



2025
**Managed
Services Guide**

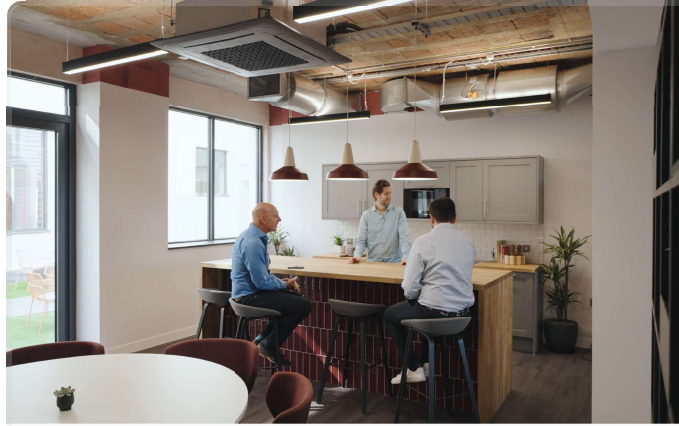


Commercial Package

- Rent, business rates & service charge
- Utilities & internet
- Building insurance
- Facilities management
- End-of-lease dilapidations
- Stamp duty & agent fees

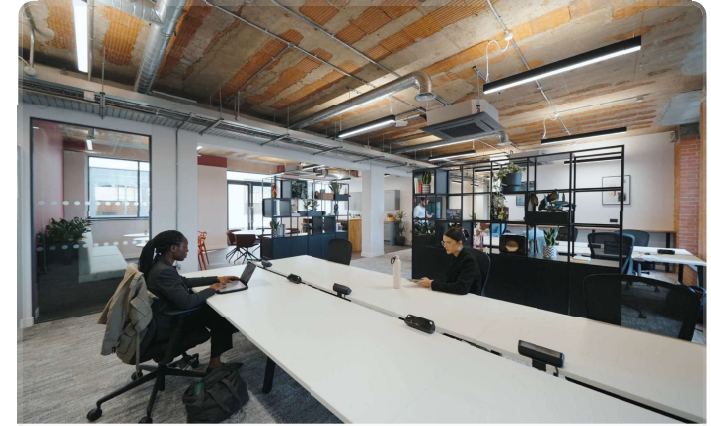
One price. No surprises.

Workspaces made seamless



Office Services

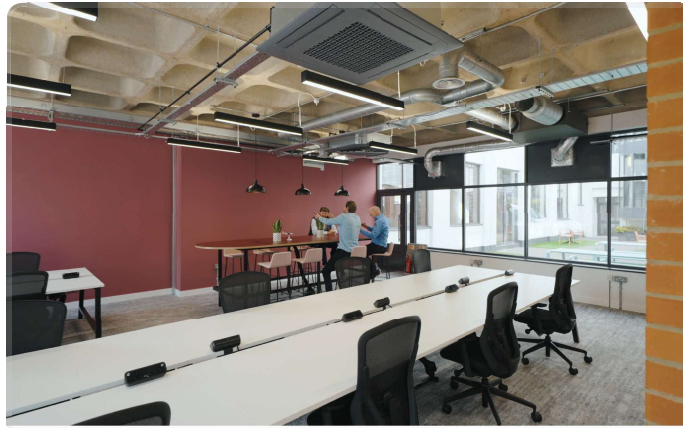
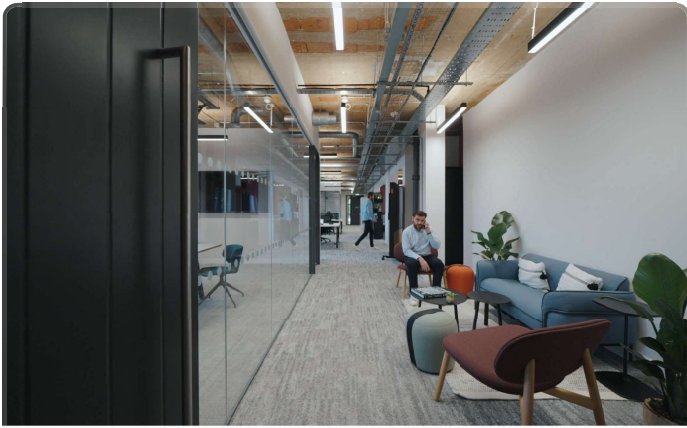
- Operated by L&G
- Dedicated induction and support
- Direct access to L&G Asset Manager
- 24/7 dedicated Capsule Managed helpdesk
- Access to amenities in other L&G managed offices



Tech & Connectivity

- 100Mbps internet connection (upgradable)
- Pre-configured hardware maintained
- Customer connectivity engagement manager
- 24/7 connectivity helpdesk support service
- Access to L&G's office community (Neighbourhood App)
- L&G run social & seminar learning events

“What we value most is the responsive service by trusted office owner L&G, giving us peace of mind. They respond quickly and are always there to support us”



Health, Safety & Compliance

- Regular fire and water risk assessments
- Statutory safety testing managed
- Occupational Health & Safety audits included
- All Building H&S admin handled by L&G
- Peace of mind from day one



Technical Maintenance

- Heating, cooling and electrics fully maintained
- Planned preventative maintenance included
- Pre-configured hardware support and upkeep
- 24/7 helpdesk for issues and requests
- Fast, professional response from L&G teams

“Having our office suppliers managed through a single L&G contact and fixed price has allowed us to focus on our core business – it’s been a game changer for us.”



Cleaning & Recycling

- Daily cleaning (Mon–Fri)
- Waste removed and recycled responsibly
- Sustainability reports available
- Clean, well-kept spaces that boost wellbeing

“L&G’s security and cleaning teams have played a crucial role in enhancing our overall experience. Considering the nature of our work, we are likely among the most demanding clients, which makes this feedback even more impressive.”



Need help?

Whether it's adding extras like coffee machines or upgrading your bandwidth, we're just a message away.

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Discover

More about how Capsule Managed by Legal & General is redefining workspaces.

workspace.legalandgeneral.com