



HAYS GALLERIA

# 6 Hay's Lane





Located in the heart of London,  
6 Hay's Lane is a perfectly connected,  
intelligent workspace.





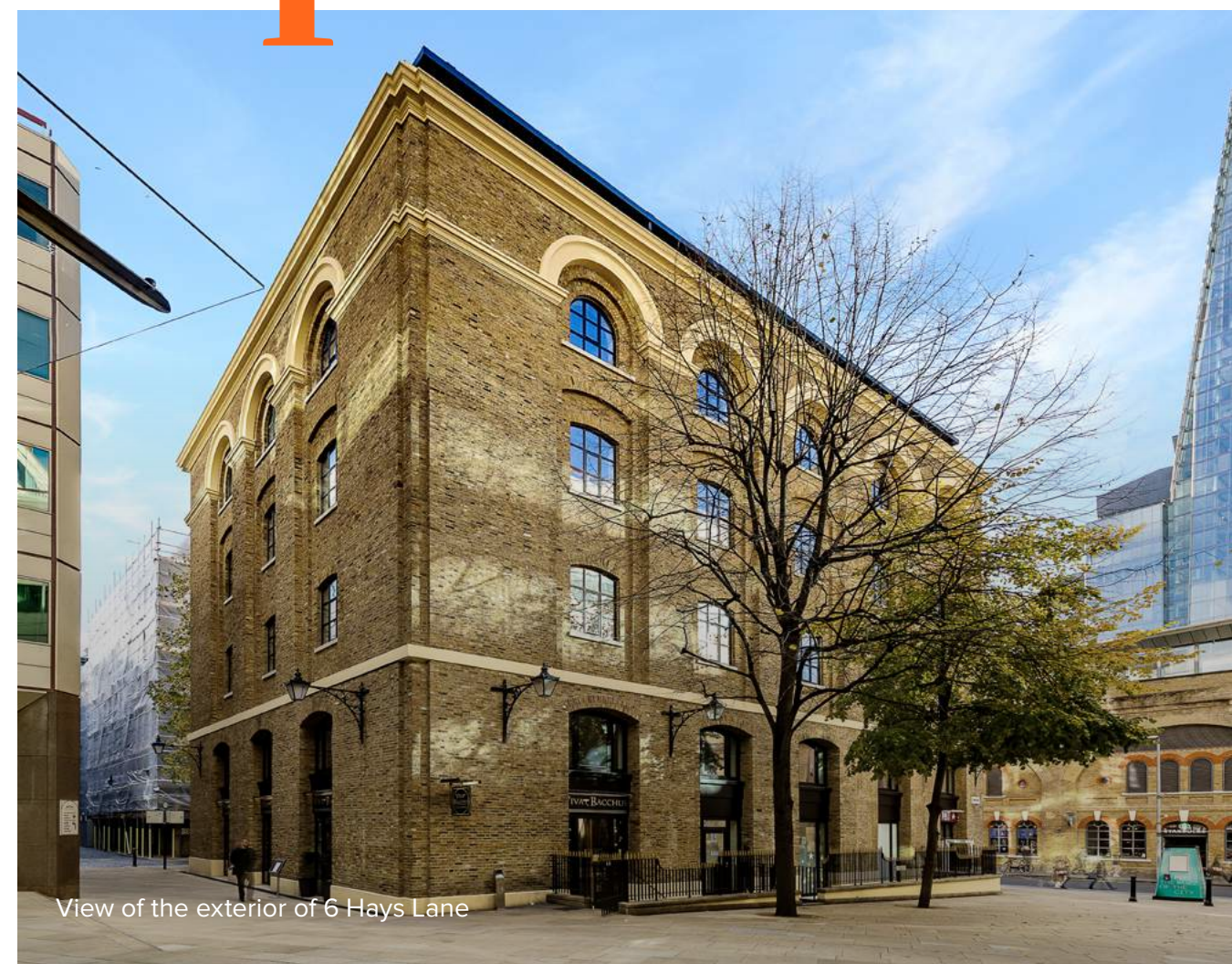
# The Building



# Workspace at the heart of the Capital



View of the exterior of 6 Hay's Lane



View of the exterior of 6 Hays Lane





6 Hay's Lane is a perfectly connected, intelligent workspace. Sensitively restored, it possesses all the character of a historic, wharf building, but possesses vastly improved operational facilities and details.

Keeping in line with the rest of the Hay's Galleria estate, 6 Hay's Lane will deliver best-in-class offices, rich in character and nestled at the heart of a thriving, seven-day destination.



Level 1 fitted floor



Level 1 fitted floor





# Building Overview



Car parking  
available\*



200+ Bicycle  
spaces available\*



Occupancy ratio  
up to 1:8



New exposed  
4-Pipe fan coil  
air conditioning



Heritage  
Features



2 brand new  
passenger lifts



Openable  
windows



3m floor-to-soffit  
height



Fibre activated



Luxury changing  
facilities



# Stacking Plan

05

3,340 sq ft  
310 sq m

04

Jägermeister

03

CLA

02

3,808 sq ft  
354 sq m

01 (Fitted)

3,790 sq ft  
353 sq m

Total

10,938 sq ft  
1,016 sq m





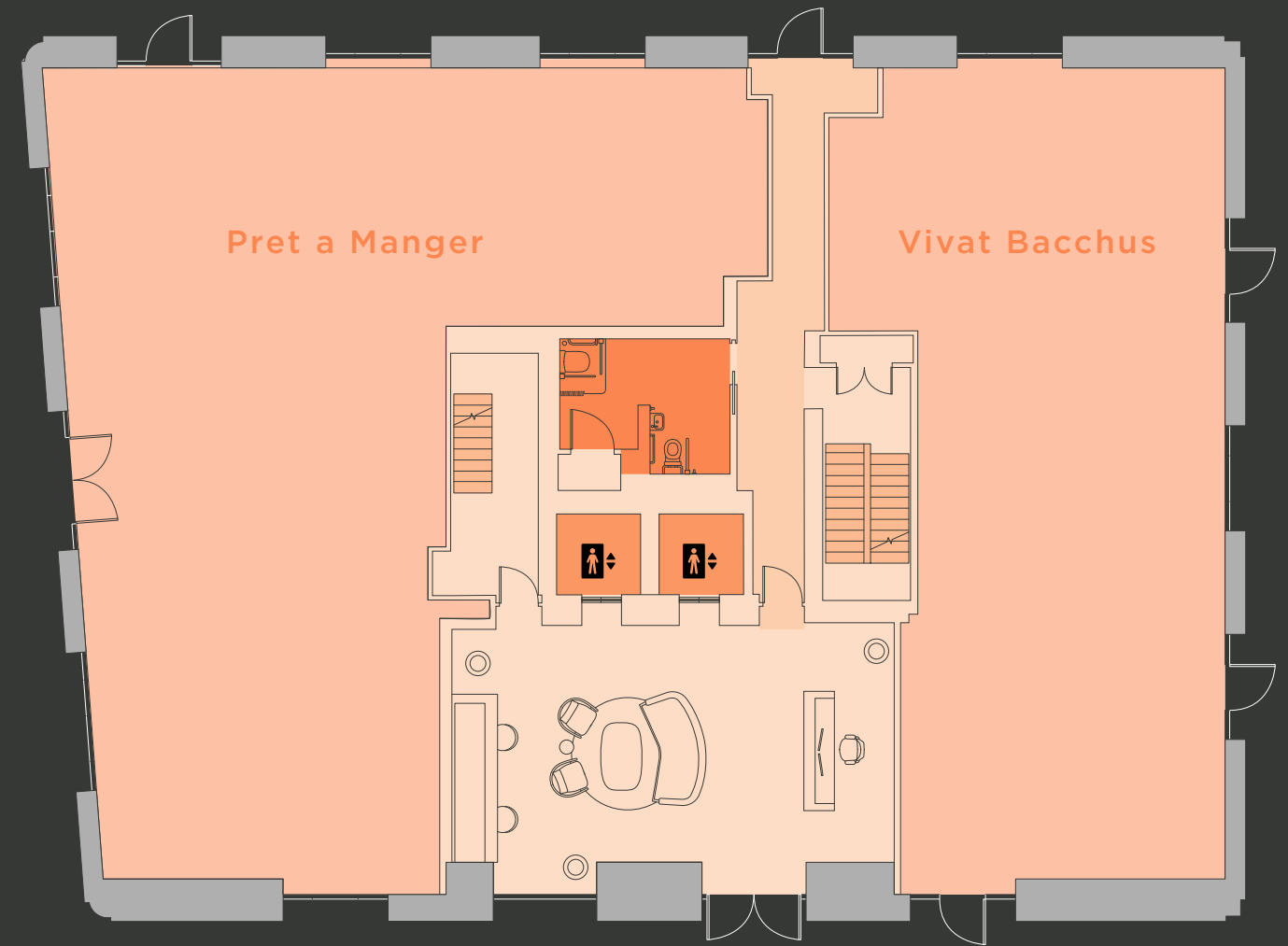
# Ground Floor

Reception



N

TOOLEY STREET



HAY'S LANE





View of reception



View of the lifts in reception

# Warm, welcoming entrance



View of reception



# Level One

## Fitted solution

3,790 sq ft / 352 sq m



Welcome area



Kitchen



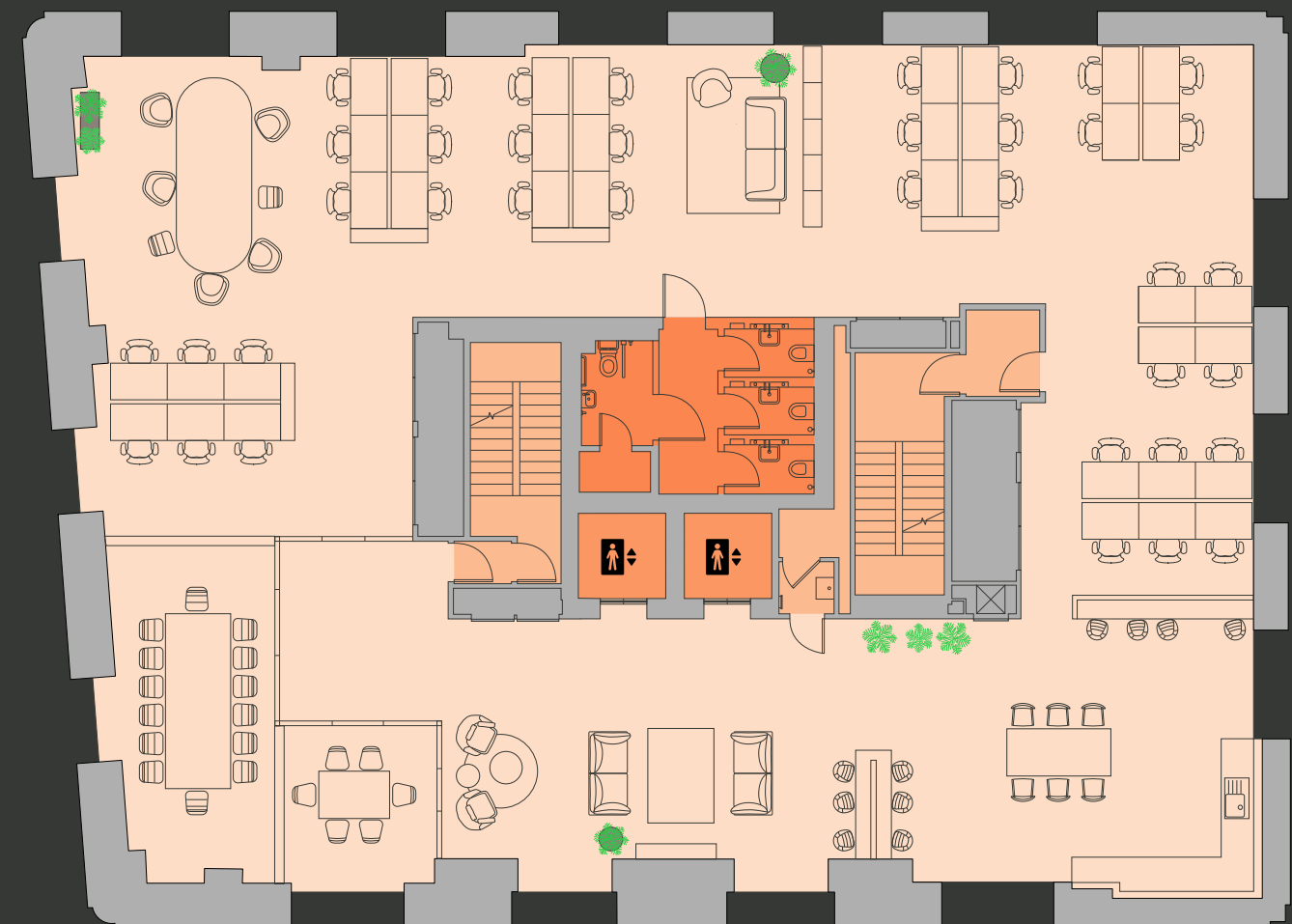
**38** Fixed desks  
**6** Casual desks  
**6** High desks



**14** person board room  
**6** person meeting room



TOOLEY STREET



HAY'S LANE



# Levels Two–Five

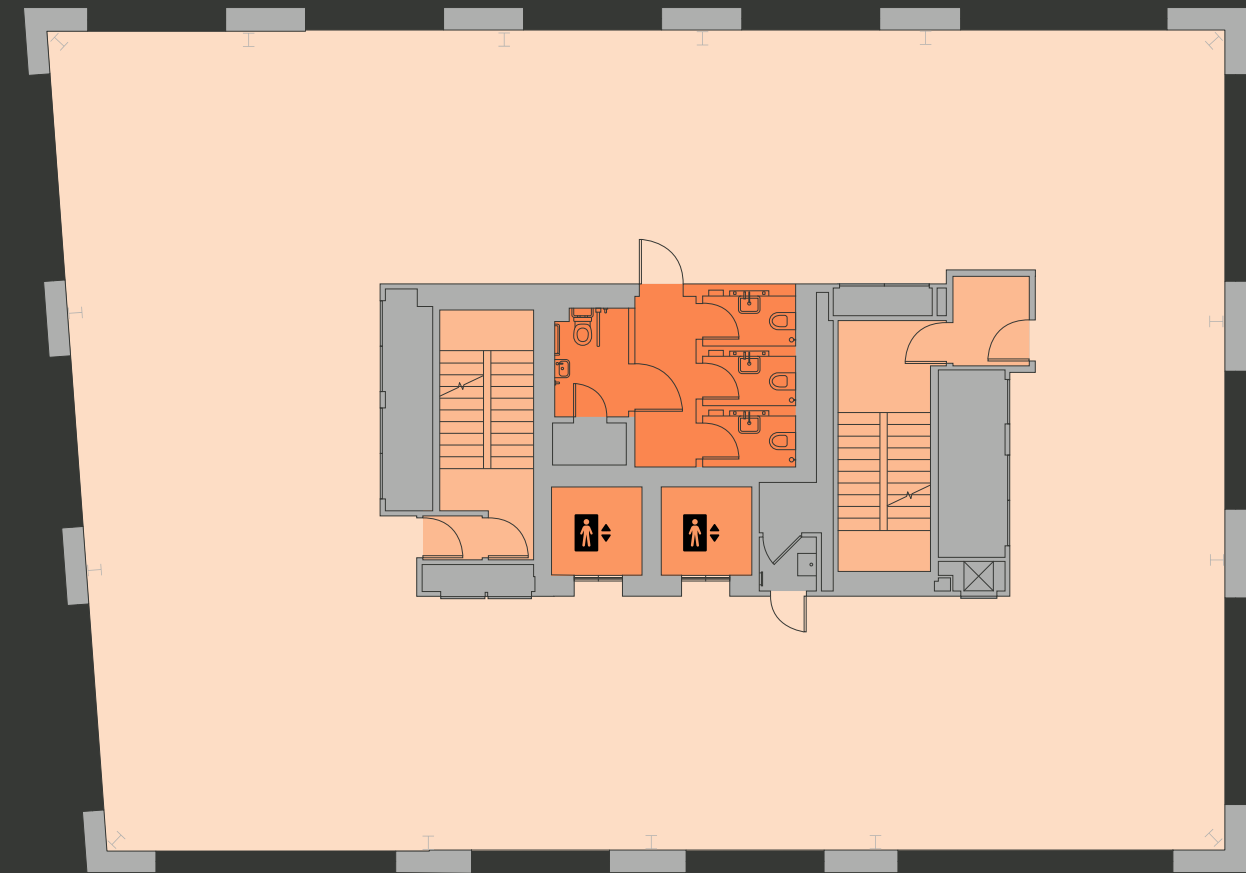
## Typical Floor

3,711 sq ft / 345 sq m



N

TOOLEY STREET



HAY'S LANE





Level 1 fitted space



Level 1 meeting room

# Bright, expansive floorplates



Level 1 fitted space





Level 1 fitted space



Level 1 fitted space

# Where heritage meets contemporary



Level 1 fitted space



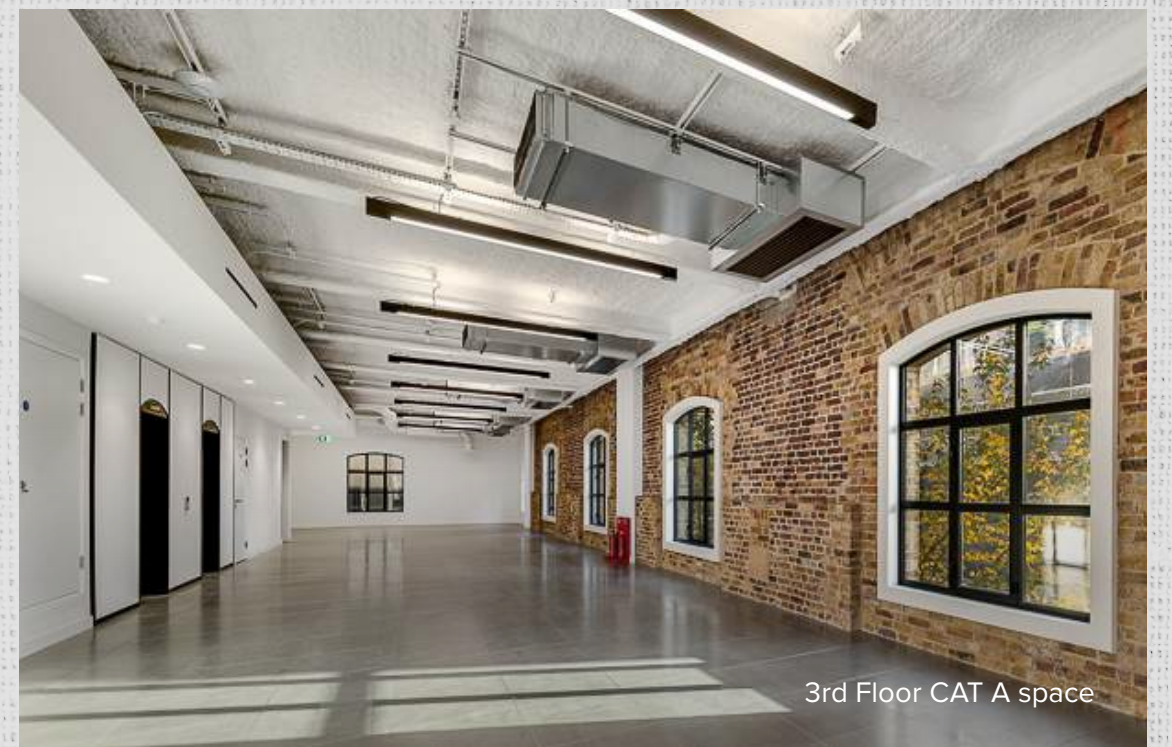
# Flooded with natural light



3rd Floor CAT A space



4th Floor CAT A space

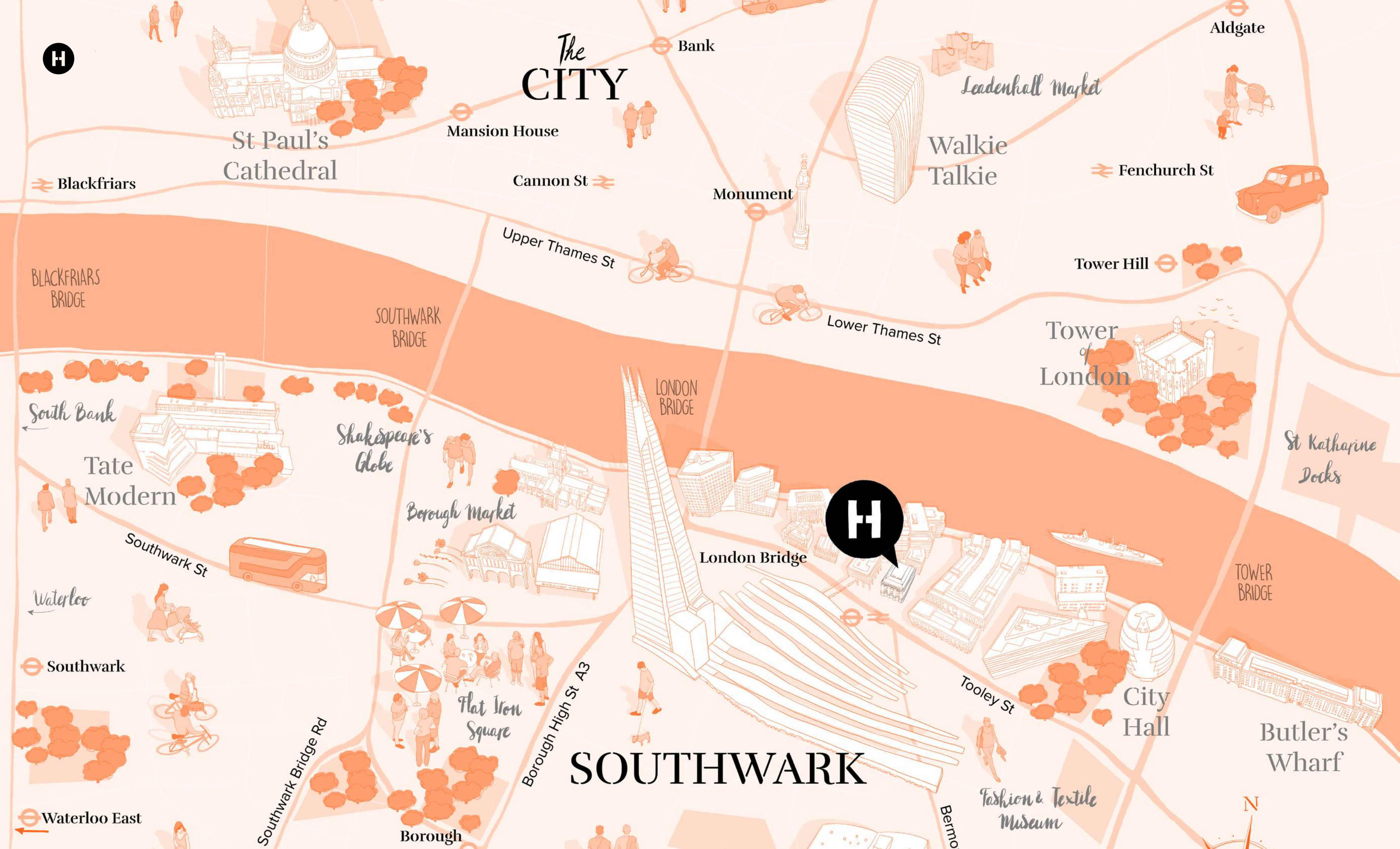


3rd Floor CAT A space



# Location





# The CITY

St Paul's Cathedral

Mansion House

Bank

Leadenhall Market

Walkie Talkie

Monument

Fenchurch St

Tower Hill

Tower of London

St Katharine Docks

TOWER BRIDGE

Butler's Wharf

City Hall

Fashion & Textile Museum

# SOUTHWARK

London Bridge

Flat Iron Square

Borough Market

Shakespeare's Globe

Tate Modern

South Bank

Southwark

Waterloo

Waterloo East

Southwark Bridge Rd

Borough High St A3

Borough

Tooley St

Bermoo

Blackfriars

BLACKFRIARS BRIDGE

SOUTHWARK BRIDGE

Upper Thames St

Lower Thames St





View of The City

Riverside sunset at London Bridge City



Tower Bridge



# Riverside working

Green spaces in London Bridge City





# An exceptional waterside campus

Hay's Galleria is packed with food, drink and shopping opportunities. Fantastic on and off-site amenities give tenants a truly rare variety of choice and convenience.



View of Hay's Galleria from the River

View of the Galleria



Shopping at Hay's Galleria



View of Hay's Galleria

Hay's Lane



North entrance to Hay's Galleria







# Steeped in History



1935  
Barges moored at Hay's Wharf.



1927  
Russian sailors watching gold from the Lena Gold Fields being unloaded from the S S Trotsky at Hay's Wharf. The shipment belongs to Messrs Rothschild.



1926:  
Unloading ships at Hay's Wharf.



# The Hay's Estate



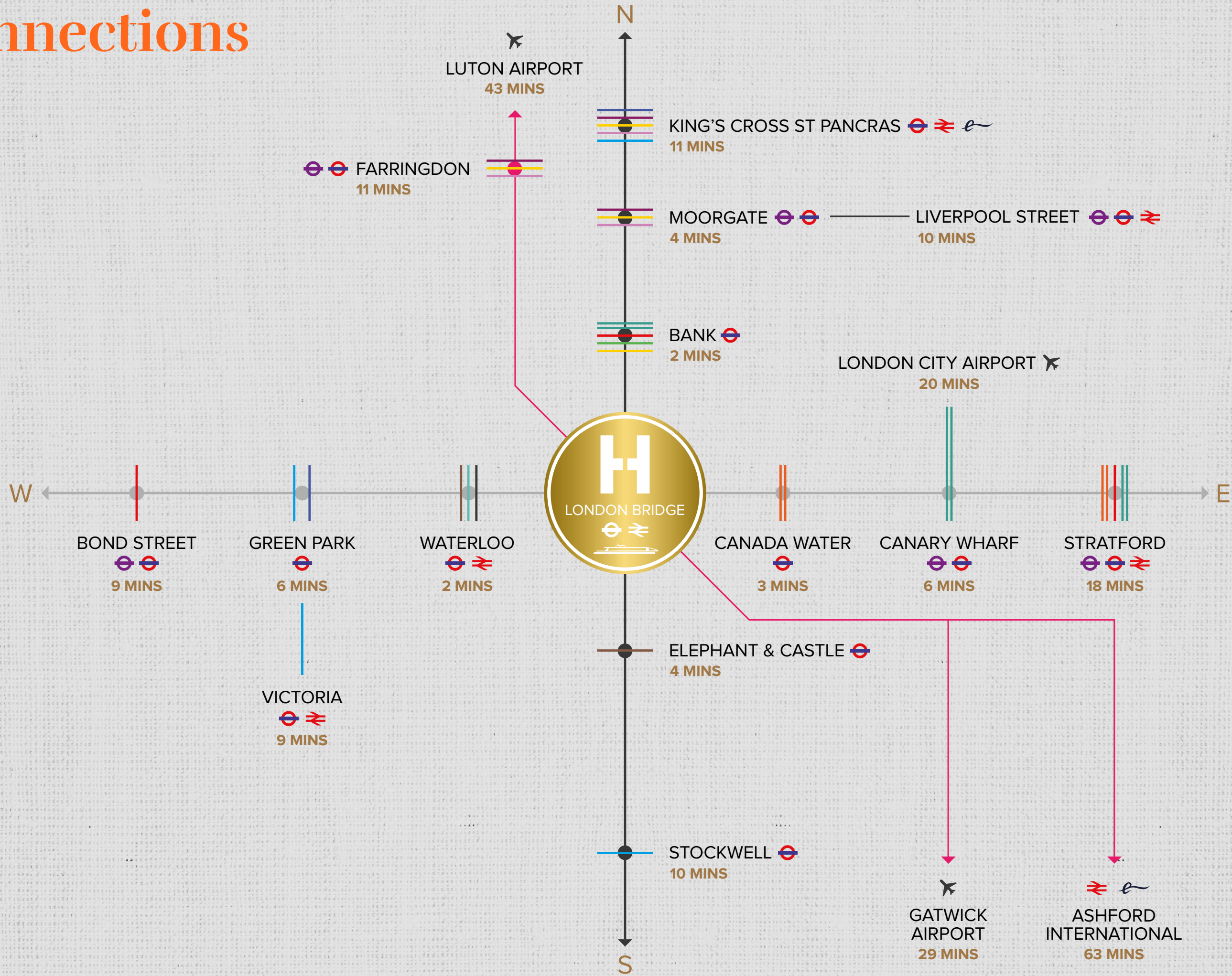
RIVER THAMES

\*ALL FIGURES BASED ON A TYPICAL FLOOR





# Connections







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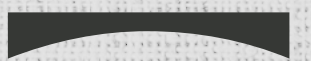
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A scheme by

**ST  
MARTINS**

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HAYS GALLERIA

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