

2200

Re:naissance

Basing View, Basingstoke, RG21 4EQ



A multi-occupied Grade A refurbished building
available from **1,835 - 4,263 - 6,691 sq ft**

TO LET



Description

2200 Renaissance is a modern three storey office building, located in central Basingstoke on the Basing View business area.

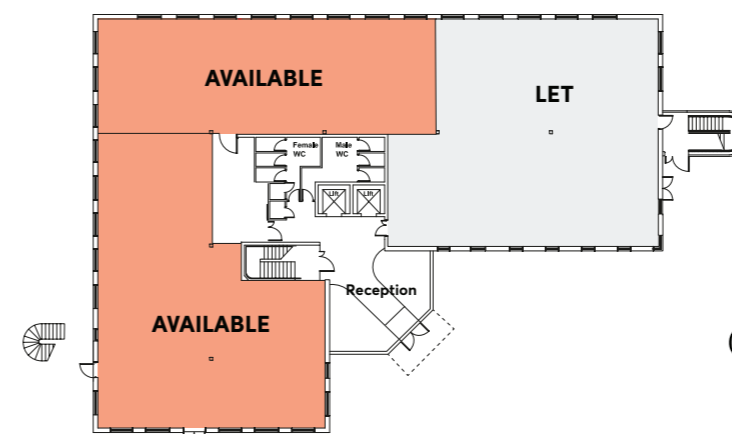
The building is mainly brick and glass clad elevations under a curved composite gull-wing roof structure. All common parts and vacant office suites have been comprehensively refurbished.

Parking is arranged to the front of the building and within an adjoining decked car park. The property offers an attractive double height shared reception facility, two passenger lifts and centrally positioned toilet facilities.

The recent refurbishment has introduced new LED light fittings within the metal ceiling tiles in each office suite.

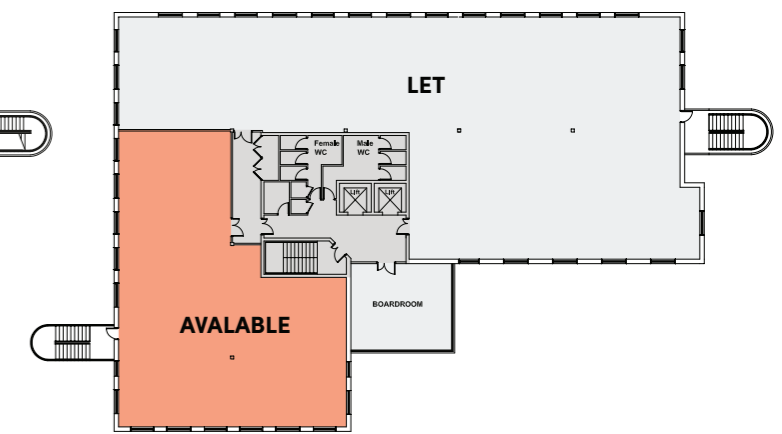
- Upgraded reception, common parts and toilets
- Fully refurbished office suites
- 27 car spaces (1:243 sq.ft)
- Four pipe fan coil air-conditioning
- Full access raised floors
- LED lighting
- Metal suspended ceilings
- Carpeting throughout
- Walking distance from Waitrose
- Adjacent to new Village Hotel
- EPC rating of D-97

Ground floor

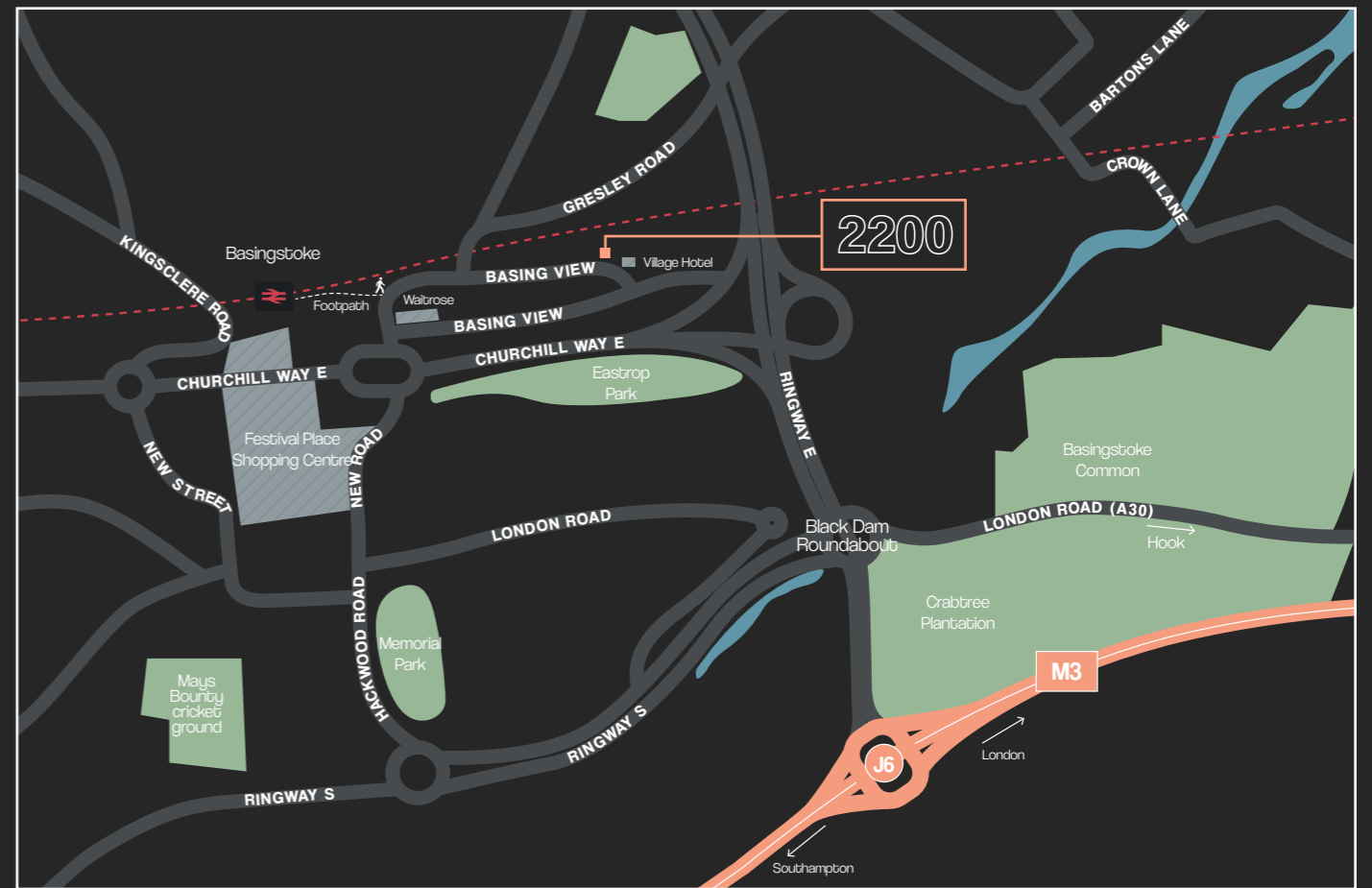


Floor plans not to scale, for indicative purposes only.

Second floor



FLOOR	AVAILABILITY	SQ FT	SQ M
Second	Let to STERIS	5,078	472
Second	Available	2,428	226
First	Let to STERIS	4,581	426
First	Let to Chase De Vere	2,554	237
Ground	Let to Hays Recruitment	2,618	243
Ground	Available	1,835	170
Ground	Available	2,428	226
Total		6,691	622



Location

The well regarded Renaissance scheme occupies an elevated position on the upper tier of Basing View, an urban business park which has seen significant investment in public realm initiatives and new office and retail developments. Existing tenants within Renaissance include STERIS Solutions, Unum, Hays Recruitment, Adtran and Chase De Vere.

A 153 bedroom Village hotel sits on an adjacent site, with a health and fitness club and swimming pool, bar

and restaurant, Starbucks coffee shop and meeting/conference facilities.

A high level retail amenity and focal point for Basing View is the Waitrose store with roof level parking.

Festival Place shopping amenities and the mainline railway station are both within a 10 minute walk whilst Junction 6 of the M3 motorway, with its vastly improved accessibility, is around 1.3 miles distant via a dual carriageway link.

Miles by car

M3 J6	1.3
Reading	16.6
Southampton	32.8
Heathrow	33.4
London	48.1
Gatwick	59.4

Mins by train

Reading	16
Woking	18
Southampton Central	30
Clapham Junction	39
Waterloo	45
Bournemouth	61

Sources: Google Maps & National Rail



renaissance-basingstoke.co.uk



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