

Horsham City Business Centre

6 Brighton Road,
Horsham RH13 5BB

Flexible workspace in the heart of Horsham

Need
Space?

The NEEDSPACE? difference

Our purpose is to provide the best quality space for our customers at an affordable price.

We own and manage our buildings so that we can achieve this. Our on-site manager is able to respond quickly to any problems but more importantly is here to make your life easier. Whether it be taking your deliveries or booking a meeting room, we are here to help.

Needspace? can offer your business a range of offices, workshops, studios or small industrial units across our portfolio. Our flexible and easy to understand licence agreement allows you to be with us from 3 months to an eternity. Not only is our licence flexible but so are our workspaces.

Whilst we can provide office furniture our preference is not to. Why? - Because we know that each and every business we serve is different. You can furnish your space to suit your own particular needs, not only that, you can also decorate the unit as you like. All we ask is that you return the space as you found it when you leave - How great is that!

We understand that the biggest concern for every small business is cost so our aim is to provide cost certainty. We guarantee that we will not increase your licence fee in the first 12 months of your stay. Thereafter we will review your licence fee on an annual basis but, here's the thing, we promise that licence fees will only increase at or around inflation so as to avoid any nasty surprises.

Backed by the security of the Wates Group

Needspace? is part of the Wates Group, a family company established in 1897 that has grown into one of the UK's largest construction, development and property services businesses. Wates is one of the most financially secure companies in the construction sector, and with their backing we continue to expand our portfolio of quality business centres throughout Greater London and the South East.



Horsham City Business Centre

Uniquely situated within the Gatwick Diamond, the economic centre of Surrey & Sussex and midway between London and Brighton and the South Coast, Horsham provides excellent communication links to the rest of the UK, Europe and beyond. Horsham City Business Centre is within 5 minutes walking distance of Horsham's award winning town centre providing a variety of shops, restaurants & amenities in an attractive pedestrianized area. The main train station is about a 5-10 minute walk from the building with journey times to London of around 50 minutes and Gatwick Airport only 15 minutes.

Horsham City Business Centre is a former Victorian warehouse, and the premises have been sympathetically restored to create an attractive working environment within a courtyard setting. The business centre is comprised of self-contained office space units, all with excellent natural light and some with spectacular vaulted ceilings.

The building is open 24/7 and is managed to support your business during office hours.

Other facilities include kitchenettes, cycle racks and onsite allocated parking.

Adaptable workspace

Our standard units are suitable for 3 to 14 people and can be easily combined to accommodate more.

Flexible Terms

Our office terms are flexible to suit you. We offer a 3 month minimum licence that continues thereafter on a monthly basis. Should you wish to leave we require just 1 months notice.

Help and Support

We pride ourselves on the care and support we give our clients. Our team are there to ensure your ongoing needs are taken care of.

IT and Telco

Benefit from having full control over your IT and Telco provision by contracting directly with your own preferred supplier.

24 Hour Access

Access to the building is 24 hours a day, 7 days a week. Come and go as you please.

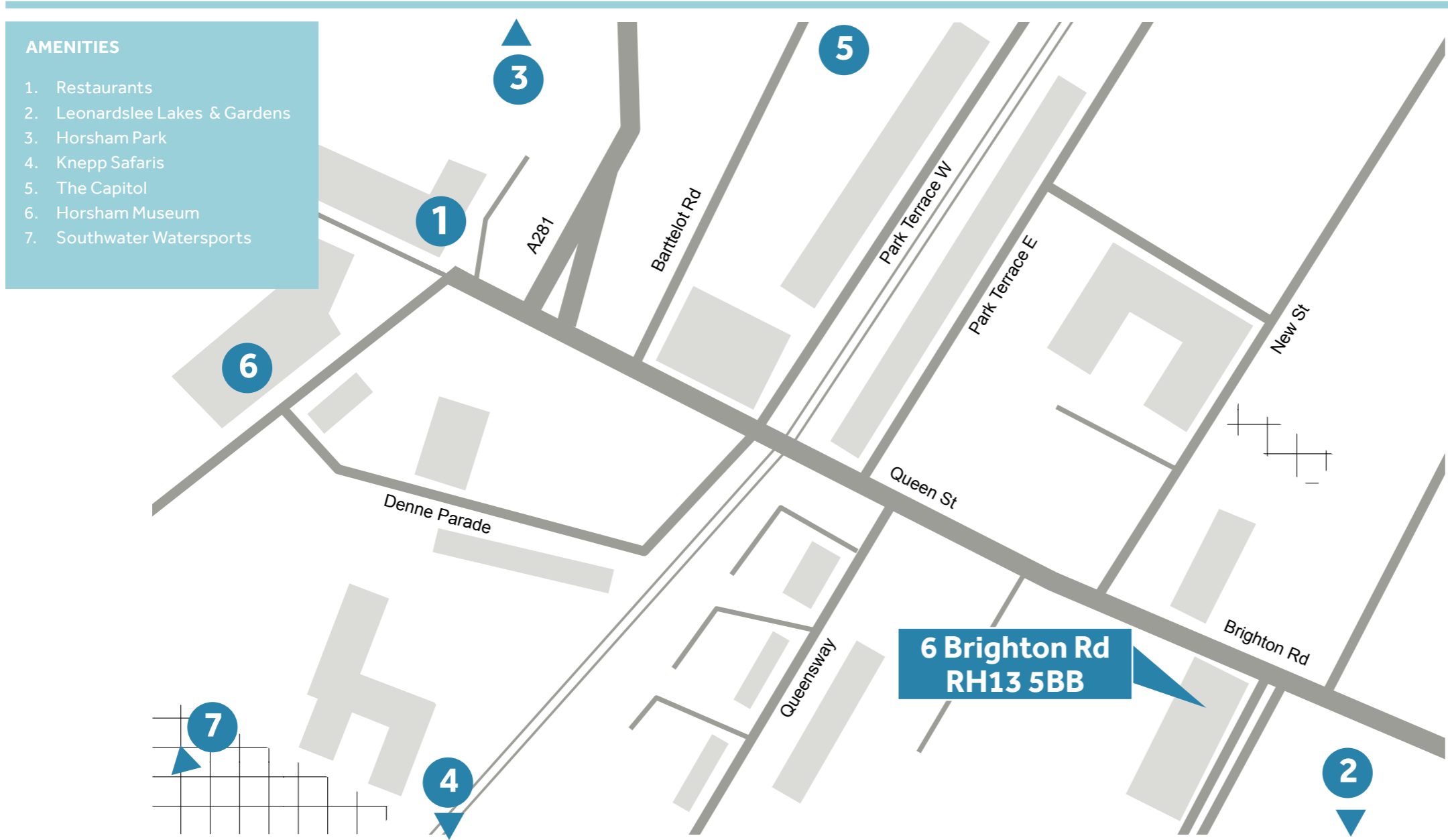
Fixed Pricing

Once we agree a price, it is fixed for 12 months even if you take a lesser term.



In the area

Horsham City Business Centre is conveniently situated within walking distance of Horsham's town centre, a bustling market town offering many urban lifestyle, leisure and entertainment choices. Surrounded by large areas of unspoilt rural landscapes, Horsham is one of the most desirable locations for business in the UK.



Restaurants
A wide selection of restaurants are to be found within a few minutes' walk of the building including Chinese, Indian, Italian and everything else in-between. Having so much choice along nearby East Street is great for entertaining clients.



Leonardslee Lakes & Gardens
Escape from the office for an hour or so and explore this amazing 240 acre Grade 1 Listed garden estate, renowned to be the 'finest woodland gardens in England'.



Horsham Park
Our favourite - a haven of green space with a lake, trees, wildlife and colourful flowerbeds. For those wishing to be more active, there are tennis courts, two outdoor gym locations, and bowling greens.



Southwater Watersports
Nestled in the beautiful Southwater Country Park this activity centre offers water based team building events such as kayaking, canoeing and sailing safely whilst having as much fun as possible!



Horsham Museum
Located in the historic tree-lined "Causeway", the Museum is housed in a beautifully preserved 16th century merchant's house and walled garden. Local history and rural crafts are to be seen as well as a collection on the life and works of locally born poet, Percy Bysshe Shelley.

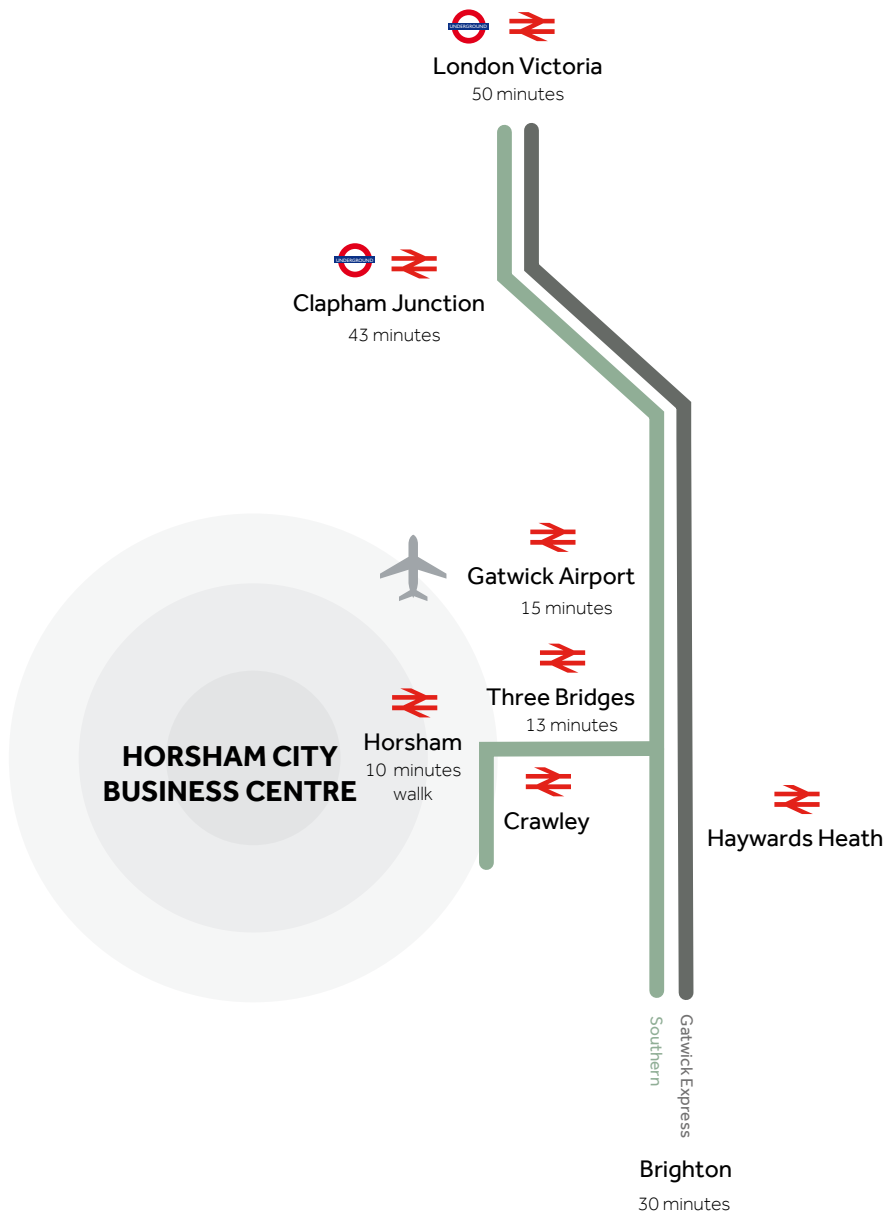


The Capitol
The Capitol is the Horsham District's key arts venue offering unrivalled facilities including a 423 seat theatre, 2 cinemas, studio (seating up to 100), gallery space, meeting room and stylish café and lounge bar.



Knepp Safaris
Take a vehicle-based safari or guided walking tour and experience herds of wild ponies, cattle, deer and pigs as they roam 3,500 acres of Sussex countryside that feels as wild and dynamic as the African bush.

Travel & Connectivity



The offices are just a short walk from Horsham mainline train station which is served by regular fast trains to Gatwick Airport (15 minutes) and Central London (50 minutes).

HORSHAM STATION TO:

London Victoria	50 minutes
Clapham Junction	43 minutes
Gatwick Airport	15 minutes

BUS

Bus 17 to Brighton every 30 mins (2 mins walk).

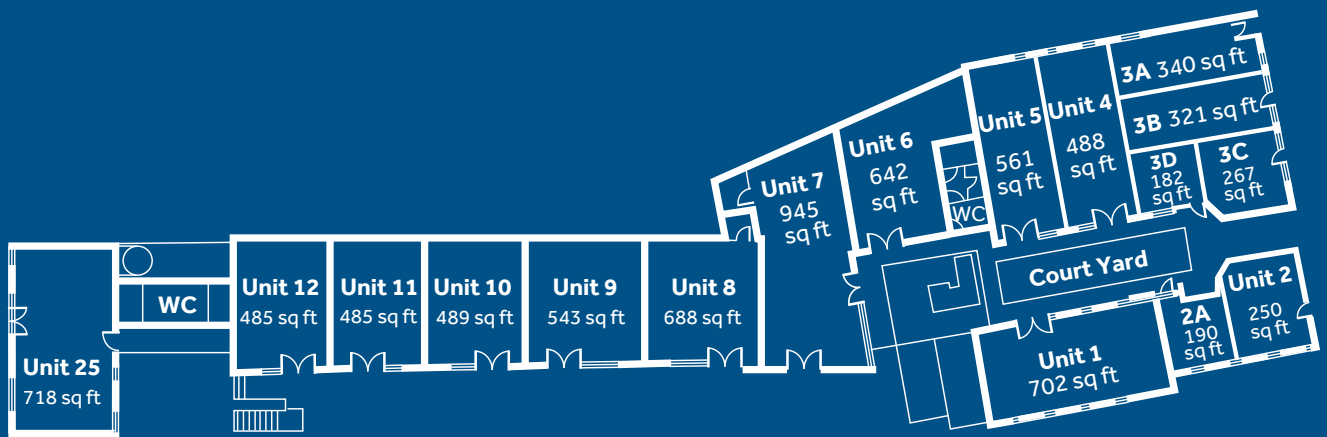
ROAD

The M23/A23 is a 15 minute drive away.

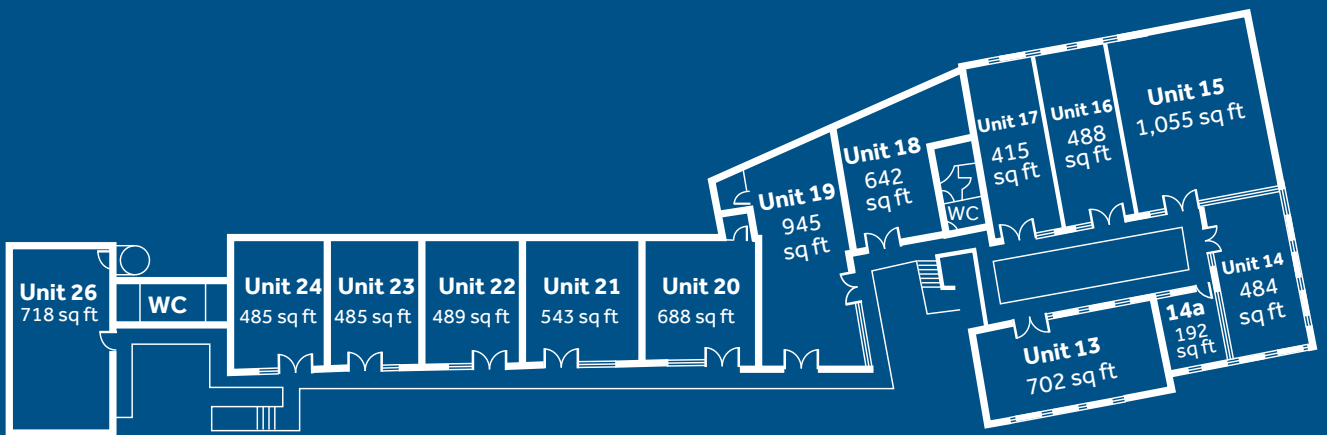


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Ground Floor



First Floor



Call us on: 020 3142 7000

to discuss requirements or arrange a visit
www.needspace.co.uk
enquiries@needspace.co.uk

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