

WHITELEY, FAREHAM, PO15 7AG

# 1590 PARKWAY

OFFICE TO LET / FOR SALE  
5,039 SQ FT



HELLIER  
LANGSTON



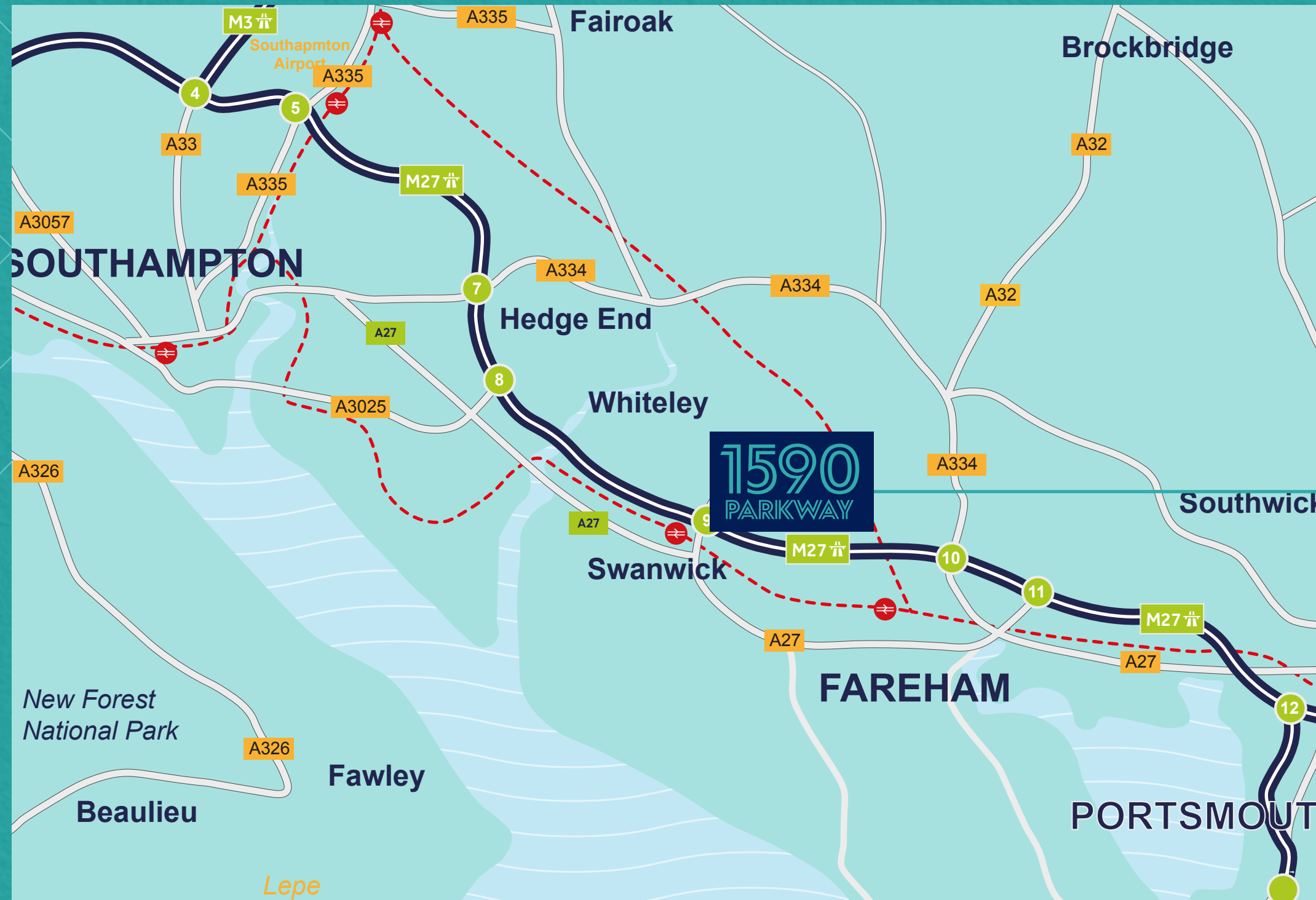
Vail  
Williams







# LOCATION



1590 Parkway is located within Solent Business Park, a 130 acre park with excellent amenities including a variety of cafés, the Parsons Collar public House, the 4-star Solent hotel and a Subway.

Whiteley Shopping Centre is a short walk away which has a wide range of shops, restaurants and leisure amenities including Tesco, M&S, Starbucks and Wagamama. The park is home to more than 60 companies employing over 5,000 people.





whiteley  
Fashion . Food . Film . Fun

TESCO

NATS

ZURICH

DHL

LIDL

itv

M&S  
EST. 1884

NHS  
South Central  
Ambulance Service  
NHS Foundation Trust

1590  
PARKWAY

M27

M27 (J9)



## ROAD

M27: **0.5 miles**  
Southampton : **10 miles**  
Portsmouth: **12 miles**  
M3: **16 miles**  
Central London: **81 miles**



## AIRPORTS

Southampton International  
Airport: **10 miles**  
Heathrow Airport : **69 miles**  
Gatwick Airport: **71 miles**



## RAIL

Swanwick Train  
Station: **1.8 miles**



# DESCRIPTION



The property comprises of a two storey detached premises, constructed of standard brick elevations under a pitched roof. The property is modern in appearance and benefits from parking at the front of the property within its dedicated car park. There are 28 parking spaces available.

The property benefits from its own sole access, openable windows and new air conditioning throughout. The property also has full access raised floors and suspended ceilings with new recessed LED lighting.

The property has been subject to a full refurbishment including entrance foyer, toilets and external landscaping.

# SPECIFICATION



**28**  
Parking Spaces



Fully  
Refurbished



New WC's



New LED  
Lighting



Fully Accessible  
Raised Floors

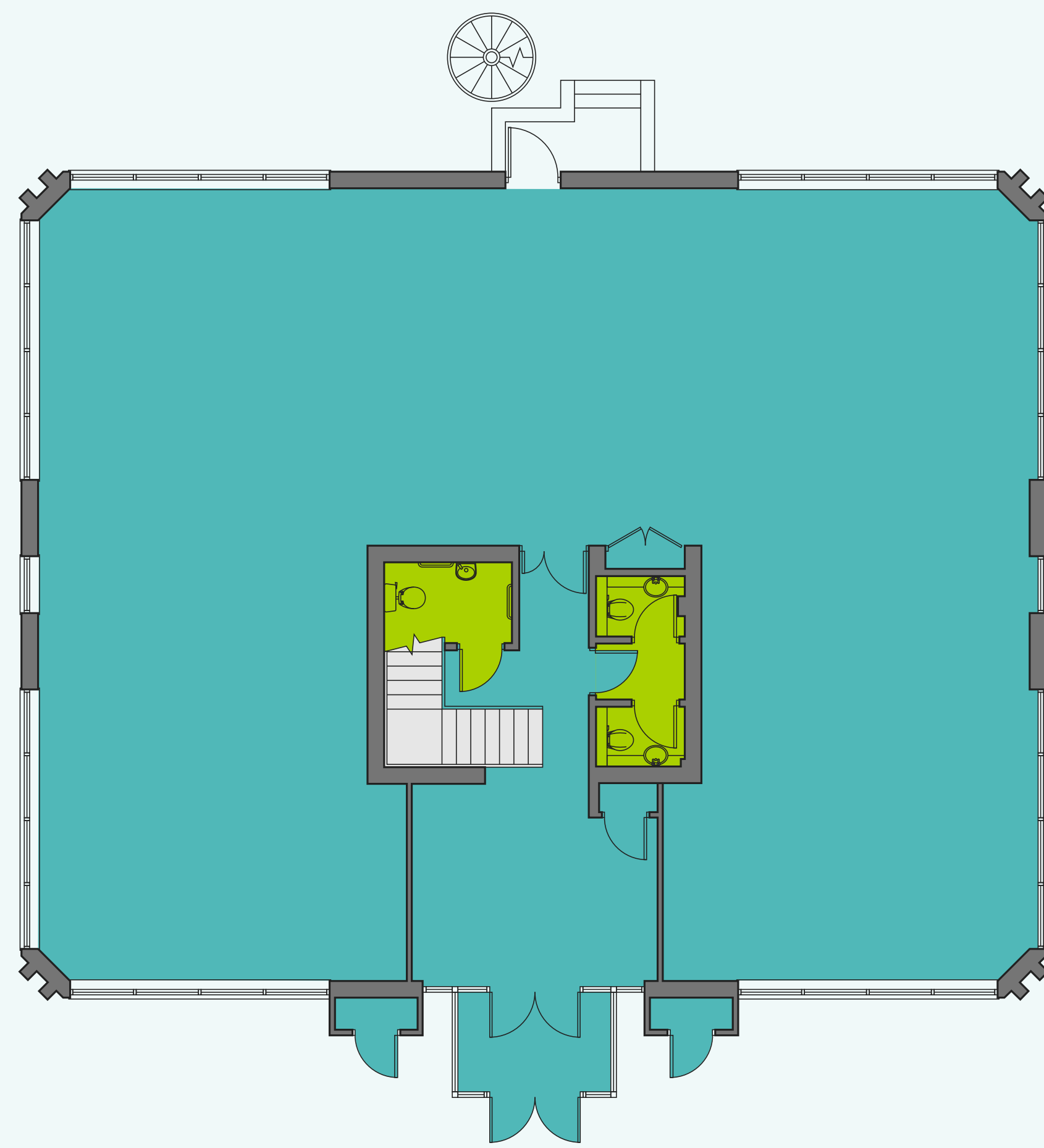


New AC  
throughout



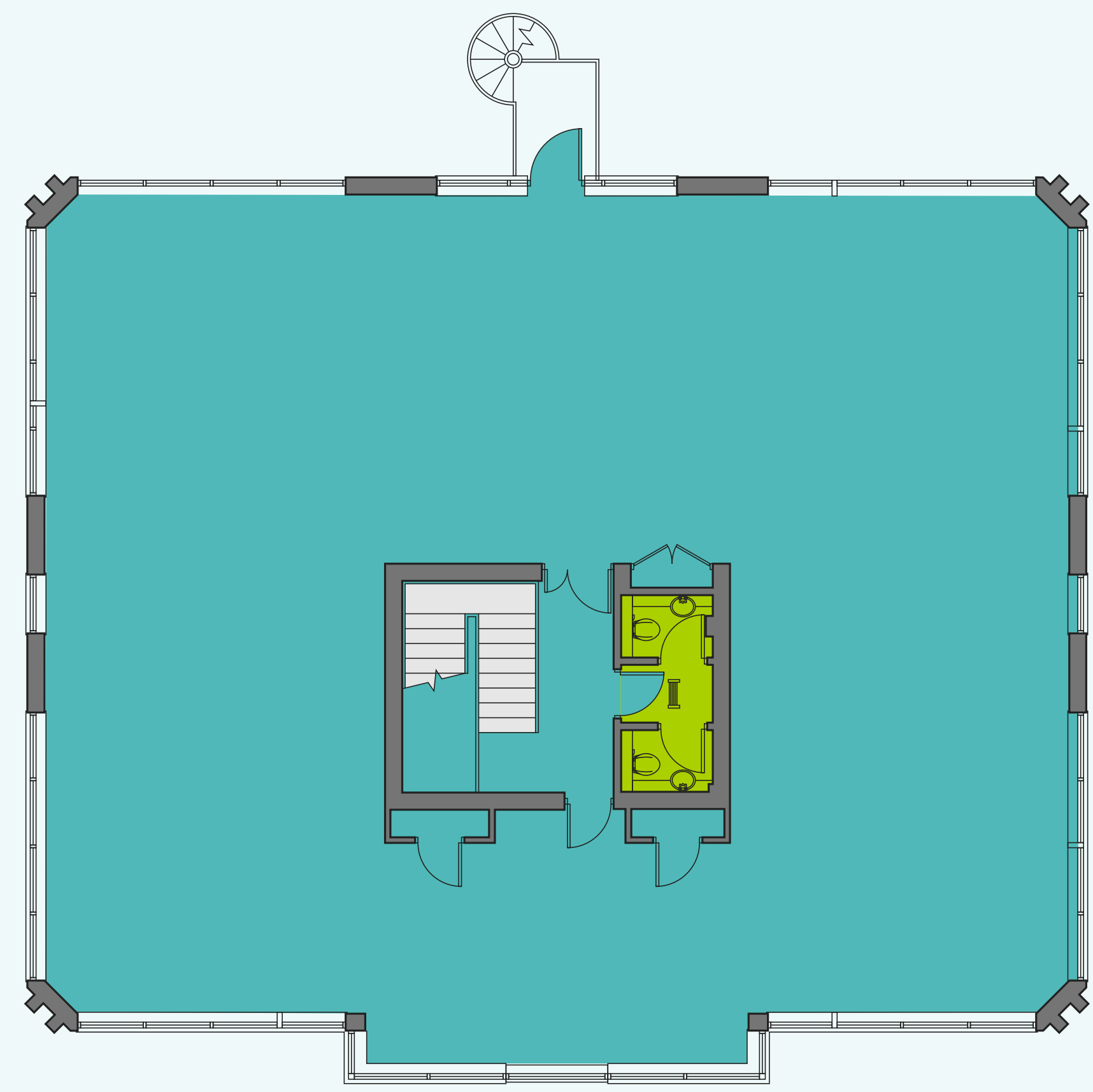
# FLOORPLAN

1590 PARKWAY



GROUND FLOOR & RECEPTION

Floor	Area Sq M	Area Sq Ft
Ground	213.55	2,299
Reception	20.70	223



FIRST FLOOR

Floor	Area Sq M	Area Sq Ft
First	233.85	2,517







# CONTACT

## EPC

B(40).

## 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

Each party to bear their own legal costs incurred in a transaction.

## TERMS

Available as a whole, or on a floor by floor basis. Rent on application.

Price on application.

## AML

In accordance with Anti-Money Laundering requirements, two forms of identification will be required from the purchaser or tenant and any beneficial owner together with evidence/proof identifying the source of funds being relied upon to complete the transaction.

## VIEWING

Strictly by appointment through the co agents.



## CONTACT DETAILS

### NIK COX

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### ANDY HELLIER

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# 1590

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