



The Quad at One Station Hill

Reading, RG1 1PT

**The Quad at One Station Hill
will provide best-in-class
flexible serviced offices in
an iconic building, directly
opposite Reading station.**

50 to 18,017 sq ft
(4.65 to 1,673.83 sq m)

- 1-326 person fitted & furnished office solutions
- Variety of meeting rooms & phone booths
- Striking, light-filled, concierge reception with café
- Rooftop lounge & terrace
- Gym, shower and bike facilities
- BREEAM 'Outstanding' & EPC 'A' target
- Directly opposite Reading station

The Quad at One Station Hill, Reading, RG1 1PT

Summary

Available Size	50 to 18,017 sq ft
Rent	Rent on application
EPC Rating	A

Description

The Quad is a luxury flexible workspace in the brand new One Station Hill in Reading. With an array of beautifully designed private offices, coworking spaces, meeting rooms, breakout spaces, a membership lounge and much more, The Quad is an inspiring place to work. The Quad also provides large corporate office space with private kitchens and breakout spaces. Ready April 2025.

Location

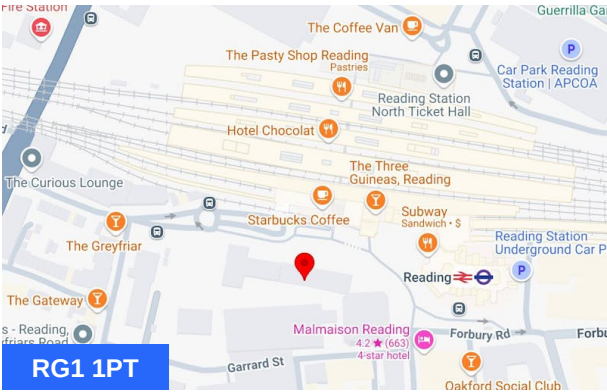
One Station Hill part of an exciting and new vision for Reading. Arranged over lower ground, ground and fifteen upper floors, One Station Hill sits within a new curated district and provides the ultimate platform for companies to surpass their ESG targets and provide their employees with the highest standards of wellbeing.

Station Hill is a transformational development in the centre of Reading, a hive of activity creating a connected live-work-play experience. Station Hill sits adjacent to Reading station providing local, national and Crossrail routes, and acts as the gateway to the rest of the town. Whatever your mode of transport, Station Hill's strategic location means you can spend less time getting where you need to be, and more time doing what you need to do.

Accommodation

The accommodation comprises the following areas, comprising solutions from 1-80 desks:

Name	sq ft	sq m	Availability
1st - 1.4 (24 desks)	796	73.95	Let
1st - 1.5 (16 desks)	571	53.05	Available
1st - 1.6 (23 desks)	859	79.80	Let
1st - 1.7 (18 desks)	713	66.24	Available
1st - 1.8 (23 desks)	839	77.95	Available
1st - 1.9 (12 desks)	494	45.89	Available
1st - 1.10 (6 desks)	242	22.48	Available
1st - 1.11 (6 desks)	222	20.62	Available
1st - 1.12 (20 desks)	877	81.48	Available
2nd - 2.1 (81 desks)	3,451	320.61	Available
2nd - 2.2 (68 desks)	2,880	267.56	Available
2nd - 2.3 (76 desks)	3,527	327.67	Available
2nd - 2.4 (58 desks)	2,423	225.10	Let
2nd - 2.5 (43 desks)	1,829	169.92	Available
Total	19,723	1,832.32	



Viewing & Further Information



Tom Fletcher
07752 127 413
tom@hatch-re.com



Charlie Benn
07563 383 443 | 07563 383 443
charlie@hatch-re.com



Arabella Macrae
07771 166 935
arabella@hatch-re.com