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**APEX TOWER**  
**NEW MALDEN**

NEWLY REFURBISHED SOUTH WEST LONDON OFFICES TO LET





## APEX TOWER

HIGH STREET, NEW MALDEN,  
SURREY, KT3 4DQ

### A CONTEMPORARY GRADE A REFURBISHMENT WITH FLEXIBLE OFFICE SPACE AVAILABLE FROM 1,028 TO 38,452 SQ FT

Apex Tower offers high quality offices approached via a newly enlarged prestigious reception area with quality finishes creating an impressive sense of arrival.







APEX TOWER



### APEX TOWER OFFERS HIGH QUALITY REFURBISHED OFFICE SUITES WITH EXCELLENT NATURAL LIGHT AND FAR REACHING VIEWS



Newly extended and refurbished reception



New 4 x 13 person passenger lifts



New shower facilities



New air conditioning system



Occupancy level 1 person per 8 sq m



Communal business lounge with meeting rooms for hire



New raised floors



New LED Lighting



Excellent on-site parking ratio 1:465 sq ft approx.



Secure cycle storage



8 electric vehicle charging points



Fibre connectivity



EPC Rating B



BREEAM "Very Good"



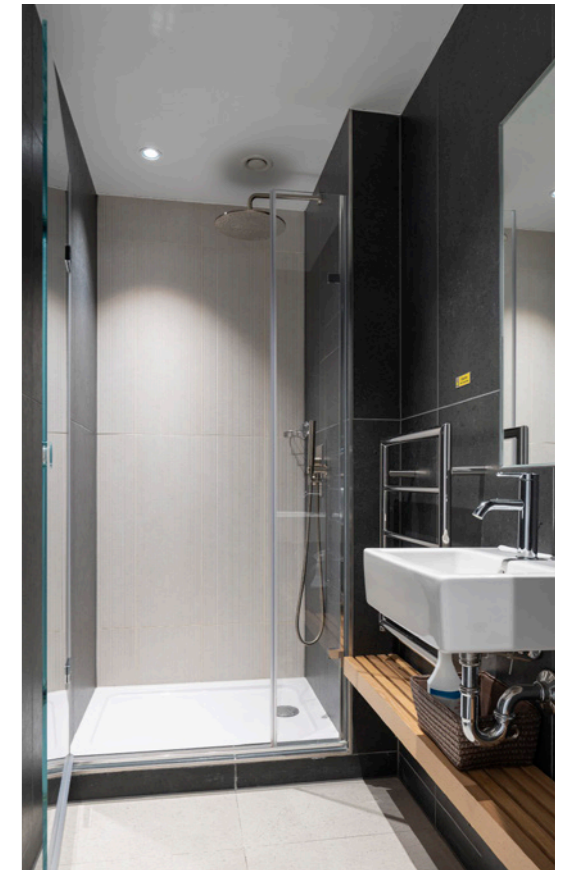
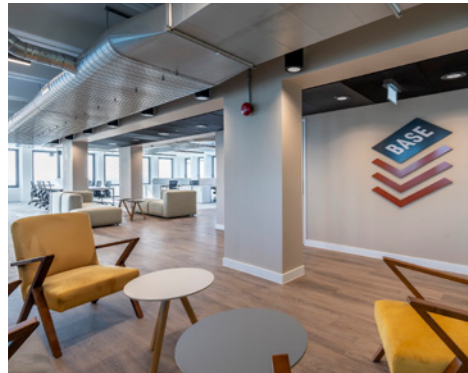
### FLOORS, SUITES, MEETING ROOMS, COLLABORATION SPACE - APEX TOWER HAS IT ALL

The newly refurbished office floors at Apex Tower provide a striking series of office suites and floors from 1,028 sq ft upwards.

Level 15 provides a stunning communal business lounge with wide-reaching views across London, incorporating a coffee point, informal seating/breakout space and a series of for-hire meeting rooms.





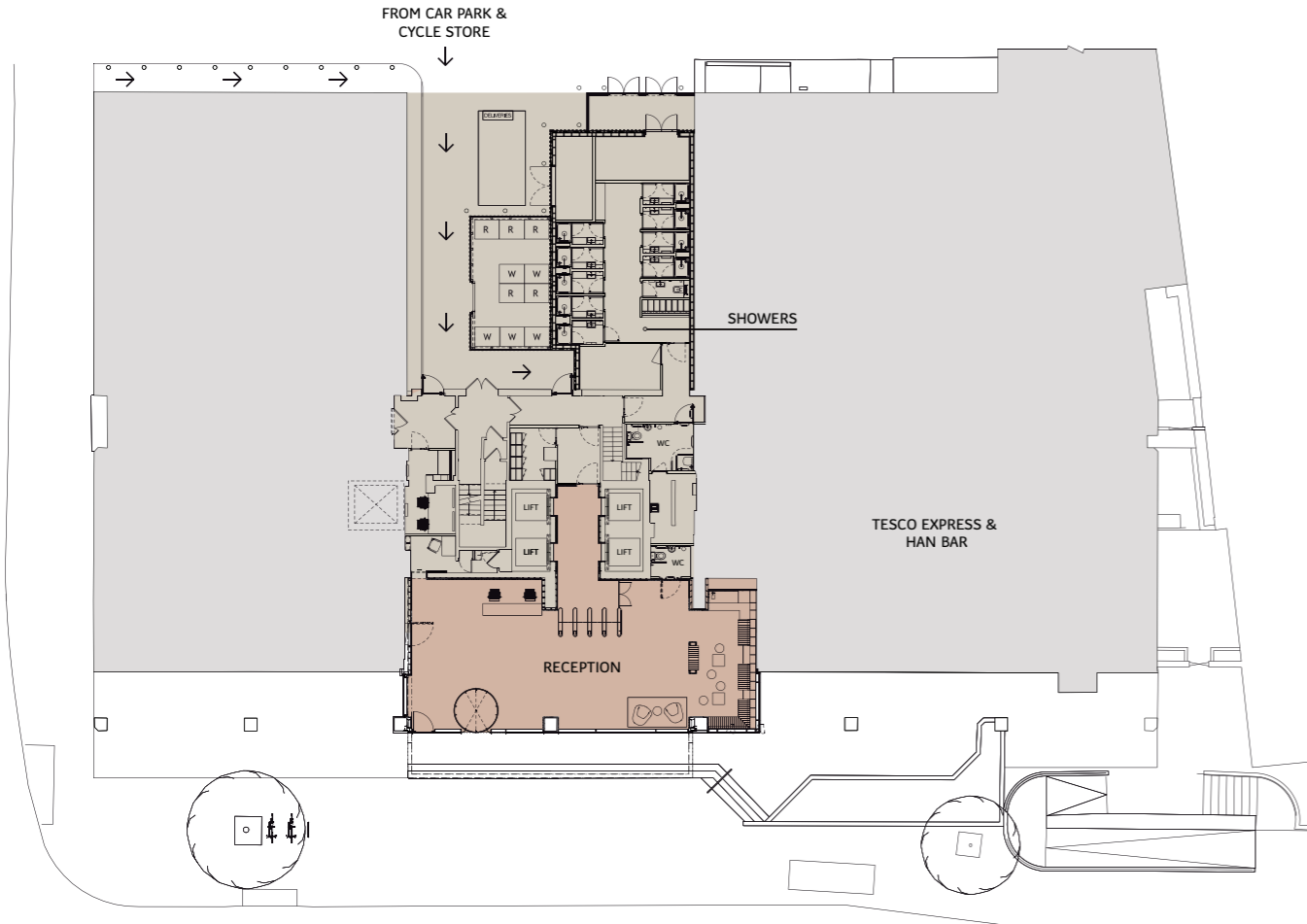




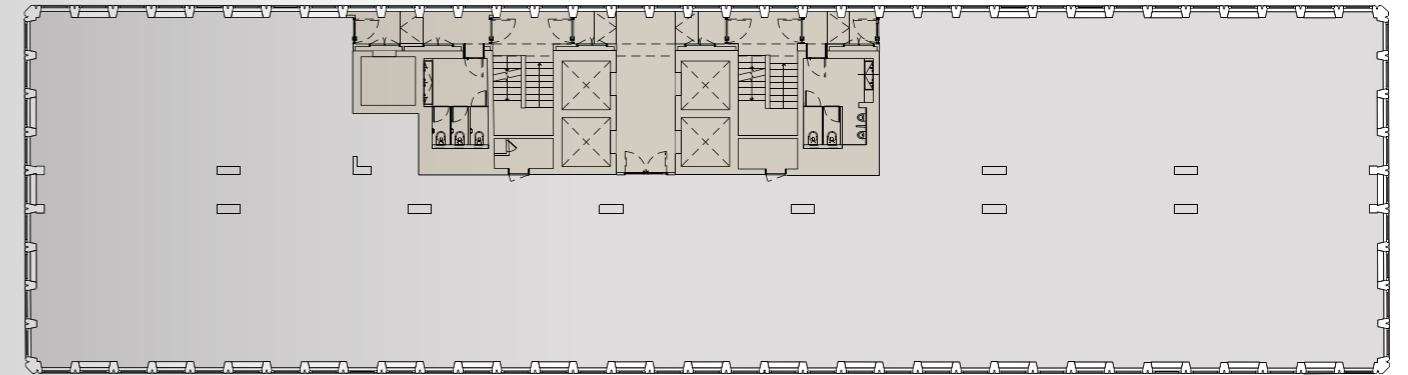


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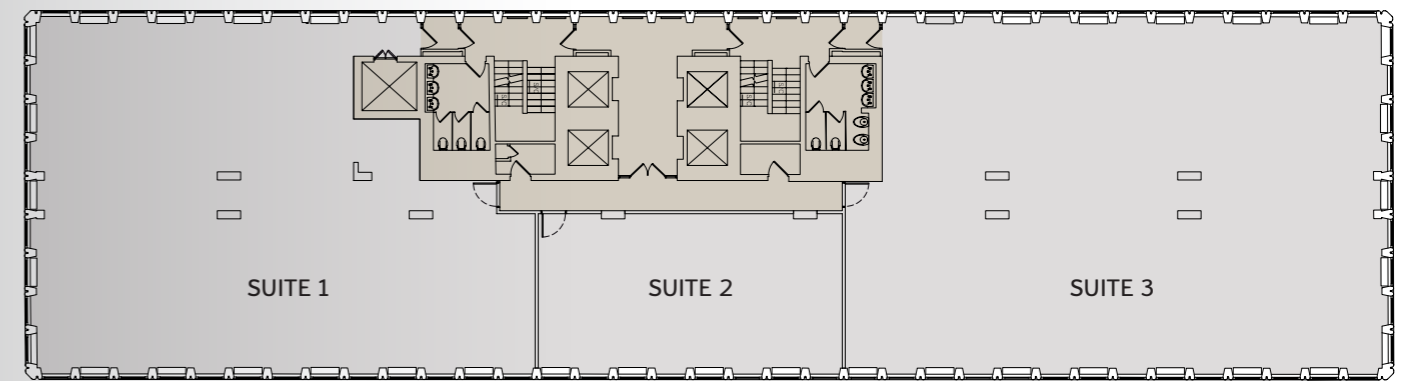
GROUND FLOOR



TYPICAL FLOOR PLAN



LEVEL 7



AVAILABILITY

Floor	sq ft	sq m
15	Business Lounge	
14 Suite 1	LET	
14 Suite 2	LET	
14 Suite 3	LET	
13	LET	
12	6,882	639.4
11	6,882	639.4
10	6,849	636.3
9	6,882	639.4
8	6,877	638.9
7 Suite 1	LET	
7 Suite 2	1,028	95.5
7 Suite 3	3,052	283.5
<b>Total</b>	<b>38,452</b>	<b>3,572.4</b>

Measured on an IPMS3 basis in accordance with the RICS Property Measurement professional statement.

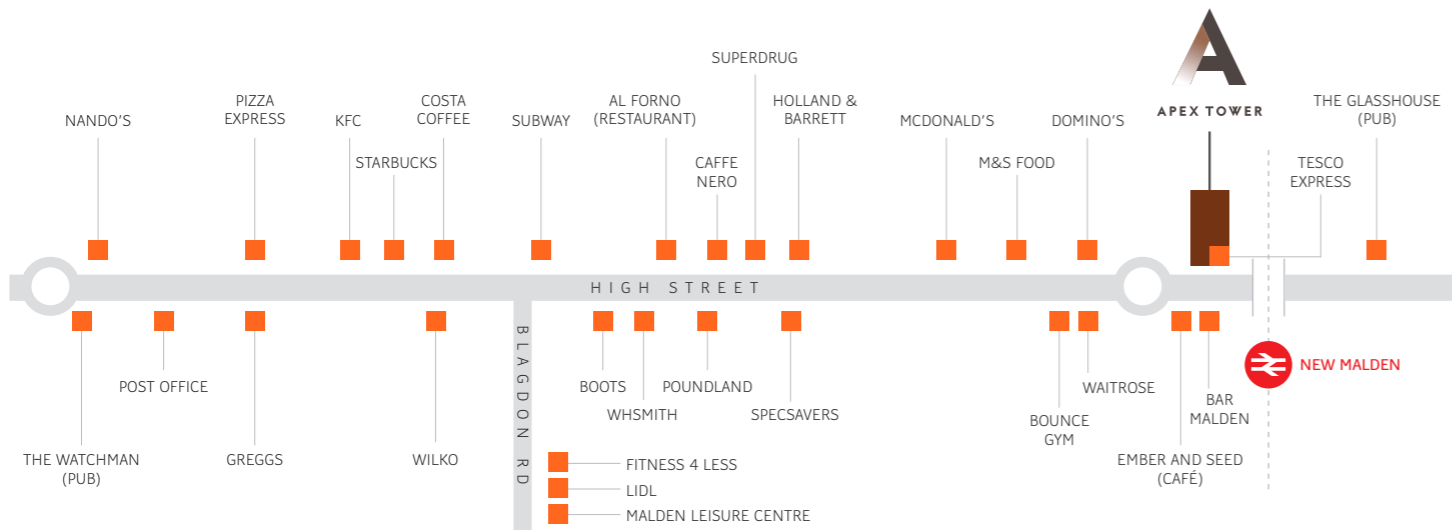
The 7th and 8th floors have been fully refurbished and are ready for immediate occupation, with the 7th floor providing two fitted and furnished suites .





## AT YOUR LEISURE - CLOSE TO MANY LOCAL AMENITIES INCLUDING SHOPS, CAFÉS, BARS, RESTAURANTS & FITNESS CENTRES.

Apex Tower is conveniently situated adjacent to New Malden mainline railway station which provides excellent access to Central London London. The A3 dual carriageway lies close by, providing a swift link to the M25 (J9) as well as the south west London suburbs. Apex Tower is also surrounded by a wide array of shops, bars, gyms and restaurants, plus a Waitrose superstore. Conveniently many of the neighbouring roads offer unrestricted on street parking .

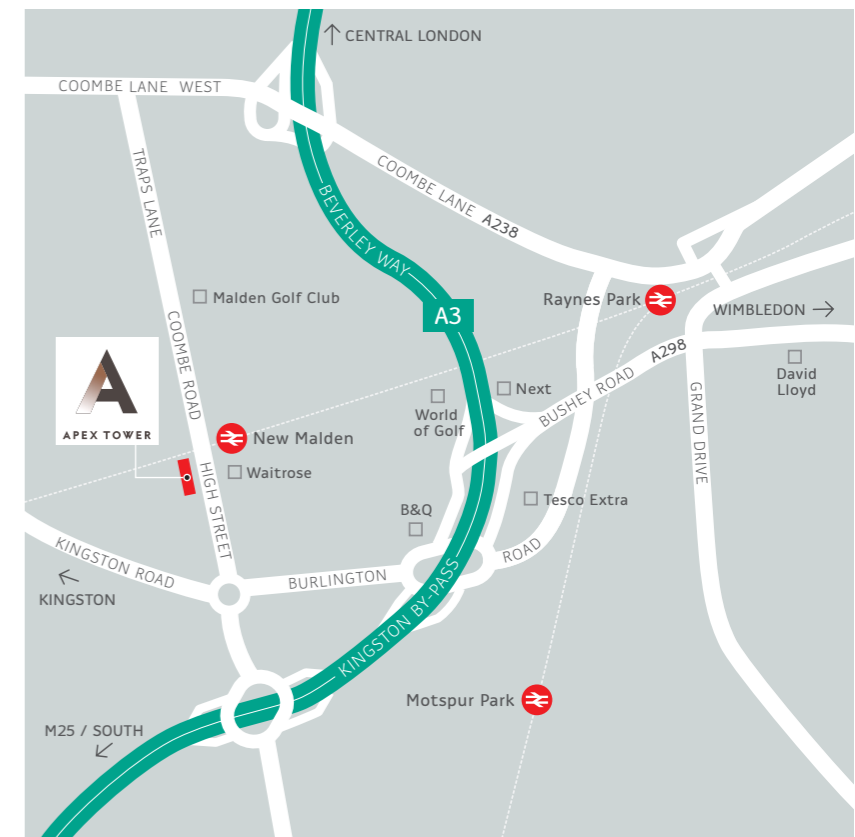


## WELL CONNECTED WITH EASY ACCESS TO CENTRAL LONDON AND THE SOUTH EAST BY ROAD AND RAIL

### TRAVEL TIMES

By Road	Distance
A3	¾ mile
M25 (J10)	12 miles
Central London	10 miles
Heathrow Airport	15 miles
Gatwick Airport	24 miles

By Rail	Travel time
Wimbledon	6 mins
Kingston	6 mins
Clapham Junction	13 mins
Vauxhall	18 mins
Waterloo	22 mins
Victoria	29 mins







# APEX TOWER

## NEW MALDEN



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

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