

AVAILABLE FROM SEPTEMBER 2024



# Patch at Bobby's

The Square, 2-12 Commercial Road, Bournemouth, BH2 5LP

HIGH QUALITY SERVICED OFFICE

## TO LET

- Flexible Terms
- Creative, cultural working space
- Meeting rooms & staffed reception
- High speed wifi
- Private booths
- Podcast Studio
- A range of office suites of different sizes available
- Suitable for a range of occupiers
- Cycle parking & onsite showers

## PATCH AT BOBBY'S

### LOCATION

Bournemouth is Dorset's principal commercial centre and one of the UK's premier seaside resorts with an estimated 3.8 million-day visitors every year, which has seen substantial inward investment in recent times including the BH2 Leisure Complex and Hilton Bournemouth and a growing student population.

Located on the first floor of the iconic Bobby's building, Patch will be home to a suite of work and event spaces for the Bournemouth and wider Dorset community to enjoy.

### DESCRIPTION

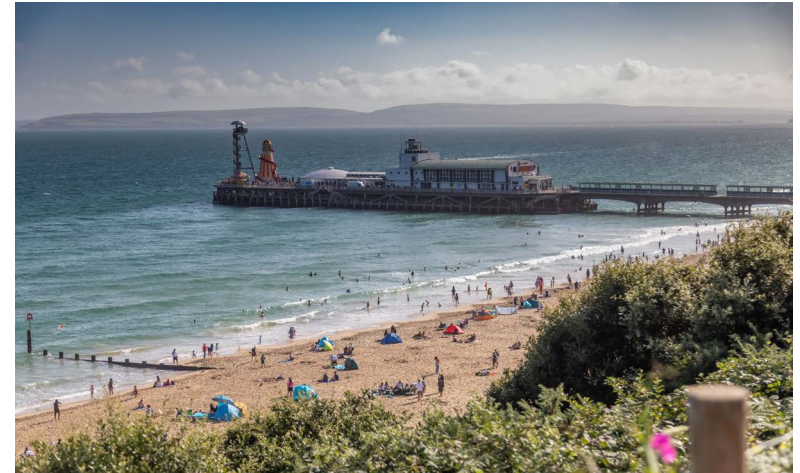
Beautifully designed and equipped with best-in-class facilities, Patch at Bobby's provides a new workspace and cultural venue for hybrid occupiers. Offering private creative office suites or day-to-day hub spots. With shared meeting rooms and flexible memberships, Patch provide coworking with culture near to where people live, and offer high-quality affordable spaces for a wide range of work and community uses.

### TERMS

With the 'Easy In, Easy Out' terms you are able to leave with as little as one months notice or stay as long as you like. The agreements are straightforward and easy to understand; the costly legal fees can be avoided due to the flexibility, when the agreement is signed, you can move in that day or at a later date. You can even advance to another office in the centre if you need a change. Further information on request.

### PLANNING

The current permitted use is to be use class 'E'. All parties are advised to make their own enquiries of the local authority for confirmation.



### FLOOR PLAN

VIEWING & FURTHER INFORMATION: CALL 01202 887 555 OR 023 8022 2292

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