



Primmer Olds B&S

# TO LET

## Flexible Managed Offices

BASEPOINT, AVIATION BUSINESS PARK ENTERPRISE, HURN, CHRISTCHURCH, DORSET, BH23 6NX

### KEY FEATURES

- To suit a variety of business uses
- Flexible managed offices and workshops
- Densely populated commercial area
- Break-out areas and meeting rooms
- Virtual offices available
- High speed internet access
- Staffed reception



Primmer Olds B&S  
Mountbatten House, 1 Grosvenor Square, Southampton, SO15 2JU  
Enquiries: Call us on 023 8022 2292



CALL US ON 023 8022 2292 OR 01202 887 555 | [WWW.PRIMMEROLDSBAS.CO.UK](http://WWW.PRIMMEROLDSBAS.CO.UK)

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# BASEPOINT BOURNEMOUTH

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## DESCRIPTION

Situated on a prominent site at Aviation Business Park, an established business park adjoining Bournemouth International Airport, occupiers benefit from a superb road network, being close to the A338. Ringwood, Ferndown, Bournemouth and Poole town centres are all easily accessible.

Basepoint Bournemouth Airport provides a wide range of flexible managed offices and workshops, from small one or two person units, through to mid size and larger units. It includes a range of flexible spaces including studios and workshops some with mezzanine floors. Designed to meet the needs of start ups and small to medium businesses, our Bournemouth managed offices benefit from a range of business facilities including full time reception service, mail and phone, high speed internet if required, breakout areas, Wi Fi and access to bookable serviced meeting rooms. For businesses not requiring dedicated office space we also offer memberships and virtual offices, providing access to many centre facilities.

The office suites range from 100 sq.ft to 2,034 sq.ft.

## TERMS

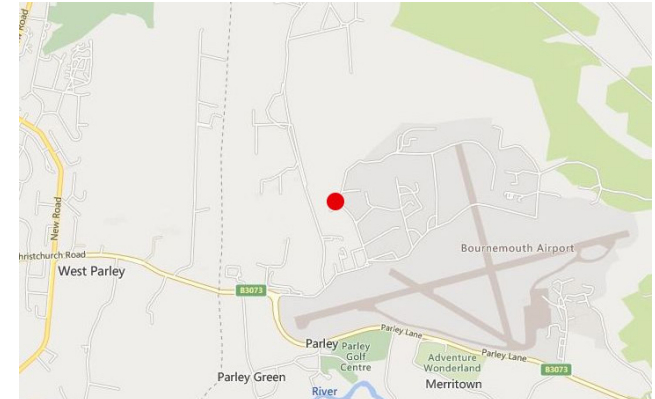
With the 'Easy In, Easy Out' terms you are able to leave with as little as one months notice or stay as long as you like. The agreements are straightforward and easy to understand; the costly legal fees can be avoided due to the flexibility, when the agreement is signed, you can move in that day or at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

## PLANNING

Under the new planning regulations, we believe the current permitted use to be use class 'E' which includes uses such as retail, professional services, cafe, health clinics, indoor recreation/sport and office. All parties are advised to make their own enquiries of the local authority for confirmation.

## CODE OF LEASING

All interested parties should be aware of the Code of Leasing Premises 1st Edition, February 2020, for England and Wales, which recommends that they should seek professional advice from property professionals before agreeing or entering into a business tenancy.



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

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