

TO LET

SERVICED OFFICE SUITES



HAMPSHIRE COMMERCIAL

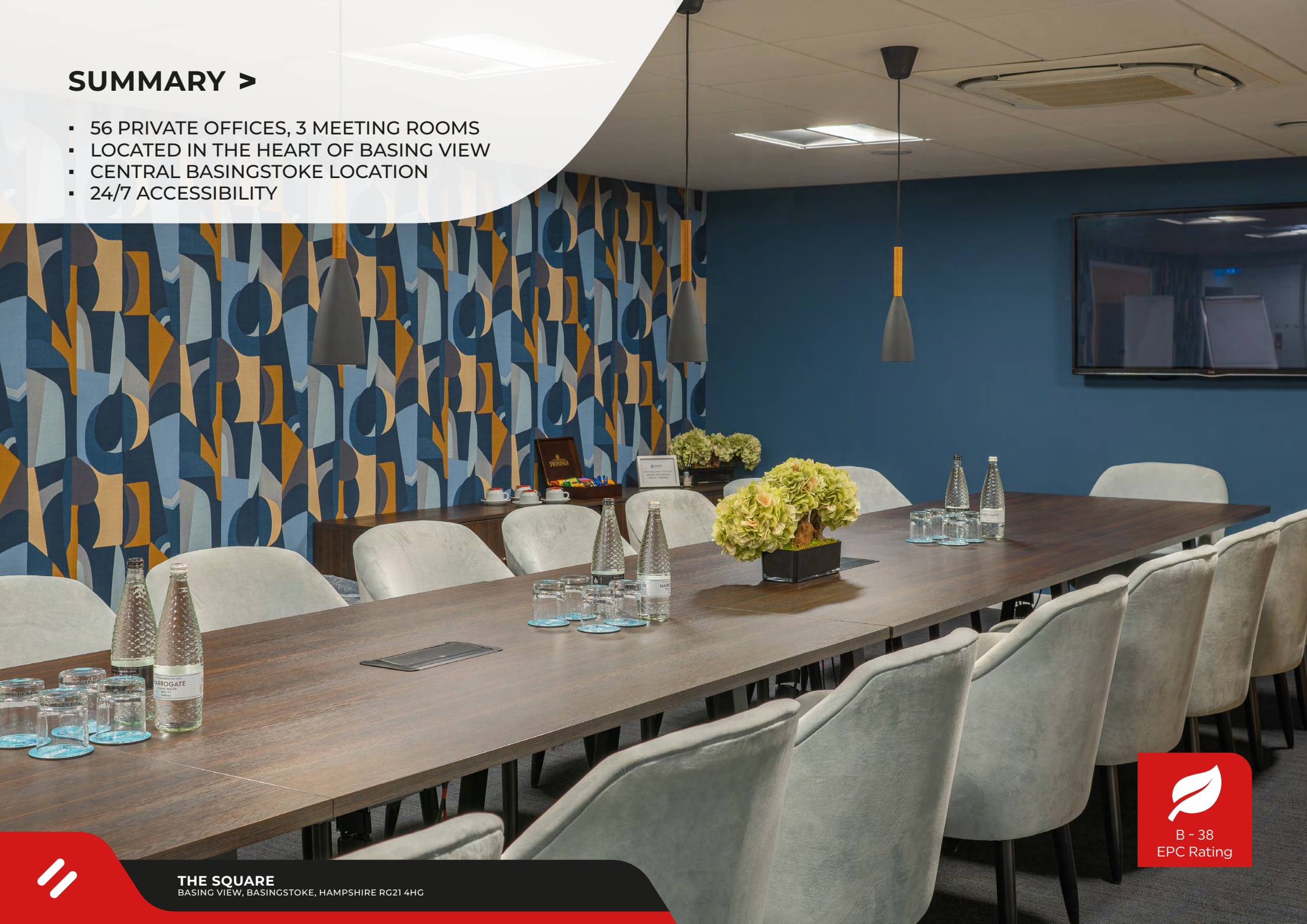
goadsby

THE SQUARE

BASING VIEW, BASINGSTOKE, HAMPSHIRE RG21 4HG

SUMMARY >

- 56 PRIVATE OFFICES, 3 MEETING ROOMS
- LOCATED IN THE HEART OF BASING VIEW
- CENTRAL BASINGSTOKE LOCATION
- 24/7 ACCESSIBILITY



THE SQUARE
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B - 38
EPC Rating

Location

- The Square is located near to Festival Place Shopping Centre
- The site benefits from excellent access to the M3
- A 5-minute walk to the train station with frequent, direct services to London Waterloo
- Located within a 40-minute drive of London Heathrow

Description

- Contemporary serviced office suites from 1-100+ desks
- Interior designed collaboration areas with benches & lounge areas. Monthly networking events hosted
- Weekly networking events hosted
- Free barista coffee and beverages are available
- Kitchens located on every floor
- Offices split over 5 floors
- 56 private offices and 3 meeting rooms

Amenities

- 24/7 Accessibility
- Showers
- Kitchens dotted around the building
- Each office with individual climate control
- Break-out areas
- Meeting rooms
- Fibre internet
- Fully soundproof offices
- Disabled access
- CCTV

Terms

Minimum 3 month term.

Rateable Value

On Application

Service Charge

Service charge is included in the monthly rental figure.

Office	£ P.C.M	Desks	Price per Desk	Available
GF2	£2,220	12	£185	Now
GF3	£5,920	32	£185	Now
GF4	£2,590	14	£185	Now
1F6	£4,810	26	£185	Now
1F10	£4,810	26	£185	Now
1F12	£3,700	20	£185	Now
2F2	£3,330	18	£185	Now
2F10	£3,885	21	£185	1/9/25
2F12	£1,650	11	£150	Now
2F13	£900	6	£150	Now
2F16	£5,365	29	£185	Now
3F3/4/5	£5,920	32	£185	Now
3F12a	£4,810	26	£185	Now
3F13	£900	6	£150	Now
3F14	£4,070	22	£185	Now
3F16	£900	6	£150	Now
LG1/LG2	£24,420	132	£185	Now

VAT

Unless otherwise stated terms are strictly exclusive of Value Added Tax and interested parties must satisfy themselves as to the incidence of this tax in the subject case.

Legal Costs

Legal costs are covered by Arena.

Viewing

Strictly by prior appointment through the agents, through whom all negotiations must be conducted.

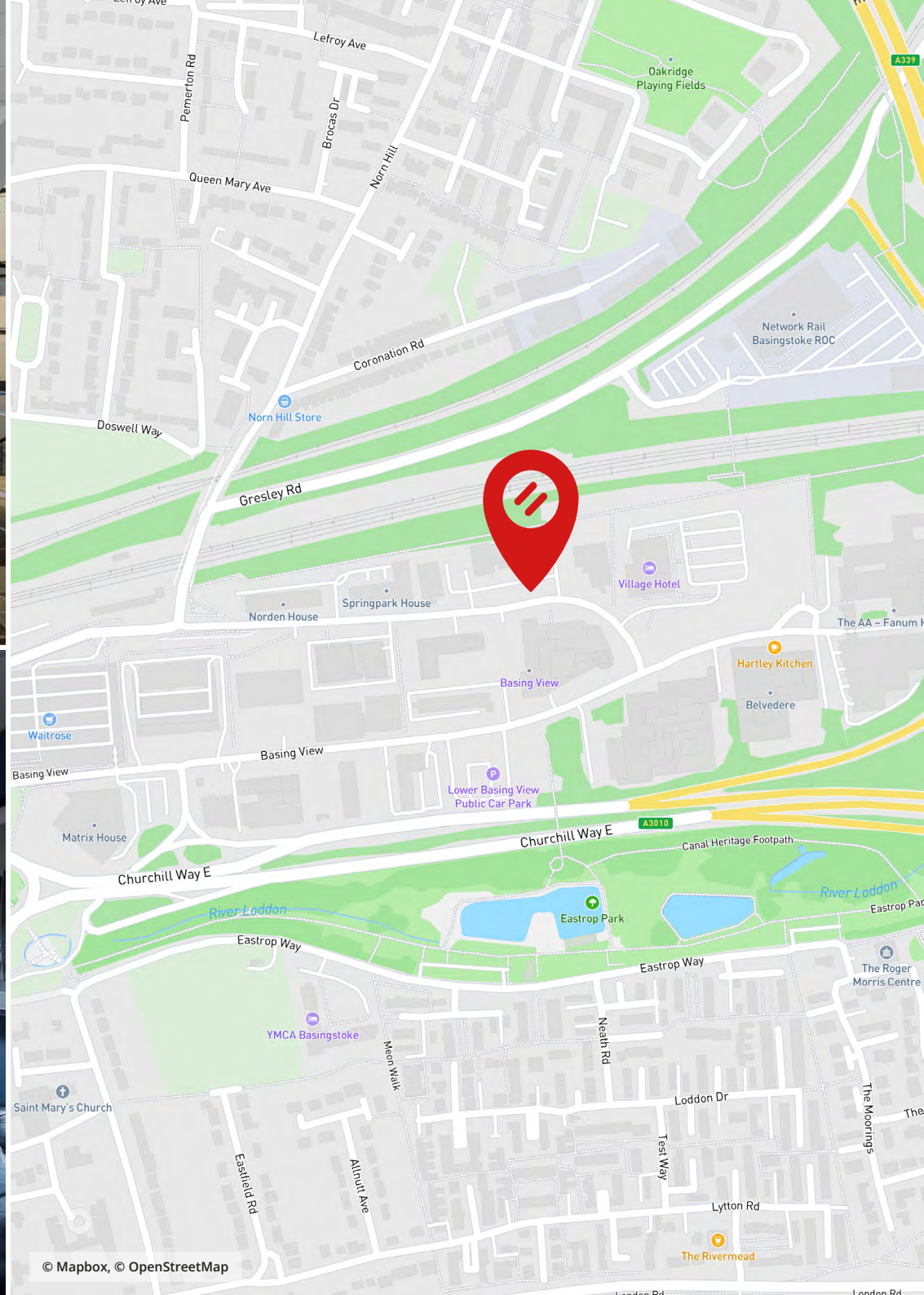


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Important

THE CODE FOR LEASING BUSINESS PREMISES

The Code for Leasing Business Premises in England and Wales strongly recommends you seek professional advice from a surveyor or solicitor before agreeing or signing a business tenancy/lease agreement. The Code is available [HERE](#).

ANTI MONEY LAUNDERING REGULATIONS

Under Anti Money Laundering Regulations, we are obliged to verify the identity of a proposed purchaser once a sale has been agreed and prior to instructing solicitors. This is to help combat fraud and money laundering and the requirements are contained in statute. A letter will be sent to the proposed purchaser once terms have been agreed.

REFERENCES

Once a letting has been agreed, the landlord may request copies of the most recent accounts/bank statements for the proposed tenant as part of the letting process. This does not form part of a contract, nor constitute a deposit in any respect of any transaction, nor does it guarantee acceptance by the landlord.

These particulars are believed to be correct, but their accuracy is not guaranteed and they do not form an offer or contract. STRICTLY SUBJECT TO CONTRACT, ALL MEASUREMENTS APPROXIMATE. Agents note: At no time have we undertaken a structural survey and services have not been tested. Interested parties should satisfy themselves as necessary, to the structural integrity of the premises and condition/working order of services, plant or equipment.

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