



Limbrook









Oasis Business Park



TO LET Extensively refurbished offices 2,070 – 17,772 sq ft

DESCRIPTION

Limbrook comprises a large detached three storey office building of a steel framed construction with fully glazed elevations. The building has been fully refurbished to provide high quality office accommodation. The refurbishment has included the following works:

-  New suspended ceiling
-  LED Lighting
-  New air conditioning system
-  New Lift
-  71 car parking spaces
-  Fully refurbished reception area
-  New WCs and shower facilities
-  Electric vehicle charging points

ACCOMMODATION

The property benefits from the following net internal floor areas:

		Sq FT	Sq M
Ground floor	Suite 1	2,070	192.26
	Suite 2	2,698	250.62
	Suite 3	2,409	223.79
First floor	Suite 4	2,129	197.80
	Suite 5	5,185	481.64
Second floor	Suite 6	1,486	138.08
	Suite 7	1,796	166.82
Total		17,772	1,651.01

LEASE TERMS

The property is available to let on a new full repairing and insuring lease for term to be agreed. Quoting terms upon application.

OUTGOINGS

Business Rates - 2017 Rateable Value: £246,000 (to be split)

VAT

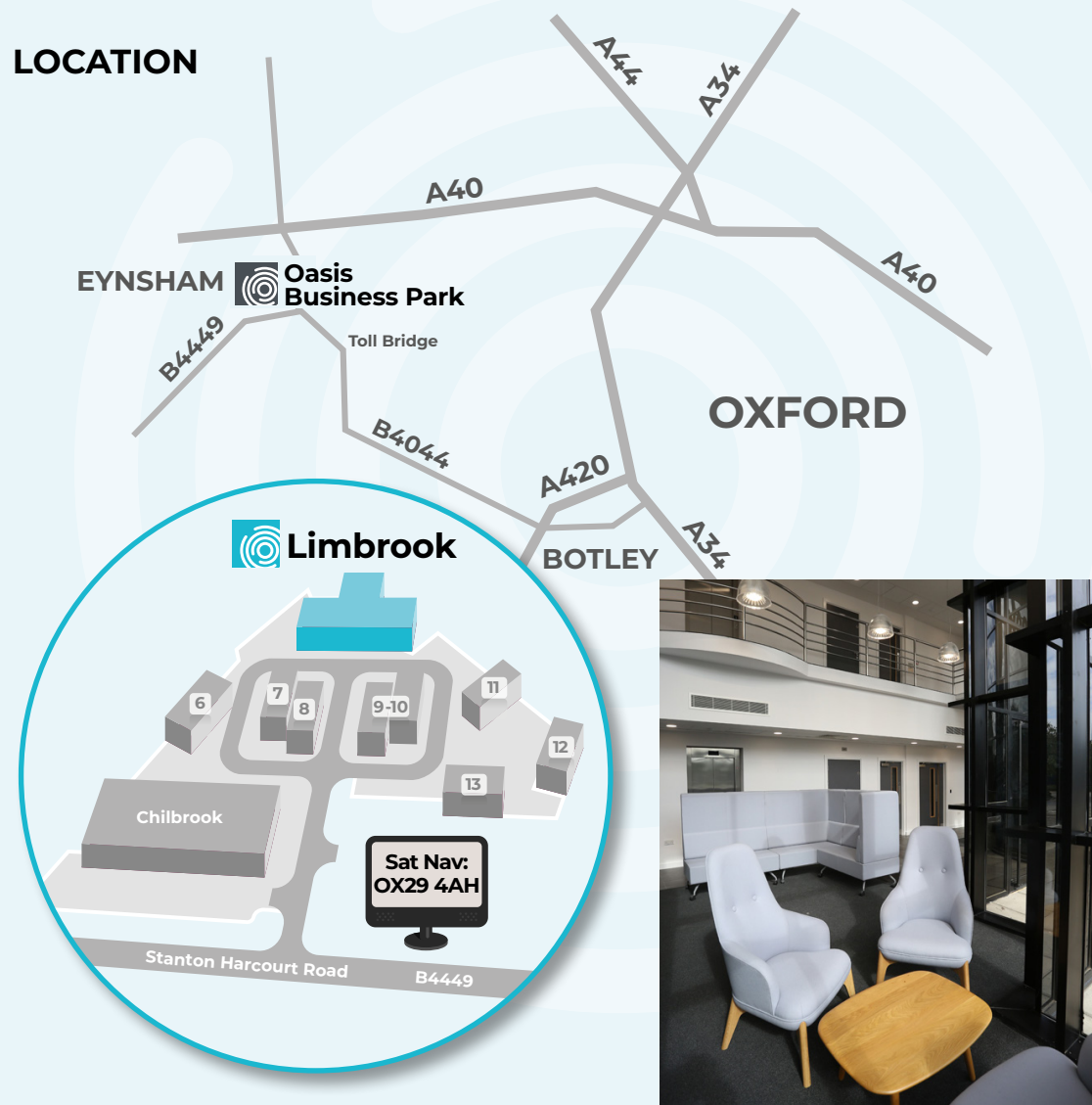
All figures within these terms are exclusive of VAT, where chargeable.

LEGAL COSTS

Each party will bear their own legal costs incurred in connection with this transaction.



LOCATION



ALL ENQUIRIES



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