

SCHEDULE OF AVAILABLE SPACE – January 2024

Unit	Type	Total Area (sq ft)	Rent (p.a. Exclu.)	Service / Estate Charge	Service Charge psf	Rent Inc S/C	Rent PSF / Excluding S/C	Status
B1 B	Office	170	£3,400.00	£340.00	£2.00	£3,740.00	£20.00	Available
B1 H	Office	547	£8,205.00	£1,641.00	£3.00	£9,846.00	£15.00	Available
B1 J	Office	463	£6,945.00	£1,389.00	£3.00	£8,334.00	£15.00	Available
B1 1M (b)	Storage	283	£2,830.00	£566.00	£2.00	£3,396.00	£10.00	Available
B6 Store	Storage	705	£7,050.00	£705.00	£1.00	£7,755.00	£10.00	Available
C1 A (Conf Room)	Office	529	£7,935.00	£1,587.00	£3.00	£9,522.00	£15.00	Available
C1 A Rm 3 (inc 98 sq. ft store)	Office	490	£10,290.00	£1,470.00	£3.00	£11,760.00	£21.00	Available
C1 B – 6	Office	127	£2,667.00	£381.00	£3.00	£3,048.00	£21.00	Available
C1 B - 7	Office	423	£8,883.00	£1,269	£3.00	£10,152.00	£21.00	Available
C1 C	Office	551	£11,571.00	£1,653.00	£3.00	£13,223.00	£21.00	Available
C1 E	Office	534	£11,214.00	£1,602.00	£3.00	£12,816.00	£21.00	Available
C1 G	Office	572	£11,440.00	£1,144.00	£2.00	£12,584.00	£20.00	Available
C2 C	Office	574	£12,054.00	£1,722.00	£3.00	£13,776.00	£21.00	Available
C3a	Office	426	£8,946.00	£1,278.00	£3.00	£10,224.00	£21.00	Available
D1 A	Office	529	£11,638.00	£1,587.00	£3.00	£13,225.00	£22.00	Available
D1 E	Office	681	£14,982.00	£1,362.00	£2.00	£16,344.00	£22.00	Available
D1 F	Office	311	£6,842.00	£933.00	£3.00	£7,775.00	£22.00	Available
D2a	Office	170	£3,740.00	£510.00	£3.00	£4,250.00	£22.00	Available
D2c	Office	170	£3,740.00	£510.00	£3.00	£4,250.00	£22.00	Available

N.B. Office units are shown net internal.

Buildings that are self-contained are subject to an Estates Charge only. Suites that form parts of buildings and have common parts shared are subject to a service charge as well.

Estates Charge includes the following items:-

Landscaping and maintenance

Car Park
On Site Management
Insurance
Refuse Collection

Service charge includes the following additional items:-

Building repairs & maintenance
Water rates
Lighting of common parts
Cleaning of common parts
Central Heating (if applicable)

THE ONLY ADDITIONAL OUTGOINGS WOULD BE FOR POWER, TELECOMS AND BROADBAND (+ RATES IF APPLICABLE)

- The above combined rent and service charge figures are quoted **exclusive** of VAT.
- NB: Business Rates are to be the responsibility of the tenant.

CHOBHAM, GU24

This detailed floor plan illustrates the layout of the World Trade Center site. The plan includes the following buildings and areas:

- Building A:** Located at the top right, with sub-labels A6d-1, A6d-2, and A6d-3.
- Building B:** A large complex on the left side, including buildings B1 through B11, B1a through B1g, B1h through B1k, B1L, B1mb, B1ma, B2, B3, B4, B5, B6, and B7.
- Building C:** A complex of buildings located below Building B, including C1 through C11, C1a through C1g, C1h through C1k, C2a through C2g, C2h through C2k, C3a through C3g, C3h through C3k, C4a through C4g, C4h through C4k, C5a through C5g, C5h through C5k, C6a through C6g, C6h through C6k, C7a through C7g, C7h through C7k, C8a through C8g, C8h through C8k, C9a through C9g, C9h through C9k, C10a through C10g, C10h through C10k, C11a through C11g, C11h through C11k, C12a through C12g, C12h through C12k, C13a through C13g, C13h through C13k, C14a through C14g, C14h through C14k, C15a through C15g, C15h through C15k, C16a through C16g, C16h through C16k, C17a through C17g, C17h through C17k, C18a through C18g, C18h through C18k, C19a through C19g, C19h through C19k, C20a through C20g, C20h through C20k, C21a through C21g, C21h through C21k, C22a through C22g, C22h through C22k, C23a through C23g, C23h through C23k, C24a through C24g, C24h through C24k, C25a through C25g, C25h through C25k, C26a through C26g, C26h through C26k, C27a through C27g, C27h through C27k, C28a through C28g, C28h through C28k, C29a through C29g, C29h through C29k, C30a through C30g, C30h through C30k, C31a through C31g, C31h through C31k, C32a through C32g, C32h through C32k, C33a through C33g, C33h through C33k, C34a through C34g, C34h through C34k, C35a through C35g, C35h through C35k, C36a through C36g, C36h through C36k, C37a through C37g, C37h through C37k, C38a through C38g, C38h through C38k, C39a through C39g, C39h through C39k, C40a through C40g, C40h through C40k, C41a through C41g, C41h through C41k, C42a through C42g, C42h through C42k, C43a through C43g, C43h through C43k, C44a through C44g, C44h through C44k, C45a through C45g, C45h through C45k, C46a through C46g, C46h through C46k, C47a through C47g, C47h through C47k, C48a through C48g, C48h through C48k, C49a through C49g, C49h through C49k, C50a through C50g, C50h through C50k, C51a through C51g, C51h through C51k, C52a through C52g, C52h through C52k, C53a through C53g, C53h through C53k, C54a through C54g, C54h through C54k, C55a through C55g, C55h through C55k, C56a through C56g, C56h through C56k, C57a through C57g, C57h through C57k, C58a through C58g, C58h through C58k, C59a through C59g, C59h through C59k, C60a through C60g, C60h through C60k, C61a through C61g, C61h through C61k, C62a through C62g, C62h through C62k, C63a through C63g, C63h through C63k, C64a through C64g, C64h through C64k, C65a through C65g, C65h through C65k, C66a through C66g, C66h through C66k, C67a through C67g, C67h through C67k, C68a through C68g, C68h through C68k, C69a through C69g, C69h through C69k, C70a through C70g, C70h through C70k, C71a through C71g, C71h through C71k, C72a through C72g, C72h through C72k, C73a through C73g, C73h through C73k, C74a through C74g, C74h through C74k, C75a through C75g, C75h through C75k, C76a through C76g, C76h through C76k, C77a through C77g, C77h through C77k, C78a through C78g, C78h through C78k, C79a through C79g, C79h through C79k, C80a through C80g, C80h through C80k, C81a through C81g, C81h through C81k, C82a through C82g, C82h through C82k, C83a through C83g, C83h through C83k, C84a through C84g, C84h through C84k, C85a through C85g, C85h through C85k, C86a through C86g, C86h through C86k, C87a through C87g, C87h through C87k, C88a through C88g, C88h through C88k, C89a through C89g, C89h through C89k, C90a through C90g, C90h through C90k, C91a through C91g, C91h through C91k, C92a through C92g, C92h through C92k, C93a through C93g, C93h through C93k, C94a through C94g, C94h through C94k, C95a through C95g, C95h through C95k, C96a through C96g, C96h through C96k, C97a through C97g, C97h through C97k, C98a through C98g, C98h through C98k, C99a through C99g, C99h through C99k, C100a through C100g, C100h through C100k.
- Building D:** A complex of buildings located to the right of Building B, including D1 through D11, D1a through D1g, D1h through D1k, D2a through D2g, D2h through D2k, D3a through D3g, D3h through D3k, D4a through D4g, D4h through D4k, D5a through D5g, D5h through D5k, D6a through D6g, D6h through D6k, D7a through D7g, D7h through D7k, D8a through D8g, D8h through D8k, D9a through D9g, D9h through D9k, D10a through D10g, D10h through D10k, D11a through D11g, D11h through D11k, D12a through D12g, D12h through D12k, D13a through D13g, D13h through D13k, D14a through D14g, D14h through D14k, D15a through D15g, D15h through D15k, D16a through D16g, D16h through D16k, D17a through D17g, D17h through D17k, D18a through D18g, D18h through D18k, D19a through D19g, D19h through D19k, D20a through D20g, D20h through D20k, D21a through D21g, D21h through D21k, D22a through D22g, D22h through D22k, D23a through D23g, D23h through D23k, D24a through D24g, D24h through D24k, D25a through D25g, D25h through D25k, D26a through D26g, D26h through D26k, D27a through D27g, D27h through D27k, D28a through D28g, D28h through D28k, D29a through D29g, D29h through D29k, D30a through D30g, D30h through D30k, D31a through D31g, D31h through D31k, D32a through D32g, D32h through D32k, D33a through D33g, D33h through D33k, D34a through D34g, D34h through D34k, D35a through D35g, D35h through D35k, D36a through D36g, D36h through D36k, D37a through D37g, D37h through D37k, D38a through D38g, D38h through D38k, D39a through D39g, D39h through D39k, D40a through D40g, D40h through D40k, D41a through D41g, D41h through D41k, D42a through D42g, D42h through D42k, D43a through D43g, D43h through D43k, D44a through D44g, D44h through D44k, D45a through D45g, D45h through D45k, D46a through D46g, D46h through D46k, D47a through D47g, D47h through D47k, D48a through D48g, D48h through D48k, D49a through D49g, D49h through D49k, D50a through D50g, D50h through D50k, D51a through D51g, D51h through D51k, D52a through D52g, D52h through D52k, D53a through D53g, D53h through D53k, D54a through D54g, D54h through D54k, D55a through D55g, D55h through D55k, D56a through D56g, D56h through D56k, D57a through D57g, D57h through D57k, D58a through D58g, D58h through D58k, D59a through D59g, D59h through D59k, D60a through D60g, D60h through D60k, D61a through D61g, D61h through D61k, D62a through D62g, D62h through D62k, D63a through D63g, D63h through D63k, D64a through D64g, D64h through D64k, D65a through D65g, D65h through D65k, D66a through D66g, D66h through D66k, D67a through D67g, D67h through D67k, D68a through D68g, D68h through D68k, D69a through D69g, D69h through D69k, D70a through D70g, D70h through D70k, D71a through D71g, D71h through D71k, D72a through D72g, D72h through D72k, D73a through D73g, D73h through D73k, D74a through D74g, D74h through D74k, D75a through D75g, D75h through D75k, D76a through D76g, D76h through D76k, D77a through D77g, D77h through D77k, D78a through D78g, D78h through D78k, D79a through D79g, D79h through D79k, D80a through D80g, D80h through D80k, D81a through D81g, D81h through D81k, D82a through D82g, D82h through D82k, D83a through D83g, D83h through D83k, D84a through D84g, D84h through D84k, D85a through D85g, D85h through D85k, D86a through D86g, D86h through D86k, D87a through D87g, D87h through D87k, D88a through D88g, D88h through D88k, D89a through D89g, D89h through D89k, D90a through D90g, D90h through D90k, D91a through D91g, D91h through D91k, D92a through D92g, D92h through D92k, D93a through D93g, D93h through D93k, D94a through D94g, D94h through D94k, D95a through D95g, D95h through D95k, D96a through D96g, D96h through D96k, D97a through D97g

Diagram illustrating the arrangement of three sheets (Sheet 1, Sheet 2, Sheet 3) in a grid. Sheet 1 is at the top right, Sheet 2 is in the middle left, and Sheet 3 is at the bottom left. A red rectangle highlights the area containing Sheet 2 and Sheet 3.

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Scaled for presentation purposes