



Finsbury Park

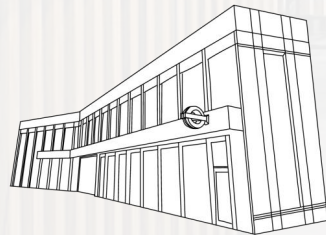
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AN INSPIRATIONAL FLEXIBLE WORKSPACE WITH AN ENVIABLE CITY-CENTRE LOCATION.

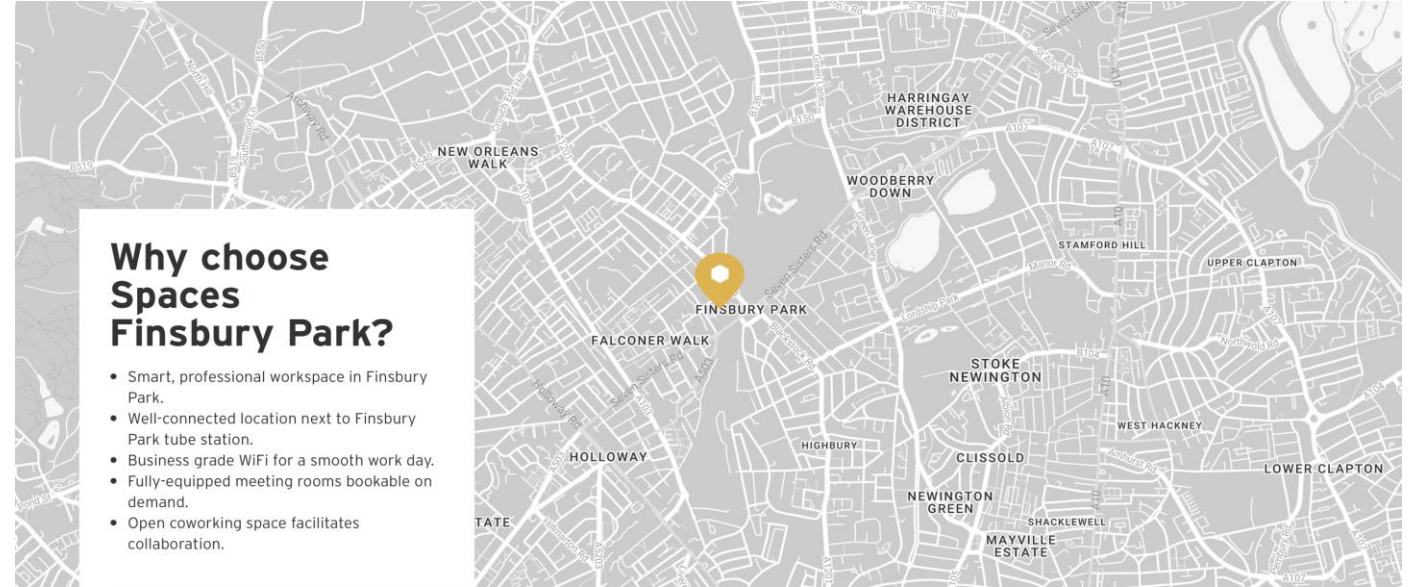
18,528 sqft
OFFICE SPACE

4,249 sqft
BUSINESS CLUB

3
MEETING ROOMS

352
DEDICATED DESKS

20
COWORKING DESKS

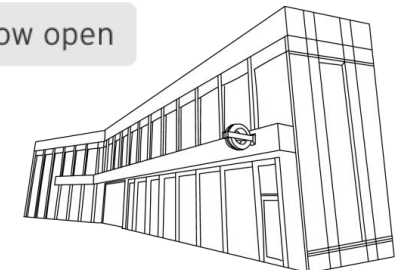


ENJOY THE BEST OF WORK AND PLAY AT SPACES FINSBURY PARK.

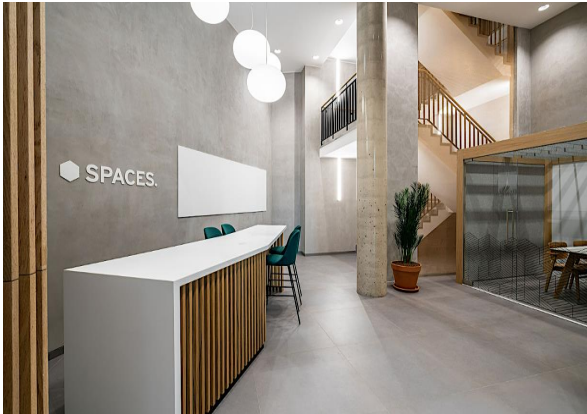
Finsbury Park might be a city location, but don't let that fool you. There's plenty of greenery and open spaces to enjoy during the day - and plenty to do post-work, too. Our brand-new office space is designed to make the most of what the area has to offer. Natural light on both sides of the building helps reduce energy usage while offering views out onto the bustling streets below.

Purpose-built with collaborative working in mind, Spaces Finsbury Park features a contemporary open plan design with plenty of flexible meeting rooms available to book, so you can work together when you need to and get your head down when you like. The location couldn't be better for commuters either. We're right above Finsbury Park tube station, with fast links to Central London via the Victoria and Piccadilly lines.

Now open



Spaces Finsbury Park Images



Local Amenities & Features

Direct Amenities

- Restaurants - Honest Burger, Rosas Thai, Tonkatsu, Neat Burger, Someday Pizza & Nando's
 - Coffee & Deli's - Gail's Bakery, Boulangerie Bon Matin, Starbucks & Pret-a-Manger, Common Ground
 - Stores - M&S, Sainsburys & Lidl
 - Entertainment - Park Theatre, Picturehouse, Bowling & Art Gallery
 - Gyms & Wellness - Gymbox next door, F45 & More Yoga
 - Finsbury Park access – Tennis courts, Rowing lake & Running track
- *Exclusive retail discounts for Spaces Finsbury Park clients

Facility Features

- Secure private bike racks
- Showers
- Lockers
- Car park adjacent to centre (Promotional offers)
- Design-Your-Office Furniture available
- Curated art gallery throughout the office
- Community events & wellbeing sessions



Finsbury Park life



Tennis Courts

The Finsbury Park Tennis Club offers you a choice of nine excellent tennis courts, which can be conveniently booked online up to a week in advance.



Rowing Lake

The park's boating lake is hugely popular, and you can even get a discount between 12pm and 3pm on Saturdays.



Cycling

The park is a major draw for cyclists, offering peaceful cycle paths and hosting the hugely popular Finsbury Park Festival of Cycling each year.



Athletics Track

As well as having a 400m running track, the park has a first class stadium and gym catering for all popular track, field and fitness sports and activities.



Open Air Gym

The park's free, outdoor gym has a great range of cardio fitness equipment - making it easy to build fitness into your daily life.



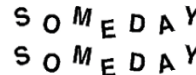
Café

Relax at the park's attractive, family-run café and sample its inventive, home-made food and friendly service delivered with smiles and laughter.



Art Gallery

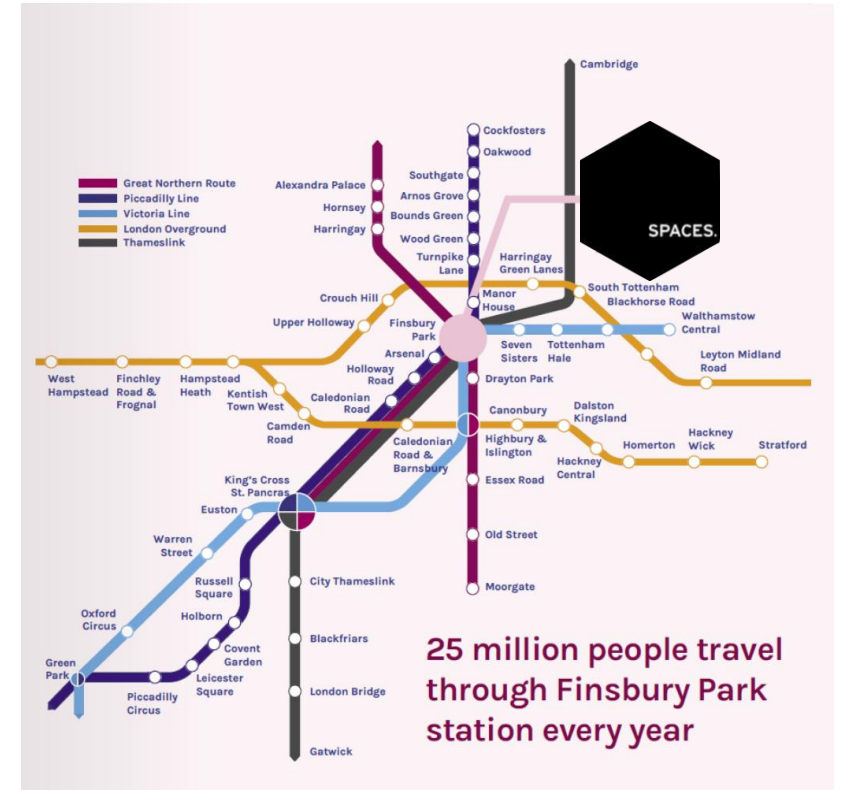
The Furtherfield Gallery, in the heart of the park, uses art and technology to inspire - and it has a truly eclectic programme of events.



Transport & Connectivity

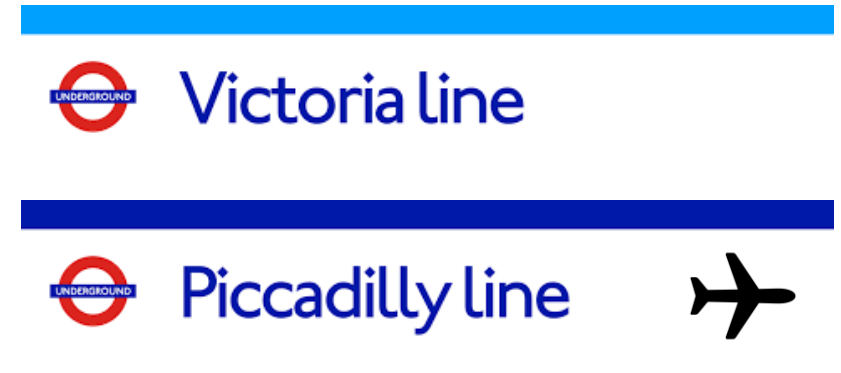
Spaces Finsbury Park is open to a vast London & UK network

- Central London Location
- Directly above Finsbury Park Tube Station
- Kings Cross Station (2 stops via Victoria line)
- Thameslink & Great Northern - Cambridge, Stevenage & Brighton etc
- Airport Links – Heathrow, Stansted, Luton & Gatwick
- Bike racks and lockable storage
- Parking adjacent to the centre



Connectivity
Minutes from Finsbury Park:

TOTTENHAM HALE 7	KING'S CROSS ST. PANCRAS 5	OXFORD CIRCUS 9	GREEN PARK 11
OLD STREET 14	VICTORIA 14	MOORGATE 15	LIVERPOOL STREET 17
WATERLOO 18	BANK 18	LONDON BRIDGE 19	STANSTED AIRPORT 45



Floor Plans

First Floor

- 83 offices
- 2 x offices with private terrace
- Designed Your Office Showroom
- Reserved Co-Working Desks
- 3 meeting rooms: 4, 6 and 10 person
- Spaces Club Lounge with alcove seating areas
- Meeting booths & soft seating areas
- Large events space
- Private phone booth
- Coffee bar

Ground Floor

- Entrance lobby
- Client directory
- Members breakout areas
- Feature meeting room
- Lift access

Lower Ground Floor

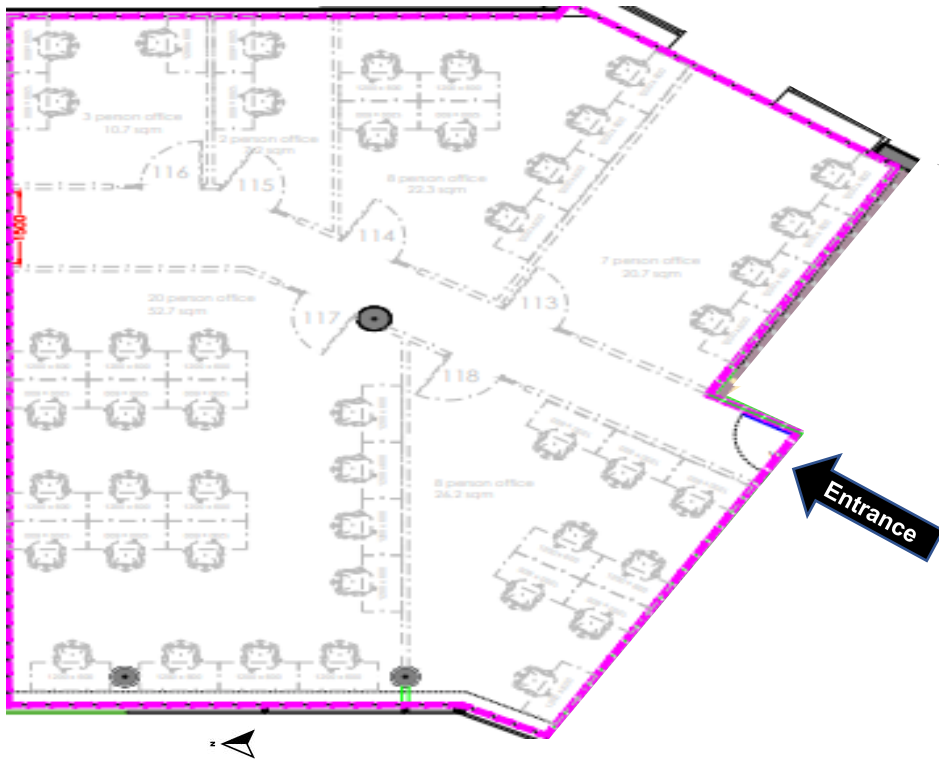
- Secure bike racks
- Showers
- Dedicated lockers



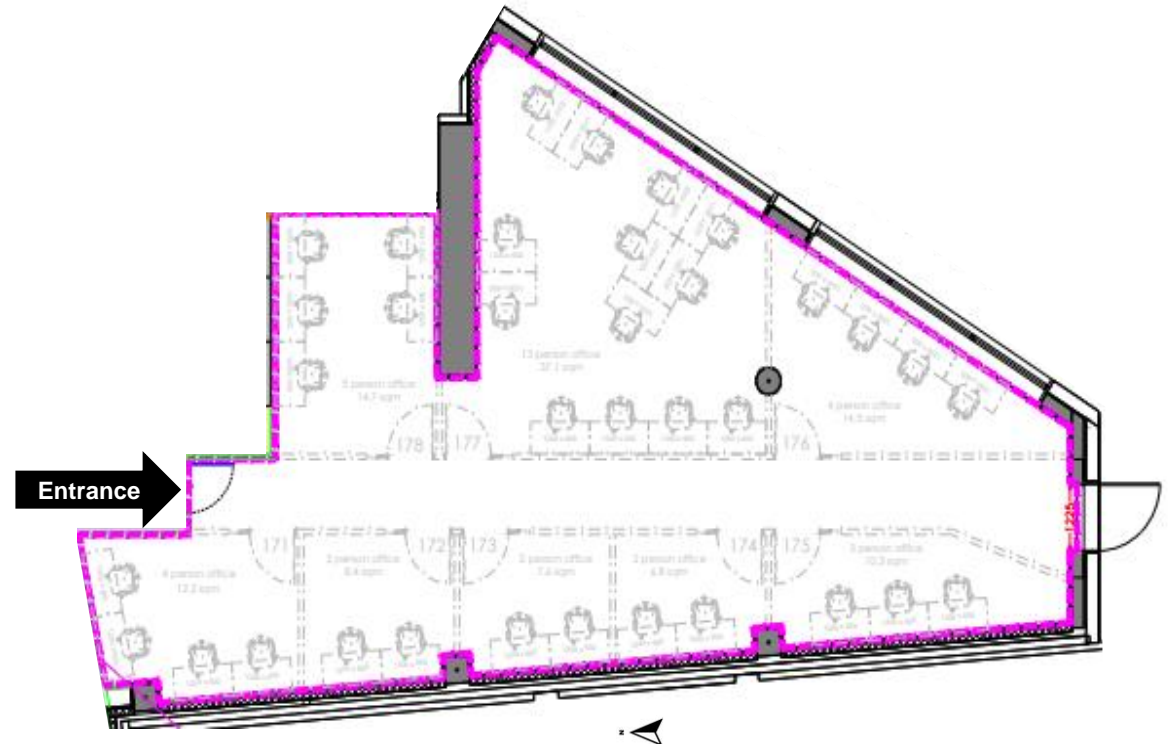
Large Open Plan Space - Available Now

Open plans space ideal for clients who want a self-contained office with the ability to fit out to their style or brand. The space is currently

- 1743 sqft - 162 sqm - 54 desks
- Floor to ceiling external views
- Ability to fit out to own design
- Option to install own kitchen area



- 1577 sqft - 146.5 sqm - 51 desks
- Excellent external lighting
- Ability to fit out to own design
- Option to install own kitchen area



● SPACES.





Information about our Products
& services.

Spaces Finsbury Park

Everything is included....

SERVICES

Mail Handling

Access to administrative support

Access to Printer, Scanner and Photocopier

FACILITIES

Receptionist / FOH Team

Kitchen Areas

Cleaning

Security

TECHNOLOGY

Business Grade Internet & WiFi

VOIP OOMA System

Video Conferencing Facilities

BENEFITS

Community & Networking Events

SPACES Mobile App

Local Community Discounts*

WORKSPACE

Office Furniture

Business Address

Access to Meeting Rooms

CHOICES

Choice of workstyle

Workspace layout options

Choice of Design Your Office Furniture* & Showroom

LOUNGES

Global Lounge Access Across 3,300 Locations

Breakout Areas

Phone Booths

Large Event Space

FLEXIBILITY

Upsize on Demand

Transfer In or Expand

24/7 Access

Design Your Office

Available at Spaces Finsbury Park

With IWG, your clients can design their workspace to create their own branded spaces, with a unique look and feel, all to suit their company culture.

WHAT ARE THE OPTIONS?

- Efficient and effective designs
- Ergonomic, high quality furniture
- Configurability and flexibility for different work styles
- A wide range of furniture available at no additional cost
- Options for collaboration and focus spaces
- Options for additional functional rooms
- Choices for alternative postures
- Tell us what your clients need to have a great day at work

HOW DOES IT WORK?

1. Do your clients want to work in a team, executive or spacious executive environment
2. Select desk type and accessories
3. Pick office enhancements
4. Begin a great day at work!

*Minimum 12 Month Term Applies



LET'S KEEP THIS CONVERSATION GOING.

Now open



Spaces Finsbury Park

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◆ SPACES.



<https://www.linkedin.com/company/spaces-london-finsbury-park/>