

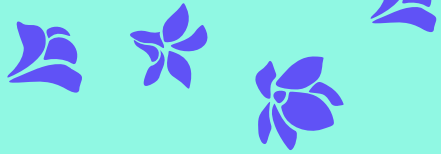


THE HEIGHTS

WEYBRIDGE

OFFICE SPACE BEST IN CLASS
AVAILABLE NOW

OUR DIVERSE COMMUNITY



Part Ground
7,408 sq ft

Wilmott Dixon

Daikin / Qualco

No5 Weybridge /
Octopus / Hyosung



2nd Floor
8,017 sq ft

1st Floor
16,144 sq ft

Ground Floor
16,142 sq ft



2nd Floor
12,559 sq ft

Part Ground
11,767 sq ft

AB Initio

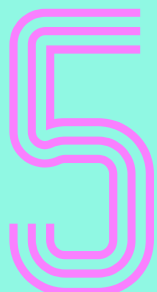
Dentsply Sirona



2nd Floor
14,357 sq ft

1st Floor
30,067 sq ft

TGS



Part 2nd Floor
10,238 sq ft

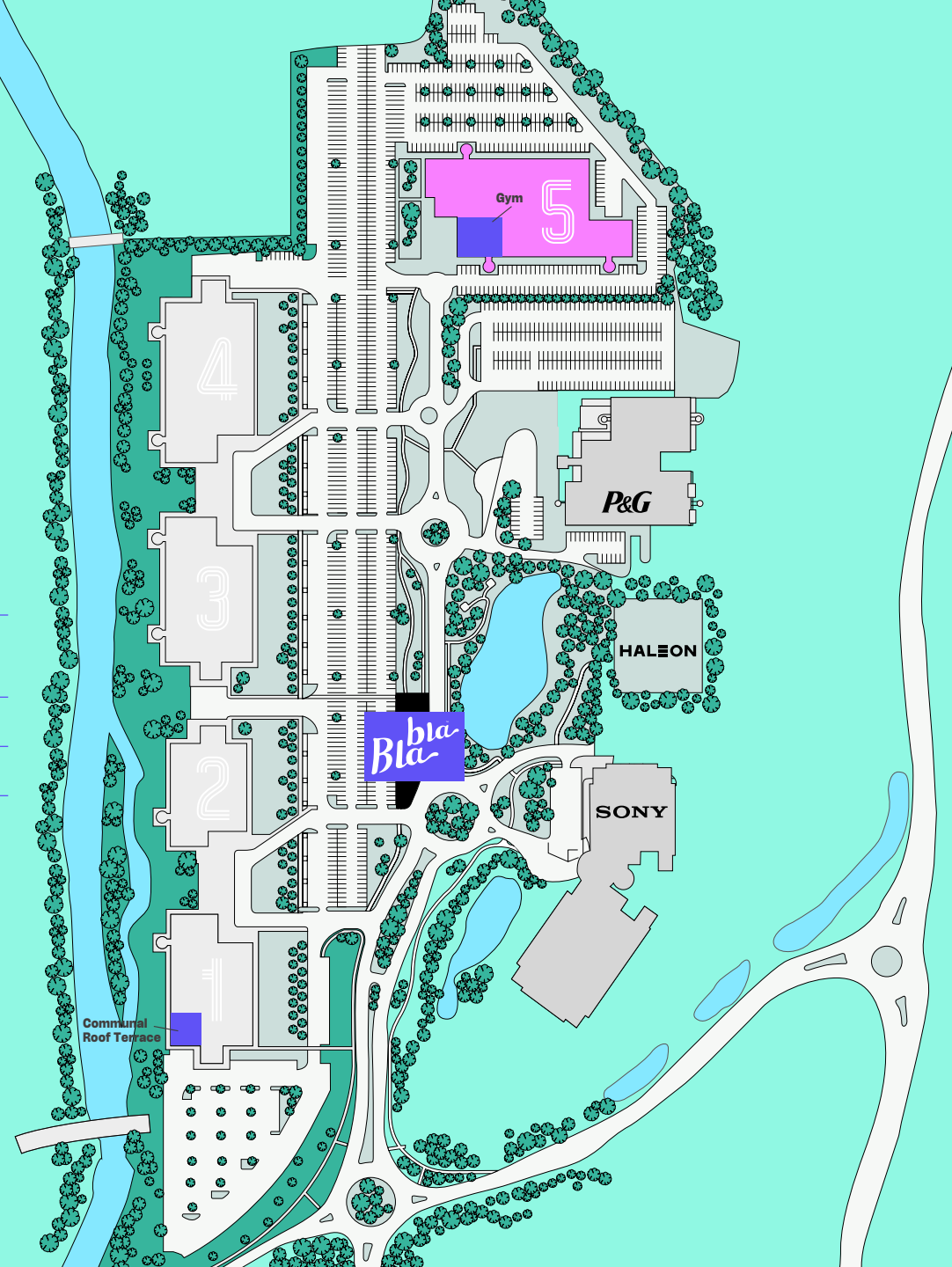
AXA

Dairycrest

Samsung /
No5 Weybridge

No5 Weybridge
/ Mondi

Synamedia



SPACE BEST IN CLASS
AVAILABLE NOW



5

WORLD OF WATTS
WATTS
WATTS
WATTS

5

WATTS

Saputo

AA

SAMSUNG

N°5

HAWAII

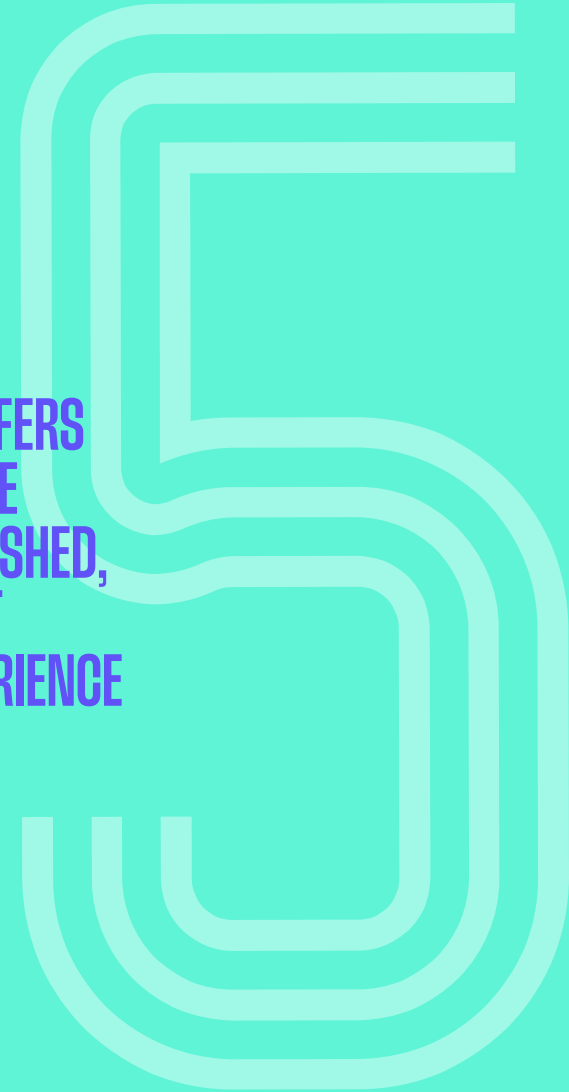
HAWAII

EDGE
ETC





**BUILDING 5 OFFERS
AN IMPRESSIVE
FULLY REFURBISHED,
TRIPLE-HEIGHT
ARRIVAL EXPERIENCE**



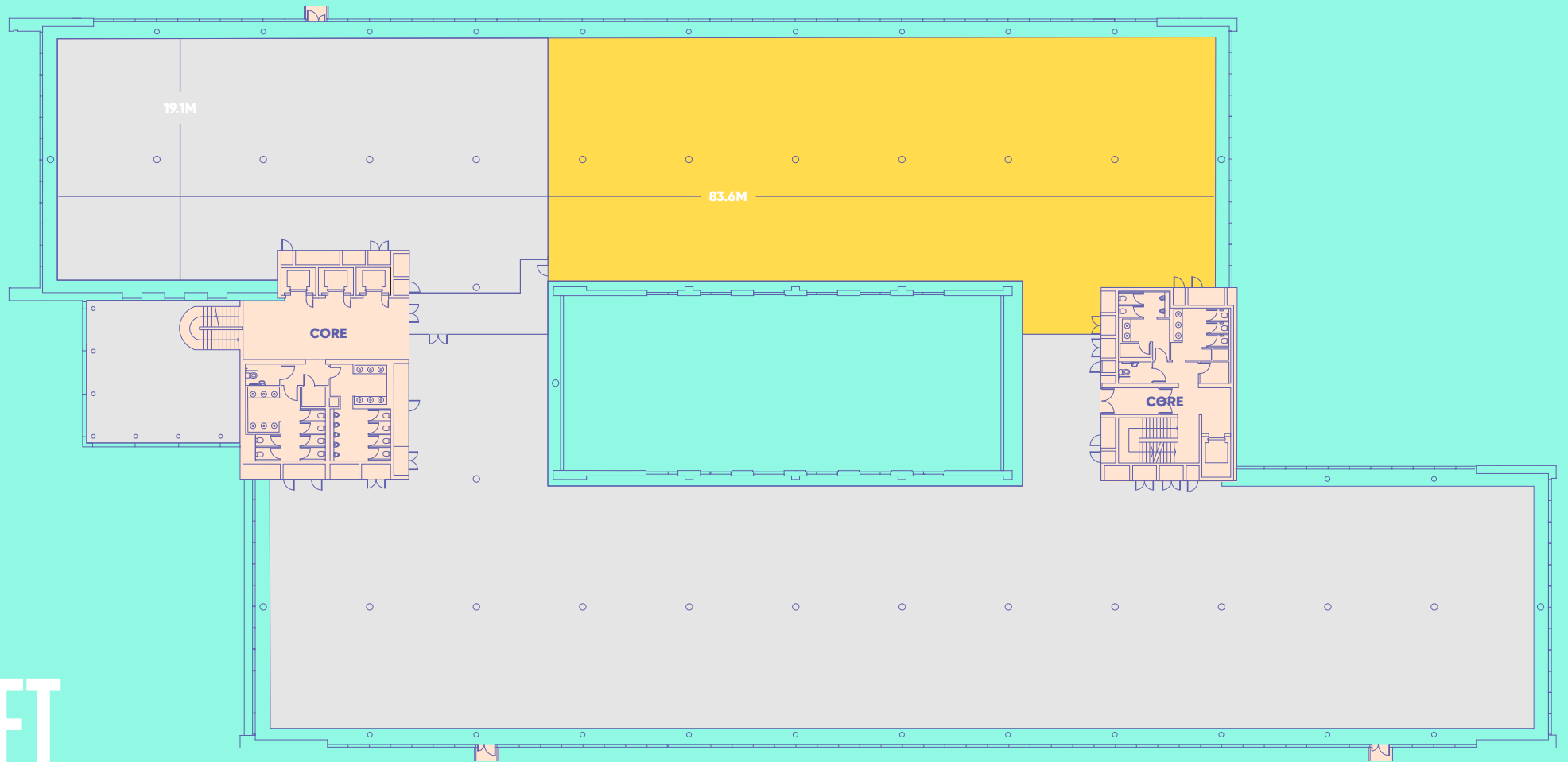
FLEXIBLE & BRIGHT FLOORSPACE AVAILABLE

Large floorplates with
full-height glazing providing
views across the park





**EXPANSIVE WORKSPACE
FLOODED WITH NATURAL LIGHT**



PART 2ND FLOOR

Approximate floor area (IPMS)

10,238 SQ FT
951 SQ M



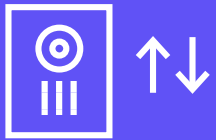
SPECS



Communal roof terraces in B1 & B4



Occupational density of 1 person per 8 sq. m



2 x Passenger lifts
1 x goods lifts



On-site café



Floor to ceiling glazing providing exceptional natural light



New FCU via central chiller



New LED lighting



Refurbished Grade A office space



Communal quiet room



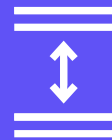
218 kWp solar PV on the roof



Abundant on-site cycle spaces & electric bike charging



On site security and building management



2.8m floor-to-ceiling height



Extensive landscaping



Free bike service to train station



Car spaces to 1,594 spaces under Landlord Control at a ratio of 1:235

EVENTFUL



The well-being and happiness of employees matters. The Heights offers a wide range of activities to ensure that people enjoy their work days.

TYPICAL EVENTS



JANUARY

Brew Monday
International Day of Education
Big Garden Bird Watch
Pop Ups

APRIL

Stress Awareness Month
Earth Day
Pop Ups

JULY

Plastic Free July
Wimbledon
Olympic Games
Pop Ups

OCTOBER

Halloween
Mental Health Day
Honey Harvesting
Pop Ups

FEBRUARY

Spread the Love
Pancake Day
Pop Ups

MAY

No Mow May
Mental Health Awareness Week
Meet the Bees
Hanging Basket Workshop
Pop Ups

AUGUST

Ice Cream Pop Up
Pop Ups

NOVEMBER

November
Wreath Making
Bonfire Lunch
Pop Ups

MARCH

International Waffle Day
Easter Egg Giveaway
Plant a Flower Day
Seed to Plate
Pop ups

JUNE

Pride Month
Summer Celebration
Men's Health Week
Herb Workshop
Pop Ups
Euro 2024

SEPTEMBER

Macmillian Coffee Morning
World Clean Up Day
Pop Ups

DECEMBER

Festive Celebration
Christmas Jumper Day



THE APP

Keep up to date with everything going on at The Heights with our dedicated app. Book events, check out the latest amenity offers and discover what's happening at The Heights, all at the tip of your fingers.

COMMUNAL BAR & GYM

There is a communal bar, amenity courtyard and gym located in Building 5 available to all occupiers on the park. The bar and gym are run by No5 Weybridge, a premium serviced office provider and have been completed to an extremely high quality.



COMMUNAL ROOF TERRACES



Building 1 boasts a large feature roof terrace with outdoor kitchen and extensive seating. Building 4 also benefits from a large roof terrace, overlooking Mercedes Benz World.



WEYBRIDGE'S MOST EXCITING AND ESTABLISHED OFFICE PARK

SPACE BEST IN CLASS
AVAILABLE NOW



ESTABLISHED

Established business park and district that is home to an array of blue chip occupiers.

ENVIRONMENT

Superb working environment that includes an on-site gym, café and beautifully landscaped grounds.

AMENITIES

Weybridge town centre, Brooklands Retail Park, Brooklands Hotel and Mercedes-Benz World, offering event and conference facilities, are on your doorstep.

TRANSPORT

Excellent connectivity including a dedicated bus service to Weybridge Station, Weybridge town centre and local retail park.

FURTHER AVAILABILITY



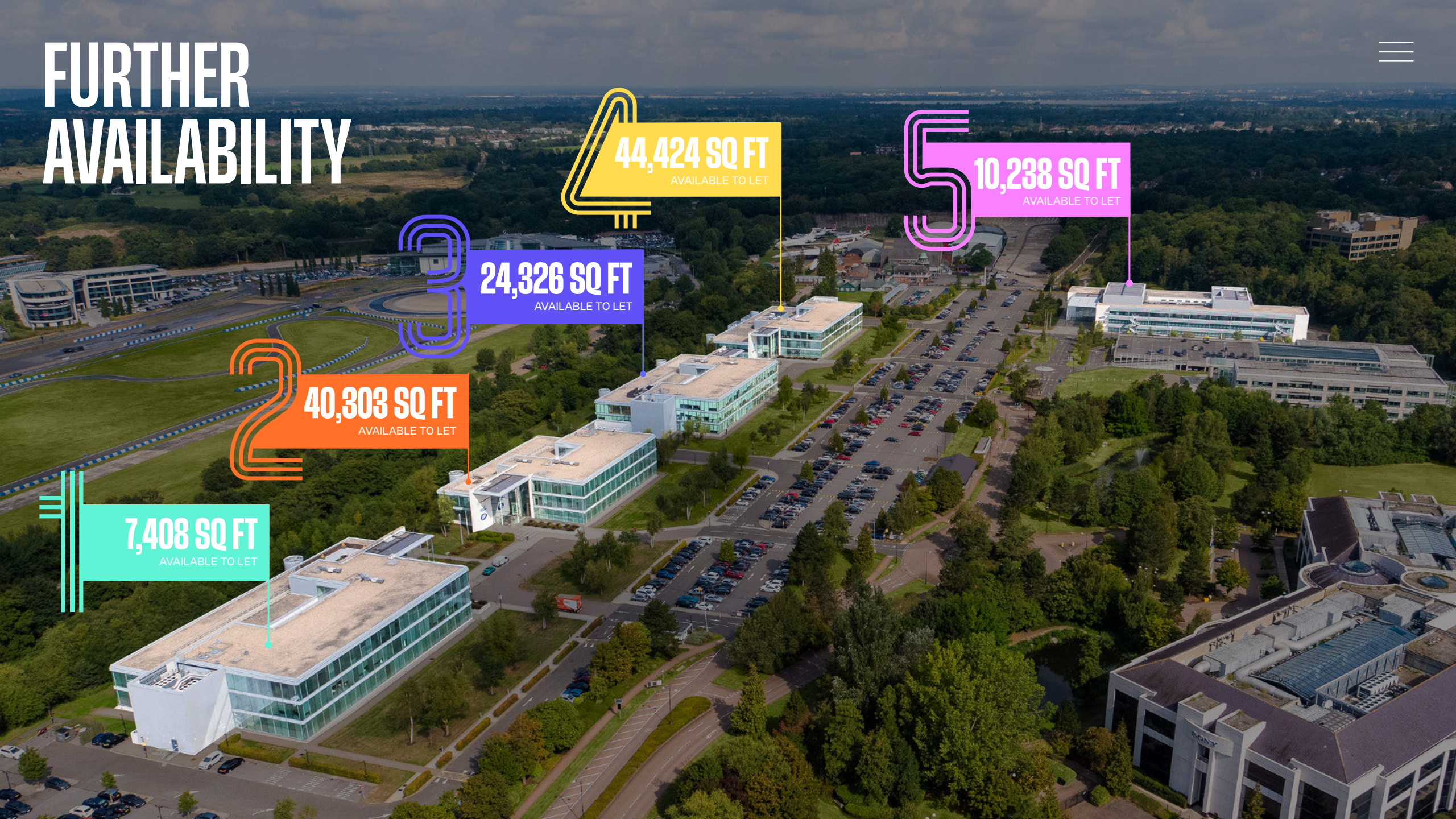
44,424 SQ FT
AVAILABLE TO LET

10,238 SQ FT
AVAILABLE TO LET

24,326 SQ FT
AVAILABLE TO LET

40,303 SQ FT
AVAILABLE TO LET

7,408 SQ FT
AVAILABLE TO LET



GET IN TOUCH

**bray
fox
smith**

CBRE

**Vail
Williams**

TOBY LUMSDEN

tobylumsden@brayfoxsmith.com
+44 (0)7796 444 379

PETER YORK

peter.york@cbre.com
+44 (0)7880 737 182

CHARLIE NICHOLSON

cnicholson@vailwilliams.com
+44 (0)7769 675 680

SIMON KNIGHT

simonknight@brayfoxsmith.com
+44 (0)7818 012 419

JESSICA BODIE

jessica.bodie@cbre.com
+44 (0)7500 977 451

MARIA HOADLEY

mhoadley@vailwilliams.com
+44 (0)7584 649 059

THE HEIGHTS KT13 ONY

DISCLAIMER: The agents advise that these particulars do not form part of an offer or contract and are intended for general guidance purposes only. They have been prepared from information supplied to us and interested parties should satisfy themselves as to the accuracy of the floor plans, tenancy details, etc. and whether the premises are fit for purpose before entering into a contract. Q2 2026.

