Southampton Business Centre Andersons Road Southampton SO14 5FE

FROM £1,189 PCM

FROM 21.4 sq m (230 sq ft)

- Range Of Office And Industrial Accommodation - To Let
- Range Of Uses Considered (Subject To Planning)
- On Site Parking
- Flexible Terms Available (Subject To Negotiation)

LOCATION

The property is situated within Southampton, a major regional port and hub for commercial activity and forms part of the ever expanding south coast conurbation between the` cities of Bournemouth in the west and Portsmouth to the east. Southampton benefits from excellent transport communications with easy access to the M27, and M3 motorways in addition to ferry services and travel via Southampton Airport.

The units are located on Andersons Road a busy throughfare through the city a short drive from the city centre and a short walk from the Itchen Bridge and St. Mary's Football Stadium. Nearby occupiers include; Samba Partnership, Berry Recruitment, SWP Chartered Accountants and Targeted Seo Ltd.

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DESCRIPTION

A range of office, workshop and industrial accommodation is available to let on the park, please refer to the schedule below:

Unit No.	Sq. Ft. (NIA)	Rent - Per Calendar Month (starting from)	Type	EPC
42	230	£1,639	Office	57 C

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RENT

The accommodation is available to let on terms to be agreed, rent on application.

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VAT

We understand the properties at the park are VAT elected.

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BUSINESS RATES

Business rates are not included within the rent at the property.

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SERVICE CHARGE

The service charge is included within the rent at the business park.

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SERVICES

Connections to gas, electricity, water and drainage are provided throughout the park.

LEGAL COSTS

Each party to bear their own costs incurred.

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EPC

See Schedule.

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VIEWING

Strictly by appointment with agents:-

**Eddisons
incorporating Daniells Harrison**

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Date: 15th February 2024

For more information, visit eddisons.com
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