

# CAPITAL PLACE

120 BATH ROAD, HILLINGDON, UB3 5AN



GRYPHON  
PROPERTY PARTNERS



## DESCRIPTION

Our serviced office centre in Heathrow offers a wide choice of air-conditioned serviced offices with sizes ranging from small executive suites to entire floors all configured to your business needs. Avanta Heathrow provides one of the serviced office industry's best value Business Services Packages, together with top quality training and meeting rooms and prestigious Heathrow business centre surroundings.

Just a short distance from London's Heathrow airport, our serviced office gives you a fantastic strategic location for your business. At our Heathrow serviced office we'll take care of everything, so that you can move straight in to an office that's fully furnished, staffed and equipped.

## LOCATION

120 Bath Road is a short taxi ride to Heathrow Airport's terminals and hotels, so this is the perfect location for international businesses needing London office space. The business centre is close to junctions 3 and 4 of the M4 motorway (freeway), which links London with key industrial centres such as Swindon, Reading, Bristol, Newport and Cardiff.

The M25 London orbital is easily reached, giving access to all of the motorways emanating from London.

And Bath Road is a popular base for business. BAA Lynton, SAP, Boeing, Equant, SITA, EDS and Samsonite all have their London offices nearby, so you'll be in good company.

### Transport Links

#### London Underground

Hatton Cross (Piccadilly line) - 555, 285, 432 and 90 buses to Hatton Road North or Harlington Corner

#### London Buses

Harlington Corner Bus Station - Route 105, 111, 140, 222, 285, 423, 81 and N9

## SPECIFICATION/AMENITIES

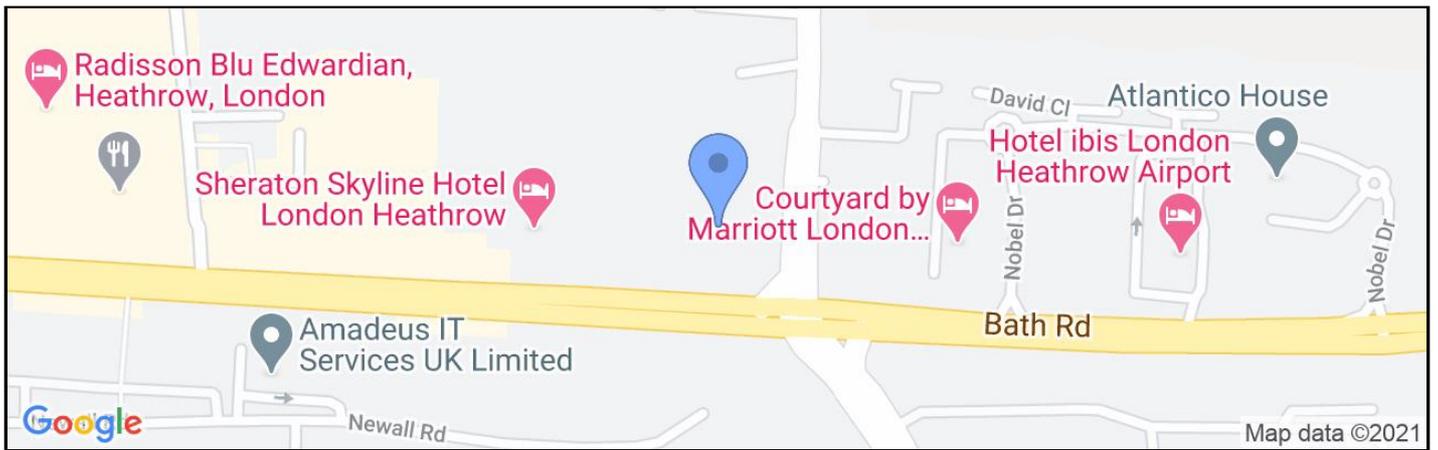
- Free access to Wi-Fi equipped communal areas with free refreshments
- Call management and reception services
- Flexible licence agreement
- Excellent natural light throughout
- Flexible term length
- Fully furnished offices
- Secure premises
- 24hr access

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## TERMS

## VIEWING

Viewing strictly by prior appointment with the sole agent:

**JAMIE MAJOR**

0203 440 9809

[jamie.major@gryphonpropertypartners.com](mailto:jamie.major@gryphonpropertypartners.com)

### Subject to Contract

Gryphon Property Partners for themselves and for the vendors or lessors of this property whose agents they are, give notice that:- a. the particulars are set out as a general outline only for guidance and do not constitute, nor constitute part of, an offer or contract; b. all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are believed to be correct, but any intending purchasers, tenants or third parties should not rely on them as statements or representations of fact but satisfy themselves that they are correct by inspection or otherwise; c. All properties are measured in accordance with the RICS property measurement, 1st Edition May 2015 (incorporating IPMS) unless designated NIA/GIA/GEA, in which case properties are measured in accordance with the RICS Code of Measuring Practice (6th Edition); d. Any images may be computer generated. Any photographs show only certain parts of the property as they appeared at the time they were taken. February 2021