



REFURBISHED ACCOMMODATION

First Floor Unit B The Crescent

Jays Close, Basingstoke, RG22 4BS

CAMPUS STYLE SETTING
OFFICES / R&D / HI-TECH
BUSINESS SPACE

7,420 to 17,786 sq ft
(689.34 to 1,652.37 sq m)

- Single floor plate
- Fully refurbished including WCs
- New air-conditioning / M & E
- LED lighting
- 66 car spaces
- Goods lift and loading bay
- Passenger lift
- JD Gyms now open

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Summary

Available Size	7,420 to 17,786 sq ft
Rent	£12.50 per sq ft
Rates Payable	£166,500 per annum
Rateable Value	£300,000
Service Charge	£4.84 per sq ft
EPC Rating	D (92)

Description

The available accommodation comprises the whole of the first floor of Building B, which can be divided into separate sections. The 1st floor provides good quality offices, the benefit of air-conditioning, raised floors, LED lighting and fully refurbished WC facilities. The layout is currently all open plan.

The building is accessed through its own dedicated 2 storey vaulted entrance. The building itself is set in an attractive landscaped 'campus style' setting and is part of 3 buildings, all with attractive brick faced elevations.

Location

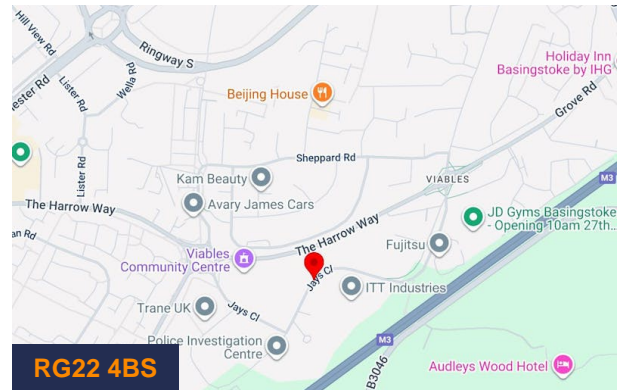
The Crescent is an exciting business destination at the gateway of the Viables Business Park, Basingstoke. The Park is home to a number of multinationals including Deliveroo, Adidas, Sony Broadcasting, Capita, Leverton Helm and Fujitsu. It is located midway between junction 6 and 7 of the M3 motorway, and close to the Basingstoke town centre and the Ring Road. Basingstoke mainline railway station provides direct service to London Waterloo (45 minutes), Reading, Southampton and the West Country.

Terms

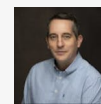
A new lease for a term by arrangement, to be outside the Security of Tenure and compensation provisions of the Landlord & Tenant Act 1954.

Viewings

By appointment with the sole agents.

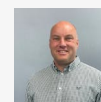


Viewing & Further Information



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