



1100 Renaissance

Basing View, Basingstoke, RG21 4EQ

2nd Floor Office / Class E Premises

4,418 sq ft
(410.45 sq m)

- Elevated position on the upper tier of Basing View
- Modern 3 storey building
- 13 person passenger lift
- VRF air-conditioning
- Fully accessed raised floors
- LED lighting within suspended ceilings
- 18 car parking spaces

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Summary

Available Size	4,418 sq ft
Rent	£26 per sq ft
Business Rates	To be reassessed.
Service Charge	To be confirmed
VAT	Applicable
Legal Fees	Each party to bear their own costs
EPC Rating	B (29)

Description

1100 Renaissance is a modern 3 storey office building located in the centre of Basingstoke. The available accommodation comprises the whole of the 2nd floor which is accessed from an attractive ground floor reception via the 13 person passenger lift or stairs. Amenities within the suite include VRF air-conditioning, fully accessed raised floors, LED lighting within the suspended ceiling, plus male and female WC facilities within the common parts.

Externally, the accommodation will have the benefit of 18 car parking spaces within the attractive landscaped surroundings with an ingoing tenant also having the benefit of an EV charging point, if required.

Location

The well regarded Renaissance scheme occupies an elevated position on the upper tier of Basing View, an urban business park which has seen significant investment in public realm initiatives and new office and retail developments.

A Village Hotel sits on the adjacent site offering a health and fitness club, swimming pool, bar and restaurant, a Starbucks coffee shop plus meeting and conference facilities. A high level retail amenity and focal point for Basing View, is the 70,000 sq ft Waitrose and John Lewis at Home store with roof level parking.

Festival Place shopping amenities and the mainline railway station are both within a 10 minute walk, whilst junction 6 of the M3 is approximately 1.3 miles distant via a dual carriageway link.

Terms

The suite is offered by way of a sublease until January 2027 or a new longer term directly from the landlord on terms by negotiation.



Viewing & Further Information



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