



To Let

The HQ Building offers Grade A office space in the established Harwell Science and Innovation campus.

- Comprehensively refurbished
- Adjacent to gym, cafe and street food park
- Grade A office suites
- Opportunity for both start-ups and established businesses
- Allocated car parking directly outside
- Communal break-out areas
- Excellent natural light

The HQ Building

Rutherford Avenue, Harwell Campus, Didcot, OX11 0DF

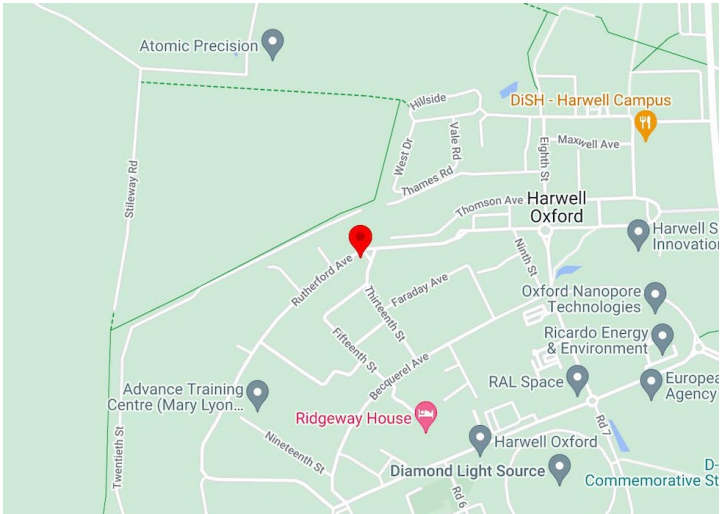
2,174 to 7,081 sq ft

201.97 to 657.85 sq m

Reference: #156095

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Summary

Available Size	2,174 to 7,081 sq ft / 201.97 to 657.85 sq m
Rent	£35 - £37.50 per sq ft
Service Charge	Upon Enquiry
EPC	Upon Enquiry

Description

The HQ Building is a comprehensively refurbished building centred around the Campus' cultural quarter offering the highest quality office space. Surrounding amenities include an adjacent gym, an independent café, communal breakout spaces, and the newly established street food park.

The Grade A office suites are available now and provide an opportunity for both start-ups and established businesses to be part of a collaborative community driving science and technology.

Location

Harwell is the UK's leading science and innovation campus and is located just south of Oxford.

Oxford city centre is just over 20 minutes drive away, Heathrow is 55 minutes by road, and Didcot Parkway station is nearby which provides connections to London Paddington in just 42 minutes.

The launch of Crossrail and the upgrade to the Didcot Parkway Line means it will soon be possible to reach central London Underground stations in under one hour.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
1st - Wing E	2,526	234.67	Available
1st - Wing H	2,381	221.20	Available
1st - Wing G	2,174	201.97	Available
Total	7,081	657.84	

Bridget Partridge

020 7399 5349 | 07921309816
bridget.partridge@jll.com

