



IMEX

Suites from
94 sq ft

MAXTED ROAD | HEMEL HEMPSTEAD | HP2 7DX

IMEX provides flexible office space with suites from 94 sq ft to 7,000 sq ft. The building offers instant occupation with dedicated fibre connectivity ready for immediate accommodation. It also benefits from its own onsite café with a large selection of coffees, teas, hot and cold food.

SPECIFICATION



MANNED RECEPTION



ONSITE CAFÉ



AIR-CONDITIONING



RAISED FLOORS



2 x PASSENGER LIFTS



ONSITE PARKING



SHELTERED CYCLE PARKING



SHOWER FACILITIES



MEETING ROOMS



DEDICATED FIBRE CONNECTIVITY

LOCATION

IMEX is located in the well-established Maylands Business Park of Hemel Hempstead. The town benefits from good road connections being situated near the M1 and M25, linking the town with London and other major centres

such as Luton and Milton Keynes. Additionally, there are regular rail services to London Euston with a journey time of under half an hour. Local occupiers include BP, ASOS, Dixons, Kodak and Toshiba.



APPROXIMATE DISTANCES

M1 Junction 8	1.5 miles
M25 Junction 21	5 miles
Luton Airport	11 miles
Heathrow	26.4 miles
Stansted	46.7 miles

TRAIN JOURNEY TIMES

Watford Junction	7 minutes
London Euston	26 minutes
Milton Keynes Central	30 minutes
East Croydon	1h 18 minutes

TENURE

Available by way of new lease with terms to be agreed.

EPC RATING

Energy Rating: 69 / Grade C

CONTACT

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