



# PLATINUM JUBILEE

## BUSINESS PARK



BLOCK F, HOPCLOVER WAY, RINGWOOD, BH24 3FW  
HIGH SPECIFICATION OFFICE SPACE  
EACH FLOOR NIA 2,756 SQ.FT (256 SQ.M)  
TOTAL NIA 5,512 SQ.FT (512.50 SQ.M)



**INCENTIVES AVAILABLE**



F

BLOCK F TO LET  
AVAILABLE NOW



# SPECIFICATIONS

Platinum Jubilee Business Park is a new prestigious industrial and business scheme of 3.59 acres/1.45 hectares, located in the market town of Ringwood. The Scheme consists of 20 Units for B1/B2/B8 uses and 11,020 sq ft (NIA) of high grade offices.

Block F comprises of ground and first floor office space fitted-out to a high specification measuring a total of 5,512 Sq.Ft (512 Sq.M) with each floor measuring 2,756 Sq.Ft (256 Sq.M). A Floor can be split into separate suites measuring 1,378 Sq.Ft (128 Sq.M). The block comes with 14 parking spaces which would be split accordingly between floors or suites.

**Planning:** We believe the current permitted use is for class E. All parties are advised to make their own enquiries of the local authority for confirmation.

**Terms:** Block F is available as a whole by way of a new full repairing and insuring lease for a term to be agreed at £99,216 per annum (p.a), by floor at £49,608 p.a or by suite at £24,804 p.a exclusive of rates, VAT and all other outgoings.

**Legal Costs:** Each party to be responsible for their own legal costs incurred in the transaction.

**EPC:** Asset Rating A

**Rateable Value:** £21,250 Per Floor  
£42,500 Whole



**ELECTRIC VEHICLE CHARGING POINTS**



**GRADE A FIT OUT**



**EXCELLENT PARKING PROVISION**



**AIR CONDITIONING**



**DDA COMPLIANT LIFT**



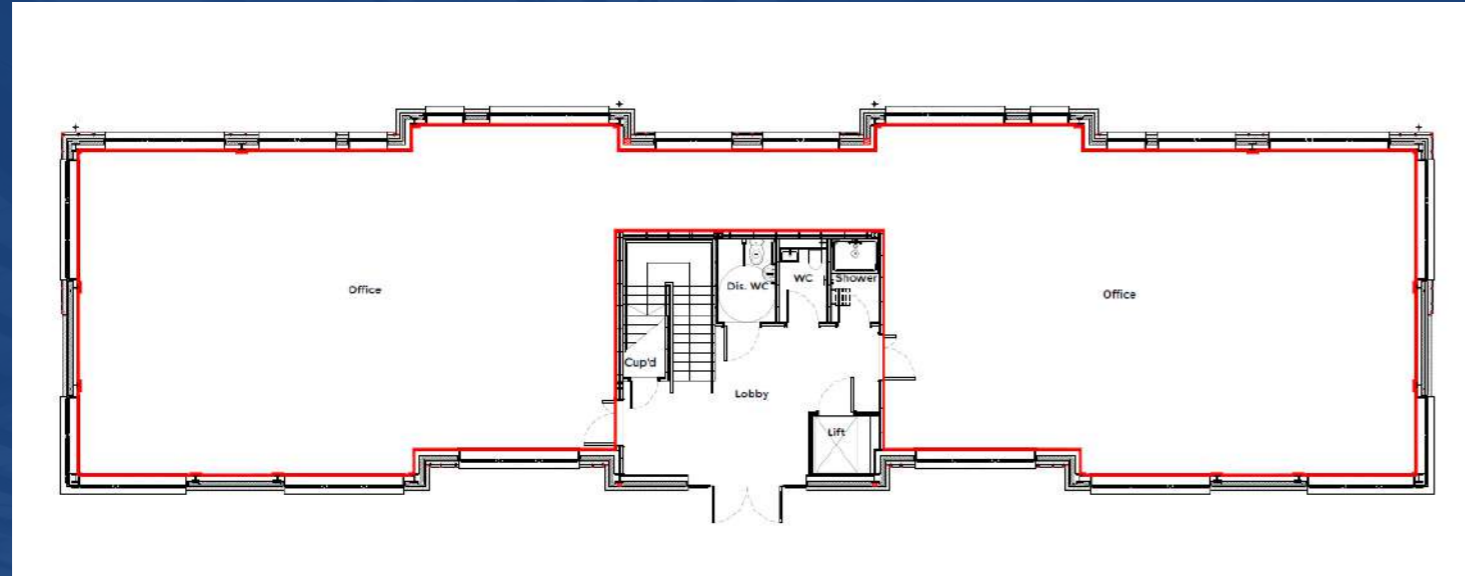
**EPC A**

*Service Charge for shared facilities*

 **PLATINUM JUBILEE**  
BUSINESS PARK



# ACCOMMODATION



*For identification purposes only. Not to scale and not to be relied upon.*



# LOCATION

Platinum Jubilee Business Park is a new prestige industrial and business scheme of 3.59 acres/ 1.45 hectares, located in the market town of Ringwood.

Ringwood is located on the western border of Hampshire and Dorset and has a population of about 14,000. The main A31 Southampton to Bournemouth trunk road runs through the northern part of the Town. Ringwood is located on the western edge of the New Forest National Park.

Nearby are a range of local occupiers, Avon Project Services, AWRG, Quicknet UK, N G Enterprises, New Forest School of Dance including many more.



The site is accessed via the A31, which joins the M27 at Junction 1 which is approximately 10 miles away.



Bournemouth Railway station is approximately 12 miles away.



Bournemouth International Airport is approximately 8 miles away.



# CONTACT



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Development by  
 **New Forest**  
DISTRICT COUNCIL



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AERIAL DRONE VIDEO**