

# PORTSMOUTH

Port View, One Port Way,  
PO6 4TY



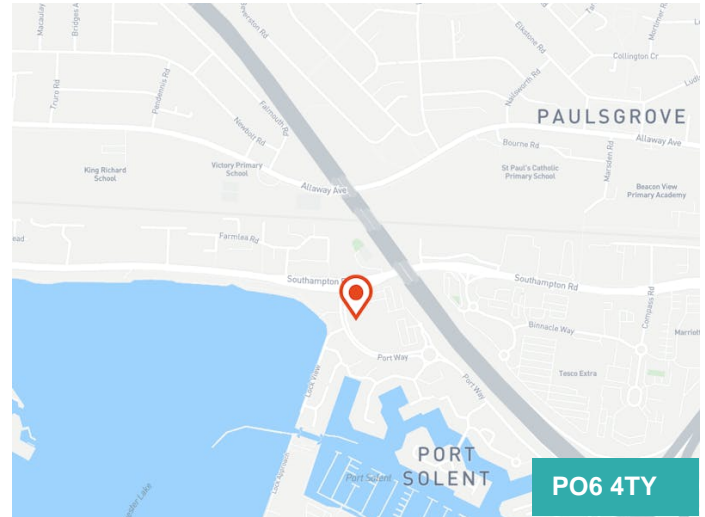
## OFFICE / SERVICED OFFICE TO LET

**200 TO 2,000 SQ FT**

- Refurbished commercial space
- Prominent location with good access to M27
- Suitable for a variety of uses
- 24/7 Access
- Flexible contracts
- Offices for 1 - 30 people
- Inclusive rent
- Attractive waterside location
- Private parking (188 spaces)
- Bike store, shower and drying room

**Offices To Let**

[vailwilliams.com](http://vailwilliams.com)



## Summary

|                       |                                    |
|-----------------------|------------------------------------|
| <b>Available Size</b> | 200 to 2,000 sq ft                 |
| <b>Rent</b>           | Rent on application                |
| <b>Business Rates</b> | To be assessed on first occupation |
| <b>EPC Rating</b>     | B                                  |

## Description

Pure Offices Portsmouth offer smart, contemporary offices to rent in Portsmouth. The offices are unfurnished, giving you flexibility to make the space your own. The building benefits from parking, meeting rooms to hire and 24/7 access. With offices to rent for 1-30 people, available on a flexible contract and gigabit-capable broadband included – you can grow within the building and provide a high standard workplace for your business. The building also benefits from air conditioning and smart amenity spaces to enjoy (both inside and out). The building is located at the entrance to Port Solent Marina Village, fronting the A27, providing convenient access to Portsmouth and Fareham alike together with easy access to the M27. The building is wheelchair accessible and there is a lift for ease of access.

## Location

One Port Way comprises a two storey purpose-built office building accommodating a range of national and local occupiers, situated within an established commercial environment. Port Solent is strategically located at the M27 via J12 gateway to Portsmouth, providing excellent accessibility to this waterside location.

Immediately south of the building is a residential and recognised leisure destination, which benefits from a range of waterfront restaurants and bars, together with a David Lloyd Leisure Club and a cinema.

## Terms

Full inclusive rent on flexi-lease terms. Further details on request.



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Vail Williams give notice that: a. the particulars are set out as a general outline for guidance and do not constitute an offer or contract; b. all descriptions, dimensions and other details are believed to be correct, any intending purchasers, tenants parties should not rely on them as statements or representations of fact c. All properties are measured in accordance with the RICS property measurement, 1st Edition May 2015 unless designated NIA/GIA/GEA, in which case properties are measured in accordance with the RICS Code of Measuring Practice (6th Edition); d. Any images may be computer generated. Any photographs show only certain parts of the property as they appeared at the time they were taken. Generated on 17/12/2024



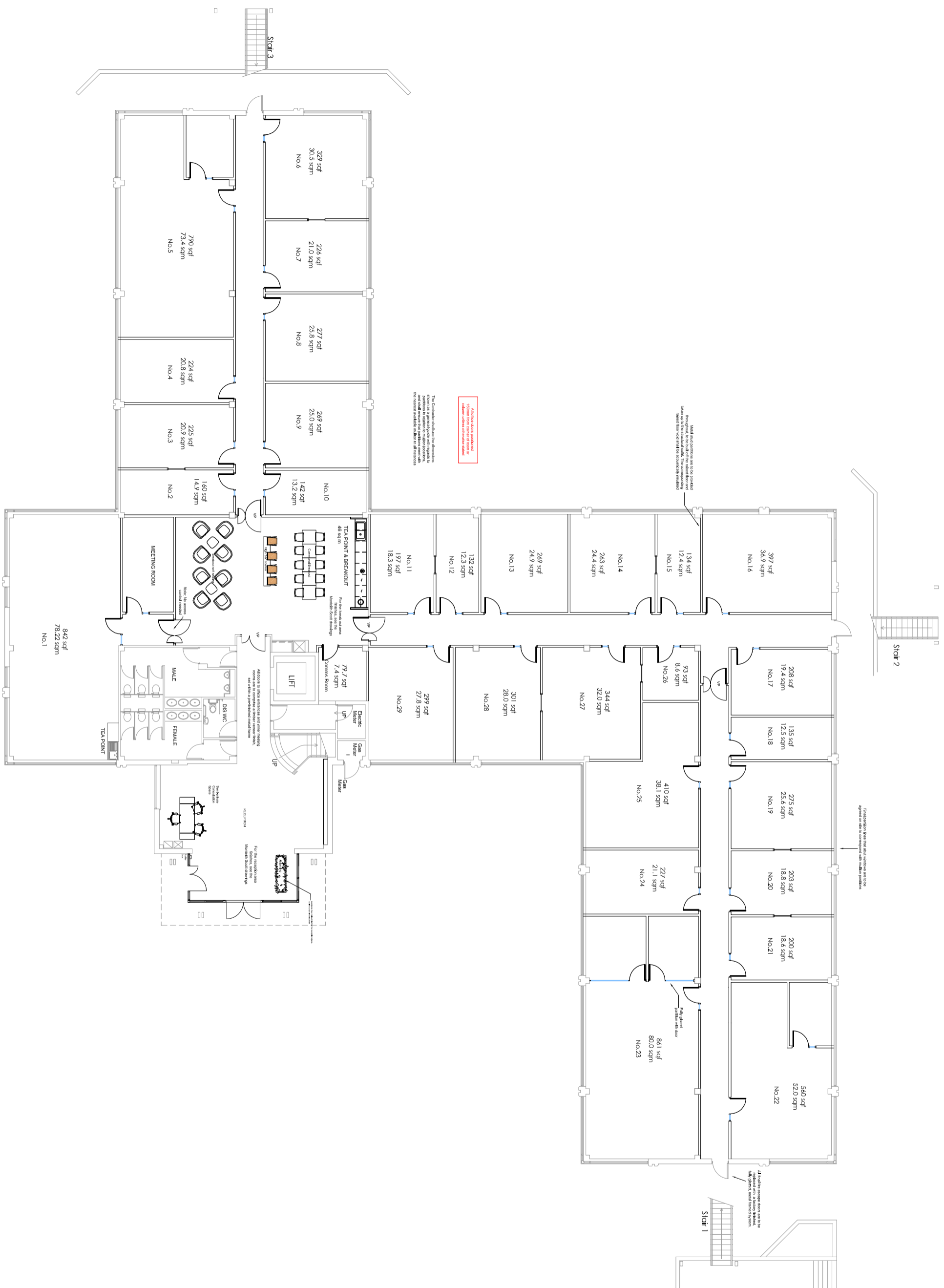












**Ground Floor**  
Scale 1:200

| Rev. | Description                       | Date     |
|------|-----------------------------------|----------|
| J    | Offices re-numbered & areas added | 01-02-17 |
| I    | Offices re-numbered               | 30-01-17 |
| H    | Offices 7 & 8 dimensions updated  | 19-01-17 |
| G    | Corridor Doors Updated            | 17-01-17 |
| F    | Partitions Updated                | 17-01-17 |
| E    | General Updates                   | 15-12-16 |
| D    | General Updates                   | 09-12-16 |
| C    | General Updates                   | 08-12-16 |
| B    | Office layout updated             | 13-10-16 |
| A    | Various updates                   | 05-10-16 |

**Proptas**  
BUILDING & PROJECT CONSULTANTS

Third Floor, 75-77 Colmore Row  
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Email: info@proptas.com

Client:  
**NW UK (Port Solent) Limited c/o  
Northwood Investors International Ltd**

Project Address:  
**No.1 Port Way, Block A  
Port Solent, Portsmouth**

Drawing Title:  
**Proposed Ground Floor  
General Arrangement Plan**

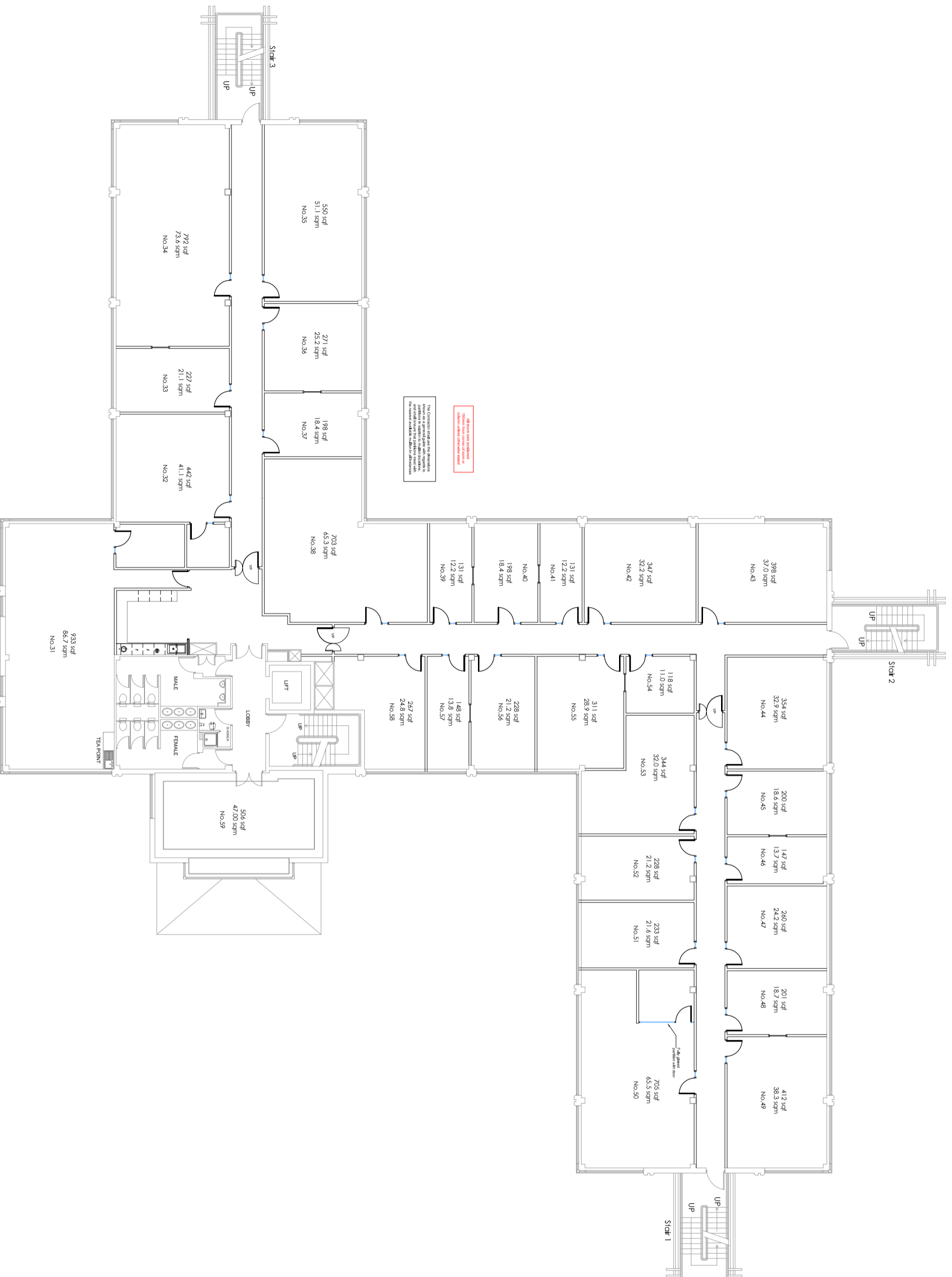
Project Number: Drawing Number: Revision:  
**160901 P001 J**

Drawing Status: Construction Issue

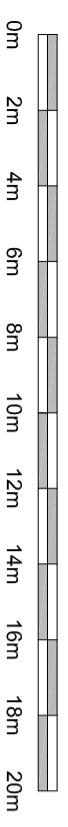
Scale: Date:  
**As Shown @ A3 September 2016**

Drawn By: Checked By:  
**JR CH**

All dimensions are in millimetres unless otherwise stated.  
Dimensions to be verified on site.  
Do not scale.  
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**First Floor**  
Scale 1:200



| Rev. | Description                            | Date     |
|------|--|----------|
| I    | Offices re-numbered & areas added      | 01-02-17 |
| H    | Office layout amended                  | 30-01-17 |
| G    | Shower room and corridor doors updated | 17-01-17 |
| F    | Partitions updated                     | 17-01-17 |
| E    | General Updates                        | 15-12-16 |
| D    | General Updates                        | 09-12-16 |
| C    | General Updates                        | 08-12-16 |
| B    | Layout updated                         | 13-10-16 |
| A    | Various updates                        | 05-10-16 |

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Client:  
**NW UK (Port Solent) Limited c/o  
Northwood Investors International Ltd**

Project Address:  
**No.1 Port Way, Block A  
Port Solent, Portsmouth**

Drawing Title:  
**Proposed First Floor  
General Arrangement Plan**

Project Number: 160901  
Drawing Number: P002  
Revision: 1

Scale: As Shown @ A3  
Date: September 2016  
Checked By: CH  
Drawn By: JR

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