

Well Fitted, Air-Conditioned Offices

from **2,890 to 9,368 sq ft** (268 to 870 sq m) **TO LET**


MERIDIAN
OFFICE PARK
HOOK • HAMPSHIRE • RG27 9HY

RENT FROM
£6.00 per sq ft



- Ready-to-go modern quality fit-out
- 49 car spaces (1:191 sq ft)
- Location within 1 mile M3 (Junction 5)
- Close to Hook Station & amenities
- Air-conditioned
- Raised floors
- Suspended ceilings
- Flexible lease terms



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Meridian Office Park is an attractive development set in a landscape environment. The accommodation is set out on 3 floors providing a mixture of open plan areas, private offices and meeting rooms with kitchen/breakout areas.

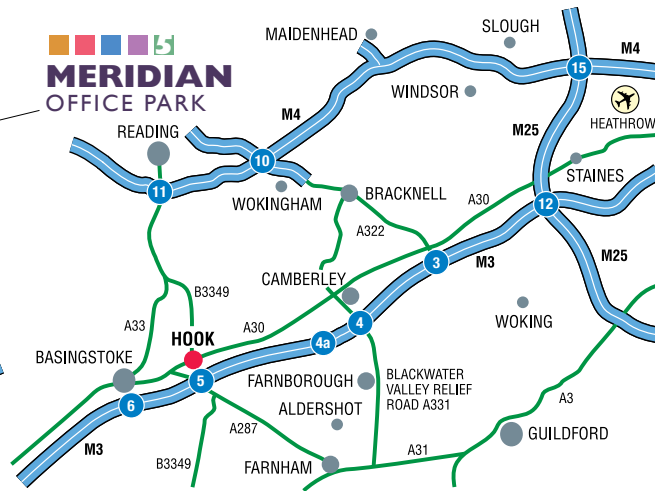
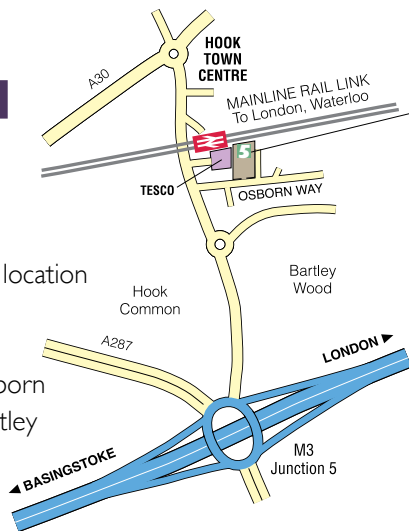
MERIDIAN OFFICE PARK

LOCATION

Hook is an established office location with excellent road and rail communications. Meridian Office Park is located off Osborn Way and is very close to Bartley Wood Office Park. The M3 motorway (J5) is within less than 1 mile of the property and provides excellent communication links to London and the south east. The town centre and railway station are within a few minutes walk as is Tesco.

RENT

Starting from £6.00 per sq ft per annum exclusive.

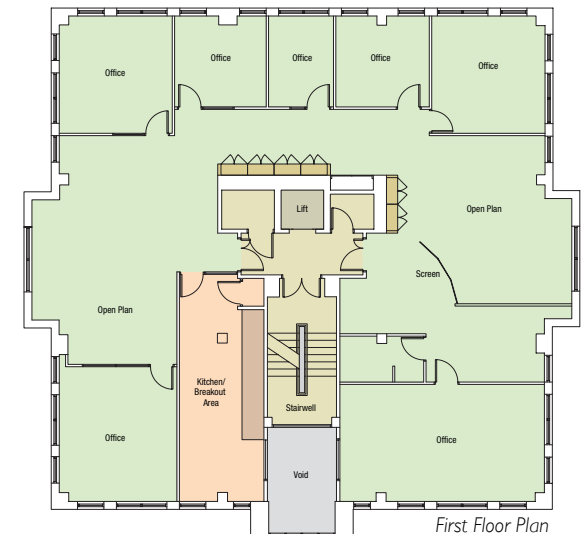


EPC

The property has various assessments from C-63 to D-91.

LEASE

A new lease(s) for a term by arrangement, with flexible terms available. This is to be outside the security of tenure and compensation provisions of the Landlord & Tenant Act 1954.



Second Floor	3,270 sq ft	(304 sq m)
First Floor	3,208 sq ft	(298 sq m)
Ground Floor	2,890 sq ft	(268 sq m)
TOTAL	9,368 sq ft	(870 sq m)