



BATTERSEA POWER STATION

UNIT 7
CIRCUS WEST VILLAGE
5,443 SQ FT



JOIN A VIBRANT RIVERSIDE NEIGHBOURHOOD



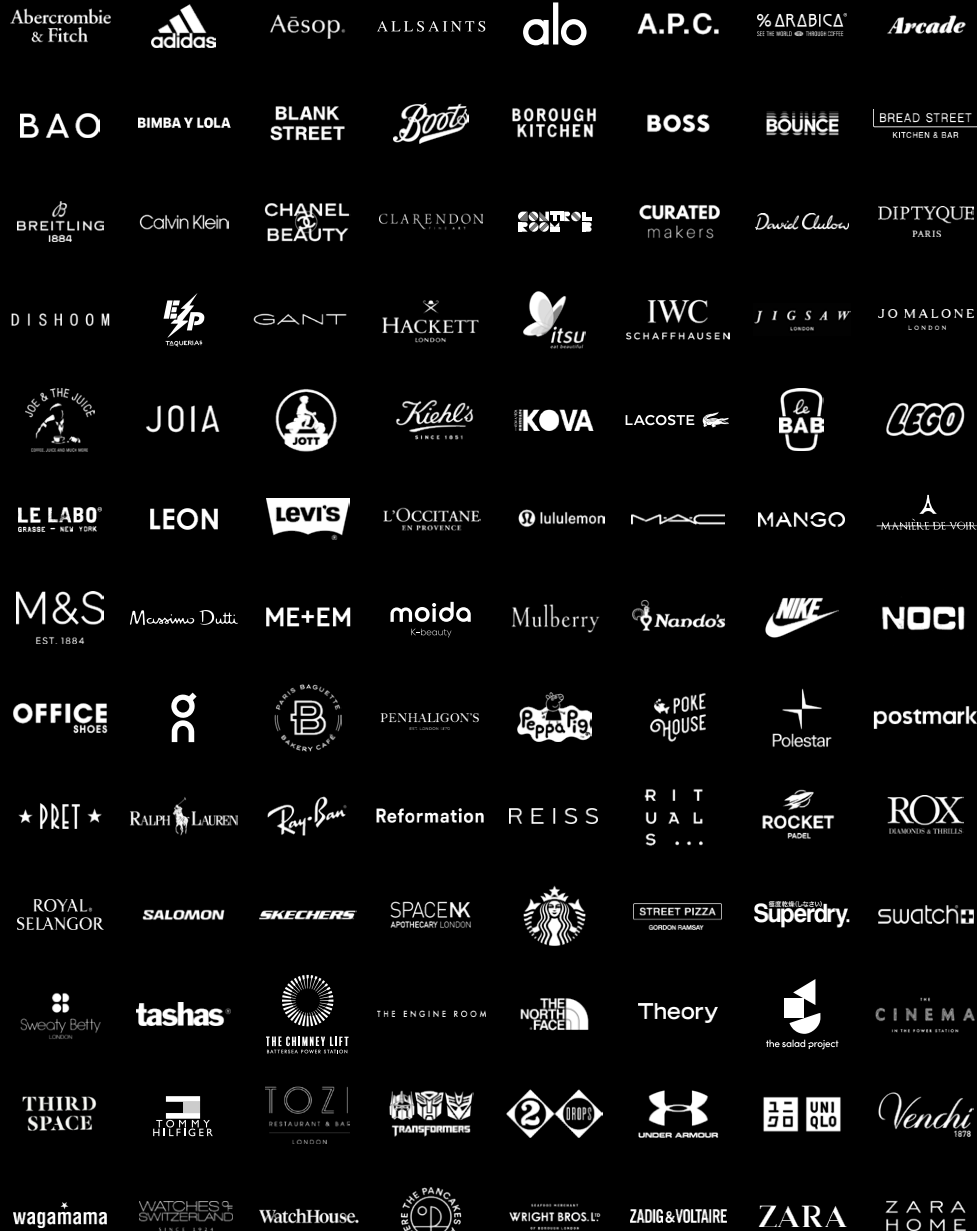
Circus West Village forms part of the wider 42 acre Battersea Power Station development and comprises a collection of over 20 independent restaurants, bars and shops including Wright Brother, Tapas Bridisa, El Pastor, Boom Cycle, Vagabond Wines and more. The ground floor units sit below 865 residential apartments (home to over 1,300 residents) and across from 10 refurbished railway arches that includes the likes of Battersea Brewery and The Cinema in The Arches.

Unit 07 sits adjacent to Biowell and The Battersea General Store and is situated opposite the iconic Power Station.

The Battersea Power Station underground station on the Northern Line connects you to the West End and the City in around 10 minutes. It's approximately a 12 minute walk from Sloane Square underground station (Circle & District lines), and Battersea Park and Queenstown Road main line stations are within a 10 minute walk providing easy access into Victoria, Waterloo and Clapham Junction stations. The Battersea Power Station Pier has regular river boat services to Putney in the west and Canary Wharf (via Embankment) in the East.

As an office occupier you will be in great company as other tenants include Apple (500,000 sq ft), SharkNinja (56,000 sq ft), Foster + Partners (48,000 sq ft) and IWG (40,000 sq ft coworking concept).

A POWERFUL LINE-UP



AND MANY MORE

GET OUR DIGITS

13.6M

visitors in 2025

800,000

sq ft of offices

2,500

new homes

150

shops and restaurants

164

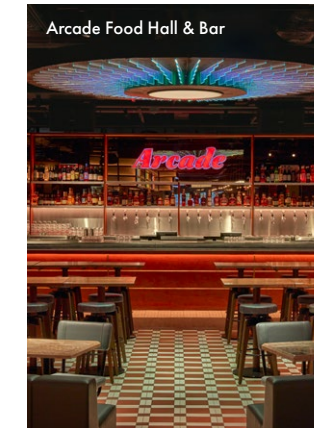
room boutique hotel

1

chimney lift visitor attraction

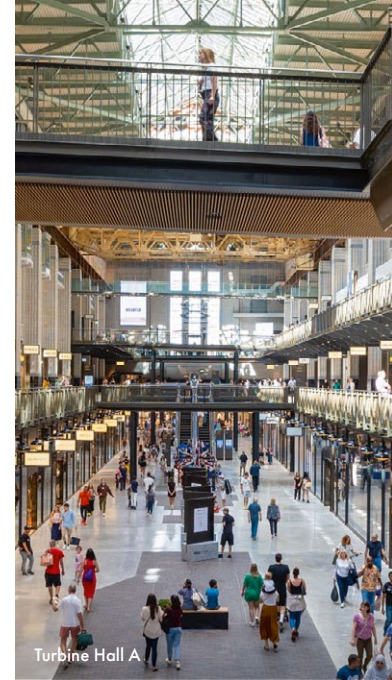
THE BIG REVEAL

A building shrouded in mystery for years, now with its doors open for all to enjoy.



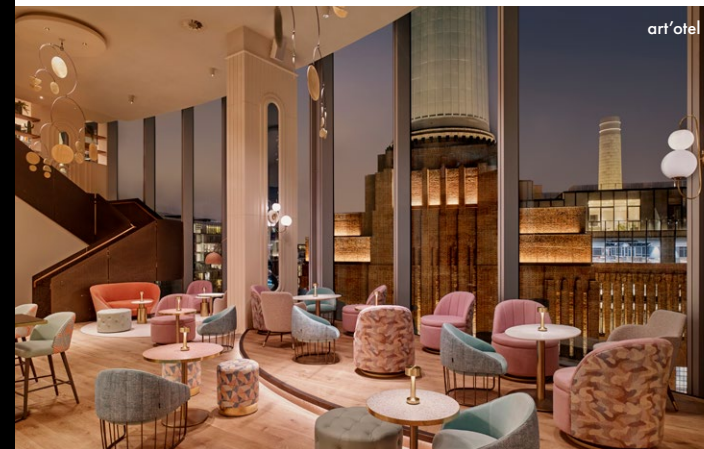
A PLACE TO INDULGE

Dine around the world with restaurants specialising in the best Malaysian, British, Italian, Spanish, Japanese, Mediterranean and French cuisines to name just a few... There are now over 50 restaurants and bars to choose from, with even more on their way.



NEVER ORDINARY

Battersea Power Station is now London's most exciting visitor destination with many of the world's most iconic brands bringing creative one-of-a-kind concept stores to life for the very first time.





THE MASTER PLAN

CIRCUS WEST VILLAGE

23 Shops and Restaurants (75,000 sq ft)

Office Space (25,000 sq ft)

Turbine Theatre and
Three Screen Boutique Cinema

865 Apartments

THE POWER STATION

Over **100** Shops and Restaurants
(370,000 sq ft)

2 Screen Cinema (345 capacity)

Chimney Lift Visitor Attraction

Offices let to Apple, The Engine Room and
Shark Ninja (565,000 sq ft)

253 Apartments

ELECTRIC BOULEVARD

Over **40** Shops and Restaurants
(300,000 sq ft)

Office Space (200,000 sq ft)

art'otel with Rooftop Pool
and Restaurant (164 bed)

1,305 Apartments

FUTURE SPACES

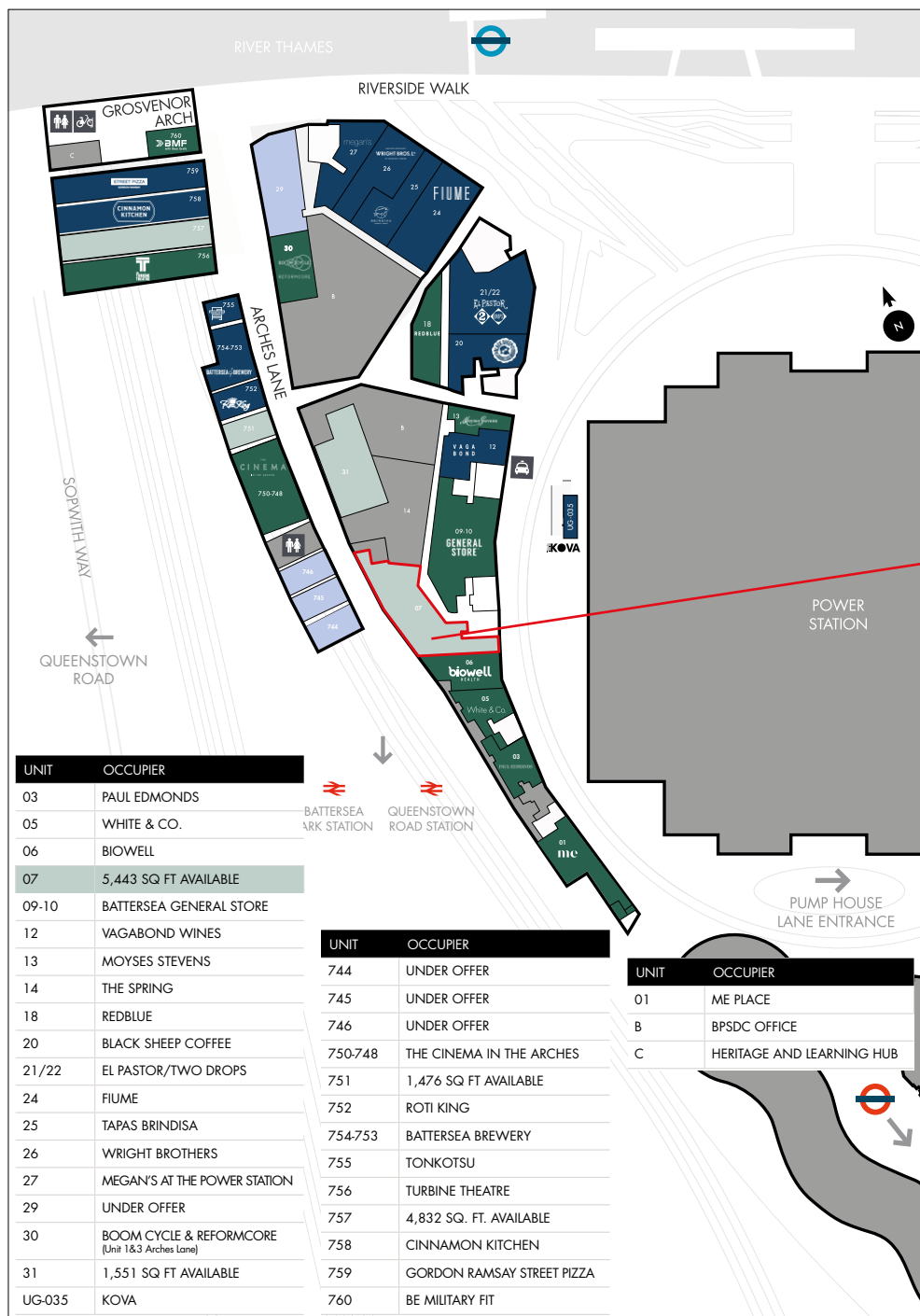
Office Space (550,000 sq ft)

circa **1,600** Apartments

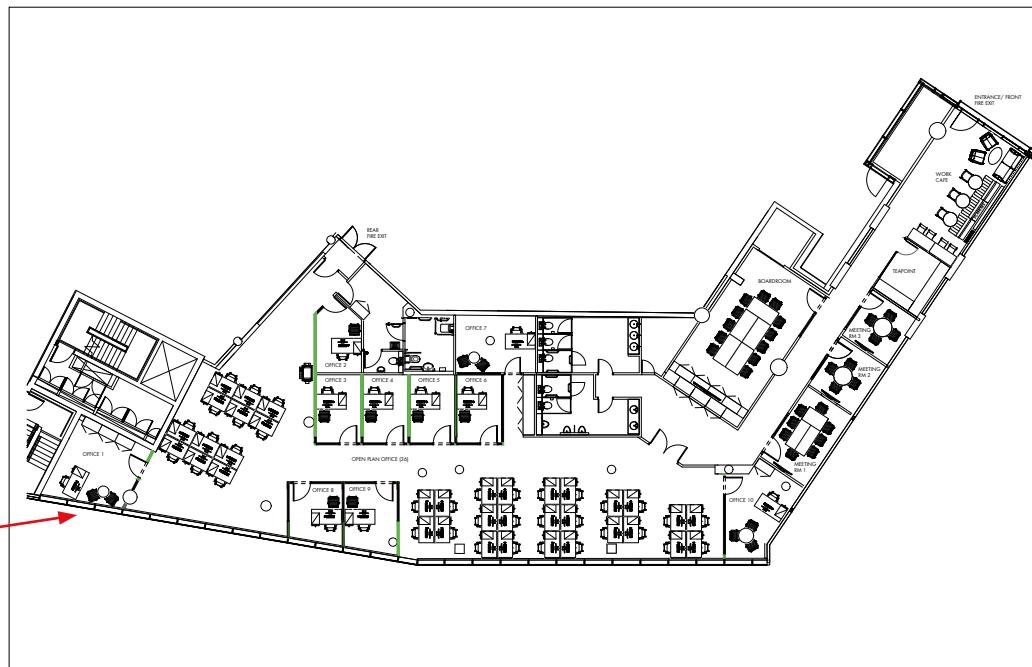
Meanwhile uses include;

4 Padel courts

40,000 sq ft
immersive exhibition space



UNIT 7 CIRCUS WEST VILLAGE



DESCRIPTION

The unit is 5,443 sq ft of grade A office on the ground floor of Circus West Village and is offered in a fitted out plug and play condition comprising:

- 45 desks
- 5 dedicated meeting rooms
- Kitchenette
- Shower and locker facilities
- Cycle spaces available

The unit is part of an impressive mixed use new development, on the west side of Battersea Power Station.

PLANNING

Suitable for B1 office use.

RENT & SERVICE CHARGE

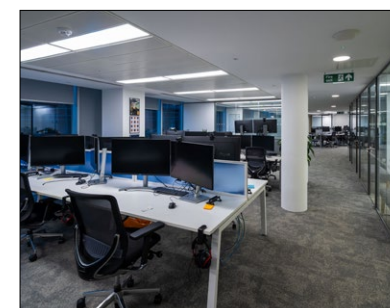
Guiding rent £49.50 psf and Service Charge £15 psf.

TENURE

The premises are available to let by way of a full repairing and insuring lease for a term to be agreed.

RATES

Interested parties are advised to make their own enquiries with the London Borough of Wandsworth.



CONTACT

LEASING ENQUIRIES

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