



OCULUS HOUSE, SOUTHAMPTON, SO40 3SA

OFFICE / SERVICED OFFICE FOR SALE

4,300 SQ FT (399.48 SQ M)



Summary

Self-Contained Office - For Sale

Available Size 4,300 sq ft

Price £1,000,000

EPC Rating Upon Enquiry

- Headquarters office building
- Excellent links to the M27
- Up to 20 parking spaces
- Kitchen/breakout area
- Shower Facilities
- High quality office space

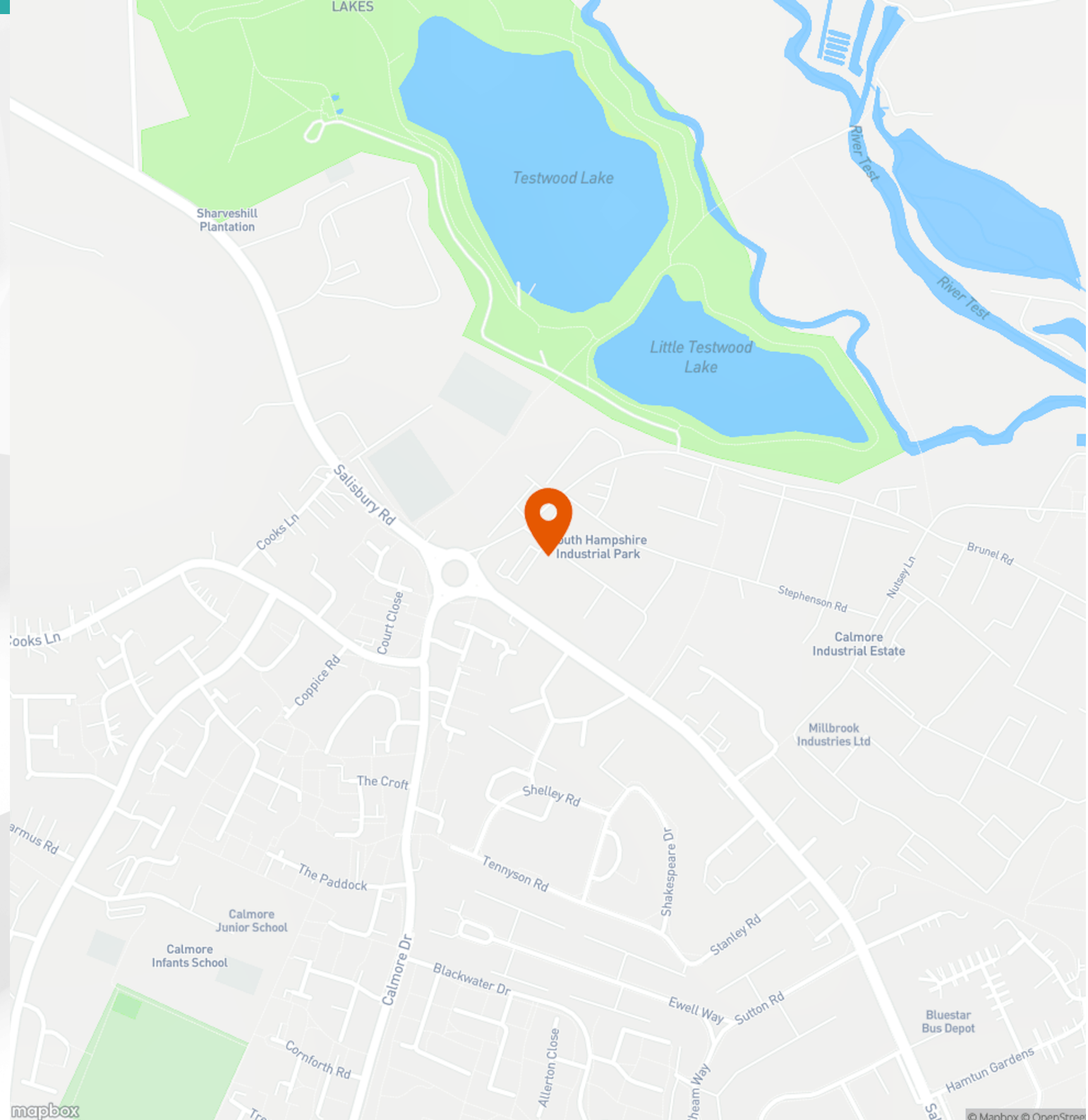


Location



Oculus House, Eddystone
Road, Southampton, SO40
3SA

The property is prominently situated on the corner of the established Calmore Industrial Estate, which is located 5 miles west of Southampton City Centre on the A36 main Southampton to Salisbury Road. Junction 2 of the M27 is approximately 1.5 miles north via the A36 with Totton Town Centre approximately 1 mile south.





Further Details

Description

High quality office space comprising:-

- Mix of open plan and cellular office space
- Air conditioning / Heating
- Bike storage
- Shower facilities
- Kitchenette
- Meeting rooms
- Various workstations
- Parking

Terms

The freehold interest is available to purchase - price on application

Legal Costs

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

VAT

Unless otherwise stated terms are strictly exclusive of Value Added Tax and interested parties must satisfy themselves as to the incidence of this tax in the subject case.

AML

In accordance with Anti-Money Laundering requirements, two forms of identification will be required from the purchaser or tenant and any beneficial owner together with evidence/proof identifying the source of funds being relied upon to complete the transaction.





Enquiries & Viewings



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