



DESCRIPTION

The Junction provides high-quality, efficient office accommodation, extending to approximately 75,000 sq ft in total, over 7 floors. The Junction provides occupants with modern office accommodation, including high-speed Wi-Fi, air-conditioning throughout, contemporary WC and shower facilities and the option of private parking.

This serviced office building offers members flexible offices to accommodate between 1 – 220 staff, hot desking facilities, meeting room hire by the hour, half or full day and virtual offices.

LOCATION

Watford is located 17 miles north west of Central London, and benefits from excellent transport connections via both road and rail. The Junction serviced office building benefits from excellent road connections, being located close to multiple motorways.

Watford Junction's rail connections are impressive, with direct trains into London Euston, Clapham Junction, Milton Keynes, Birmingham New Street, Birmingham International Airport and Manchester Piccadilly.

SPECIFICATION/AMENITIES

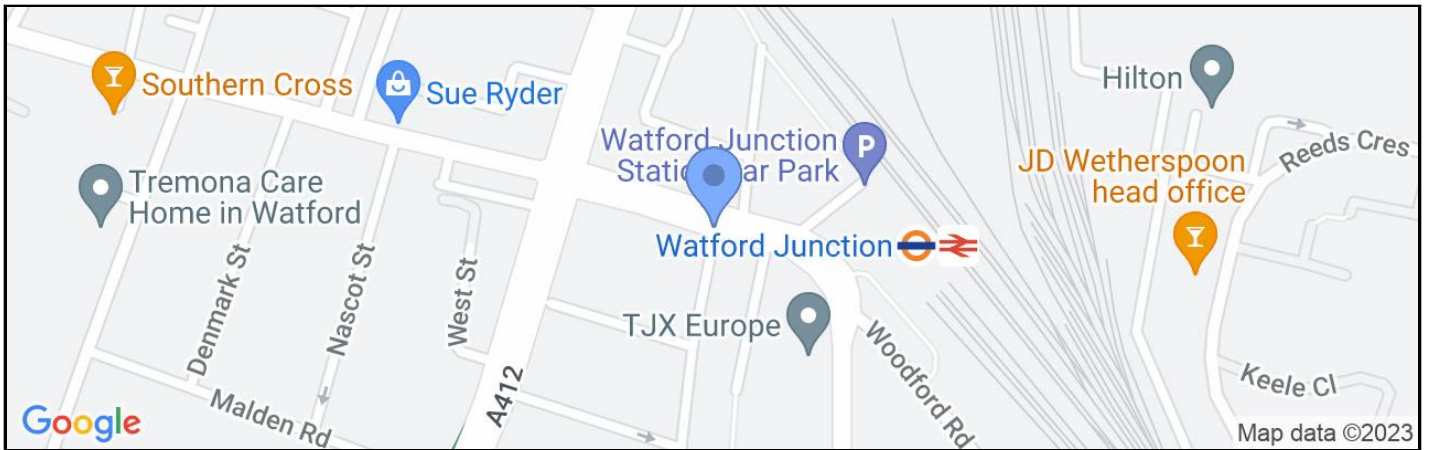
- Office suites built to requirements
- Breakout areas
- Refreshment areas
- Car parking
- 24 hr security
- 35 secure bicycle racks
- Executive lounge

THE JUNCTION

STATION ROAD, WATFORD, WD17 1SR



GRYPHON
PROPERTY PARTNERS



TERMS

LEASE

Flexible by arrangement

VAT

Elected

VIEWING

Viewing strictly by prior appointment with the sole agent:

ANDREW MCCALLUM

0203 440 9809

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Subject to Contract

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