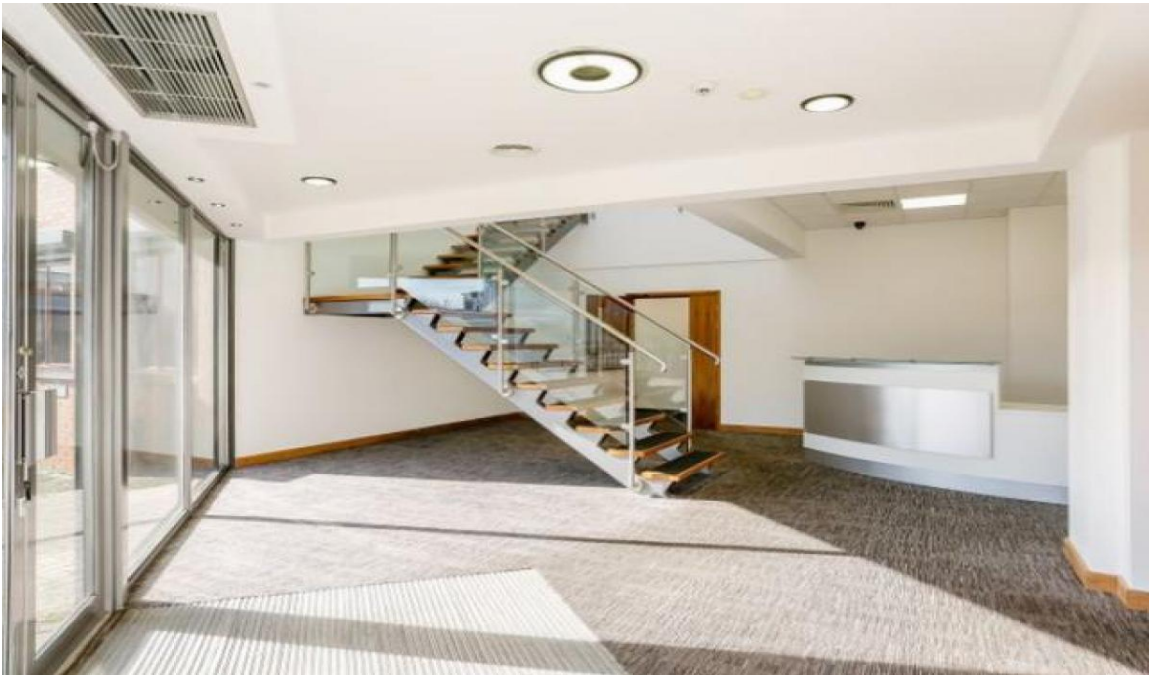


OFFICE FOR RENT



Stephenson Road	Size	0 Sq M	Date Listed	01/10/2025
Basingstoke, Hampshire	Year Built		Listing ID	GL-1641863831
United Kingdom	Office Class			
Monthly Rent	Listed by:	Listanza Services Group		
£39,105	For more information, visit:	https://www.globallistings.com/6613529		

Overview

Key PointsHigh quality HQ office building with secure yard, parking, warehouse and studioFlexible space that could be splitNewly refurbishedExcellent on site parkingLocated within walking distance of town centre and train stationDescriptionThe property offers flexible accommodation which could be let as a whole, but could also be let separately if required.Building A/Offices comprises of an L-shaped office premises with a smart and striking double height reception area set at an angle to the main building.The property has pillars on the ground floor but can otherwise be configured to create a flexible open plan space. The accommodation comprises of four main office areas with air conditioning, and includes a lift which has been recently serviced as well as Male/Female WC's and kitchens at both ground and first floor levels.Building B/Studio can be accessed at ground floor level from Building A/Office as well as directly from the secure rear yard via a double height dedicated entrance and provides contemporary open plan accommodation currently configured to provide a large open plan kitchen/breakout area with a glass meeting room above. (If split, the access from Building A/Office would be removed).Building C/Warehouse is a modern air-conditioned open plan warehouse facility with screed level floor, a small mezzanine to one end suitable for offices and/or storage, with a kitchen, WCs and changing facilities underneath. The property benefits from lighting, 3-

phase power and two electric roller shutter doors. There are approximately 65 car parking spaces across the site's two secure outside spaces. The rear car park could also be used as a secure yard and in the event of a split, the rear yard would be demised to Building B/Studio and Building C/Warehouse, with its own direct access on to Stephenson Road. Viewings Please contact the sole agent for further information or an appointment to view. Location The property is located in the Houndsmills area of Basingstoke to the North East of the town centre, just off the A340 Ringway West via Brunel Road, minutes from Junction 6 of the M3 and only 30 minutes from J11 of the M4. Basingstoke Town Centre and Basingstoke Railway Station are a 10 minute walk away with other food, leisure, and fuel amenities in very close proximity. Terms The property is available on a new lease direct from the Landlord on terms to be agreed. Alternatively, the property's Long-Leasehold title could be available to purchase. A split of the property will also be entertained. For more details and to contact:

Contact

Email

Phone