



The Engineering Centre,
Southampton Science Park S016 7NP

TO LET

Prestigious Workshops & Offices In
Regional Centre Of Excellence

336 - 3,487 Sq Ft
(31 - 324 Sq M)

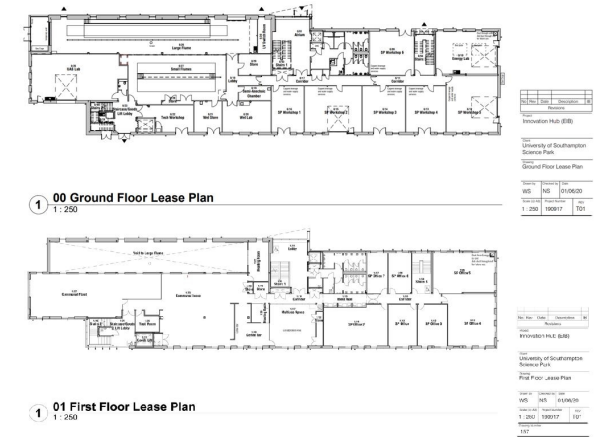
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DESCRIPTION

The Engineering Centre is the latest addition to Southampton Science Park's leading portfolio of accommodation for science and technology businesses. Also home to the Future Towns Innovation Hub, it offers a unique opportunity for companies to collaborate and grow in an innovation-focused environment.

Suites can be configured to meet individual business needs. Comprising offices, workshops, and open access collaboration space over three floors, the Centre also houses meeting rooms and a coffee bar.

- ✓ High profile regional centre of engineering excellence
- ✓ Integral meeting rooms and collaboration area
- ✓ Shower and cycle facilities
- ✓ Leading ICT provision
- ✓ Secure round-the-clock access
- ✓ Lifts to all floors
- ✓ Varied community social events programme
- ✓ Flexible leases



ACCOMMODATION

Gross Internal Areas	sq ft	sq m
Workshop 1	491	46
Workshop 2	866	80
Office 1	916	85
Office 5	878	82
Office 6	336	31
Total	3,487	324

VAT

All prices, premiums and rents, etc are quoted exclusive of VAT at the prevailing rate.

LEGAL COSTS

Each party to be responsible for their own legal costs incurred in any transaction.

BUSINESS RATES

For business rating information please visit the Valuation Office Agency website www.voa.gov.uk.

TERMS

The premises are available on a new lease to be agreed. Rent is £30 psf.

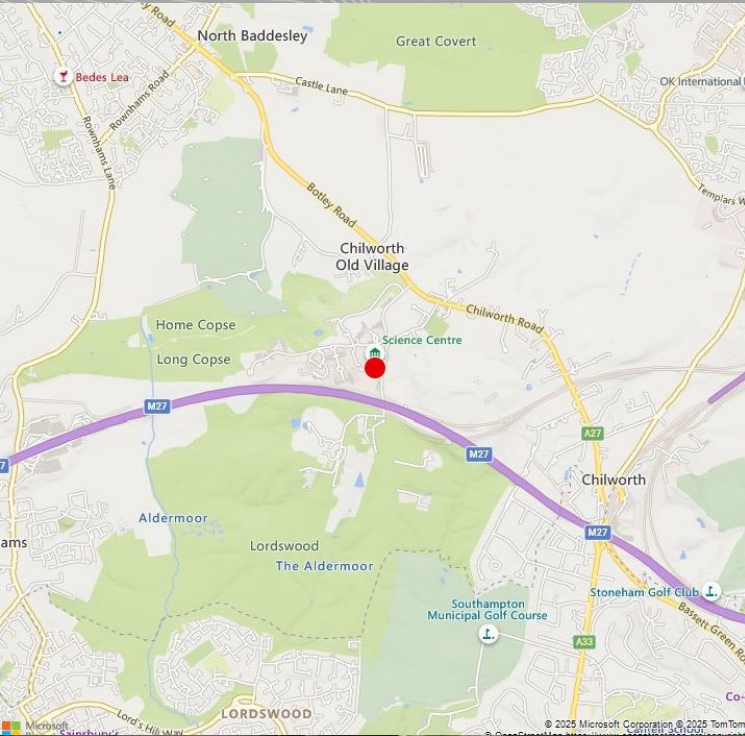
EPC

The Energy Performance Rating is A (5).





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LOCATION

The Engineering Centre is located in the centre of the Park with direct road access to workshops. A superb range of facilities & support across the Park include a range of networking events, coffee shops & further catering options, the Axis Conference Centre, a Bright Horizons nursery, preferential rates at The Club gym and the close by Best Western Chilworth Manor Hotel.



VIEWING & FURTHER INFORMATION

Viewing strictly by prior appointment:

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Regulated by RICS 12-Nov-2025