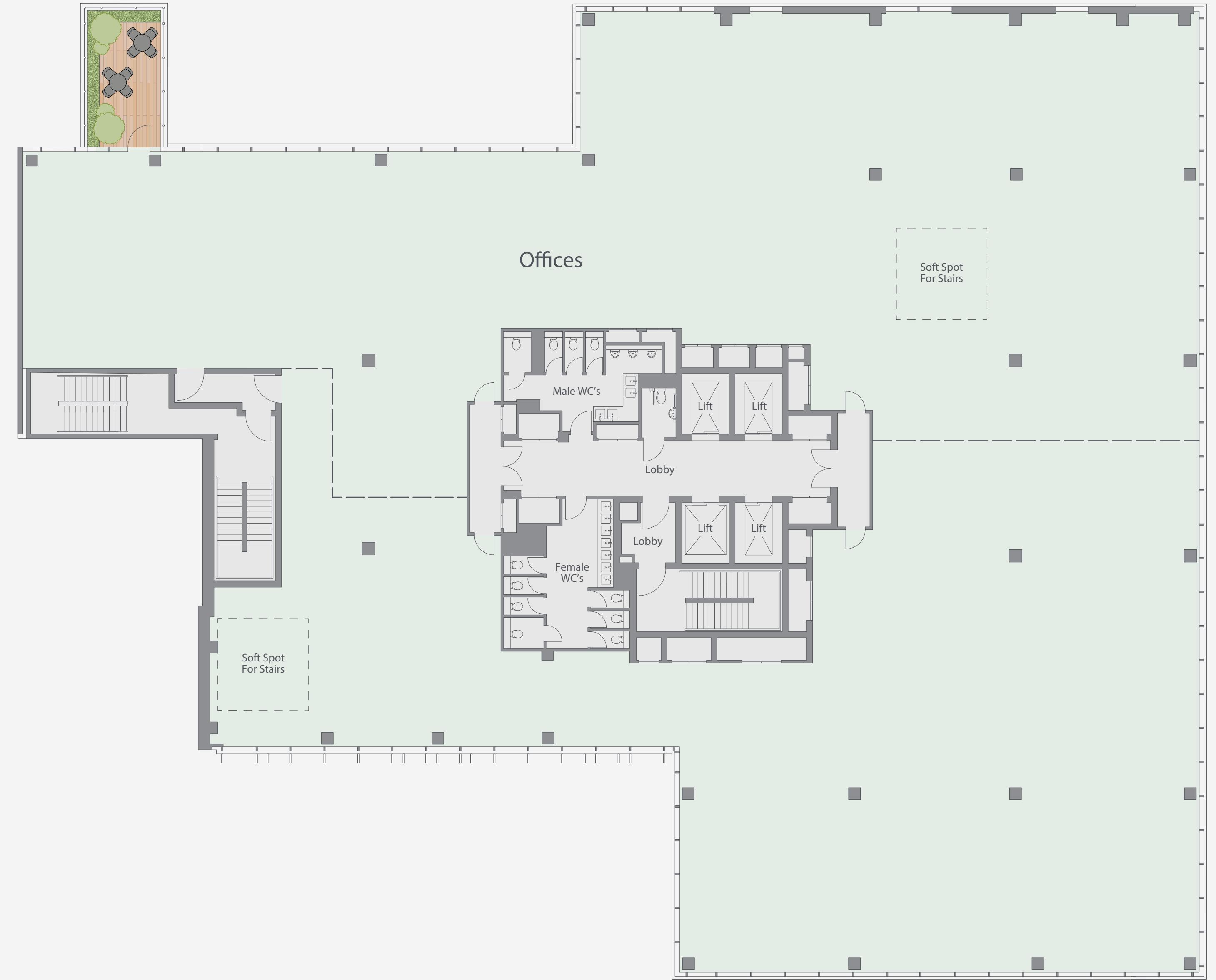
Let By Allwyn

# FLOOR SIX

OFFICE AREA  
14,816 SQ FT / 1,376 SQ M

- OFFICE
- CORE
- TERRACE

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Let By Allwyn

# FLOOR SEVEN

OFFICE AREA  
13,993 SQ FT / 1,300 SQ M

- OFFICE
- CORE
- TERRACE

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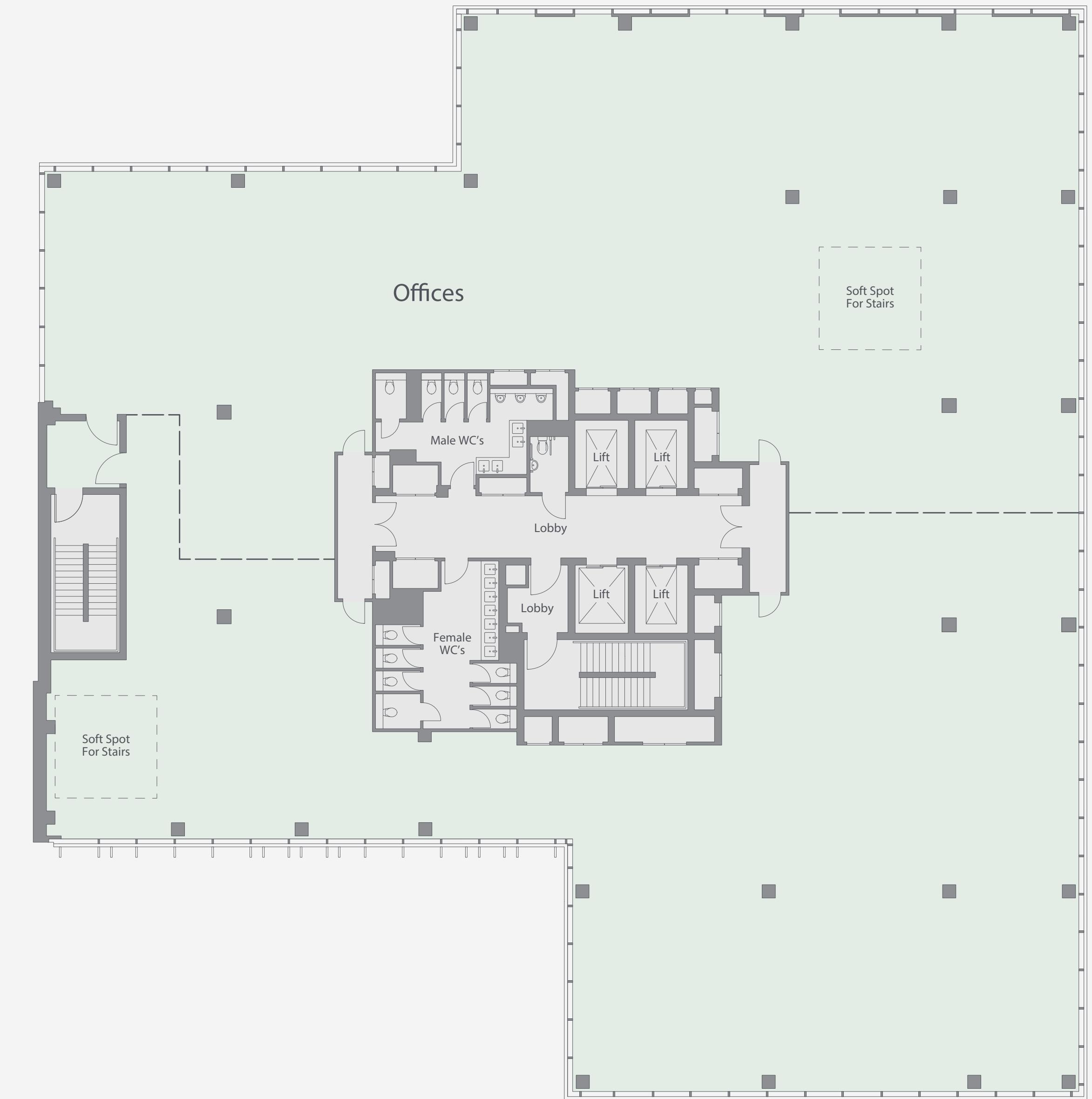
Let By Allwyn

# FLOOR EIGHT

## OFFICE AREA

14,057 SQ FT / 1,305 SQ M

- OFFICE
- CORE



Let By Allwyn

# FLOOR NINE

OFFICE AREA  
9,110 SQ FT / 846 SQ M

- OFFICE
- CORE
- TERRACE



Let By Allwyn

# FLOOR TEN

## OFFICE AREA

9,105 SQ FT / 845 SQ M

OFFICE

CORE

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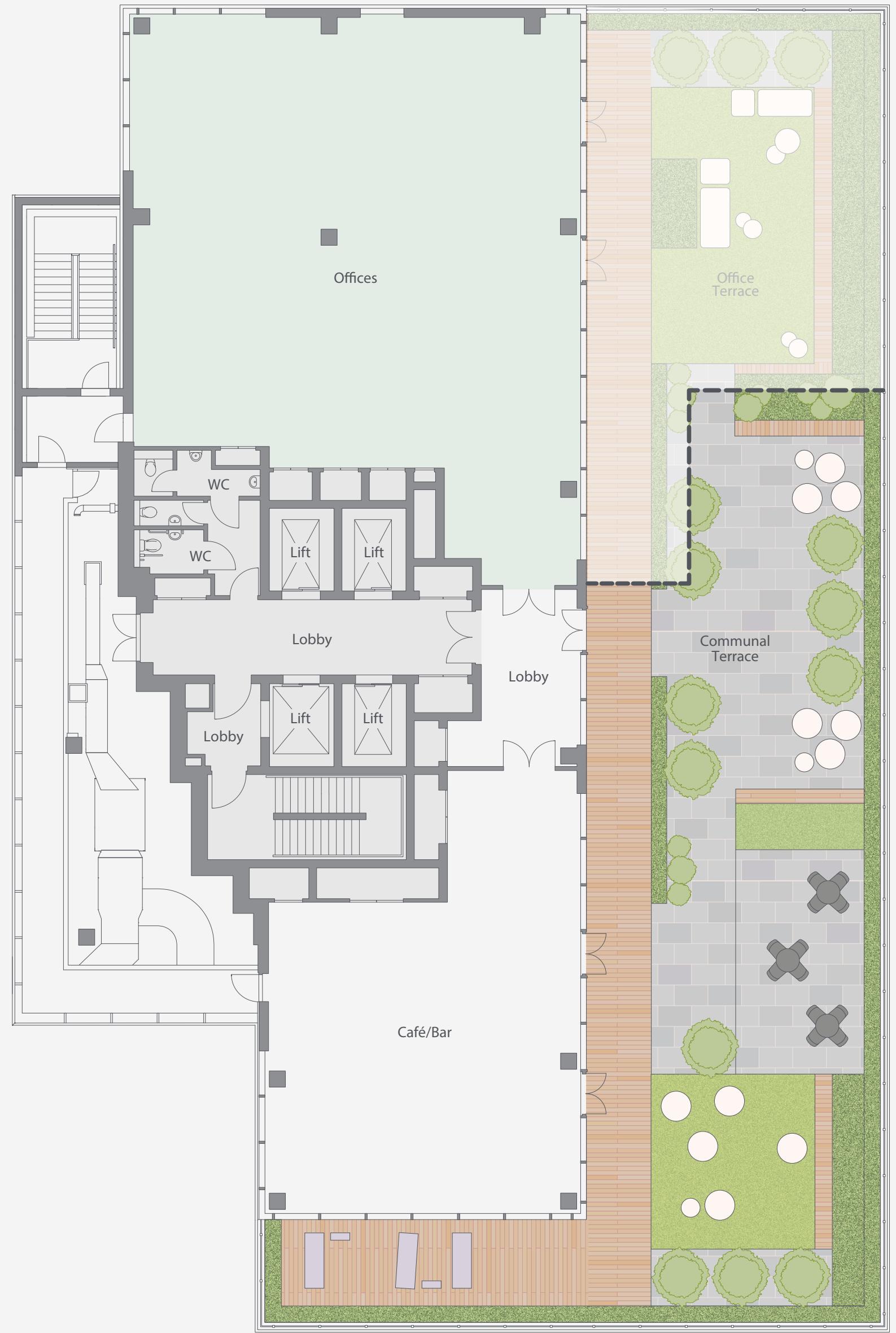
Let By Allwyn

# FLOOR ELEVEN

**OFFICE AREA**  
2,446 SQ FT / 227 SQ M

- OFFICE
- CORE
- TERRACE

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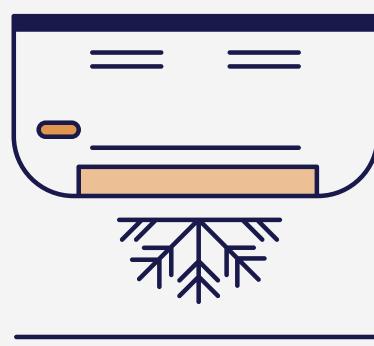




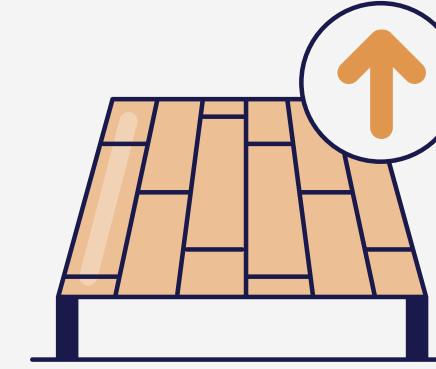




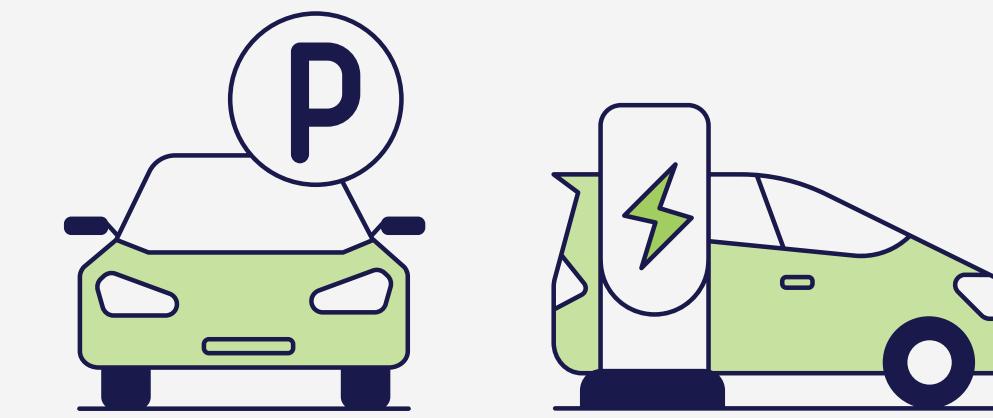
# TOP DRAWER



VRF air conditioning



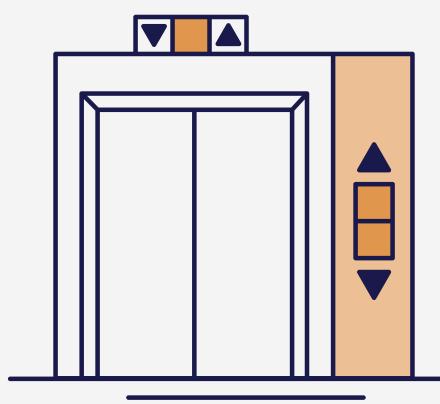
Fully accessible raised access floors



150 on-site parking spaces, 58 spaces with EV charging of which 50% will be active and 50% passive - all 7Kw/h



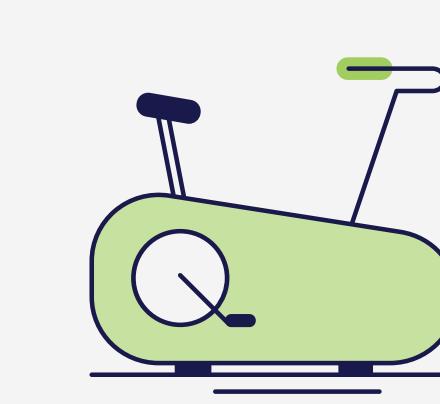
Secure bicycle spaces



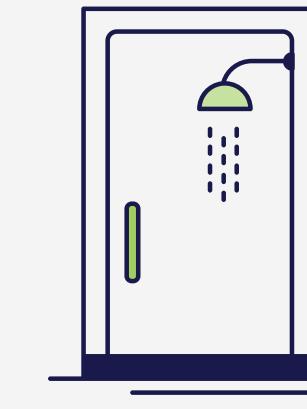
Four 17-person lifts



Gender neutral and disabled WCs on each floor



Gym and fitness suite with changing rooms



Changing rooms with showers and lockers



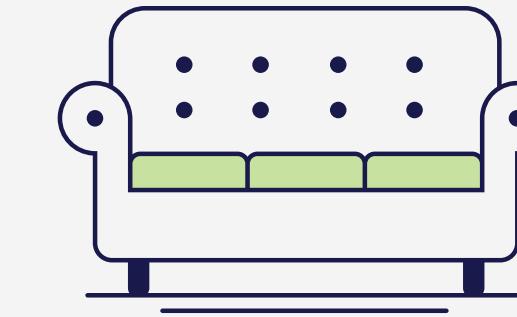
Ground floor and rooftop café



Low energy LED lighting



BREEAM Excellent with EPC A



Impressive reception & business lounge



Rooftop amenities and terrace

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[theclarendonworks.co.uk](http://theclarendonworks.co.uk)

 ARADA

