



Office To Let, Southampton

- Prominent Location
- Car parking ratio of 1:864 sq ft
- Air conditioned offices with raised floors

4th Floor

2 Charlotte Place, Southampton, Southampton, SO14 0TB

**AVISON
YOUNG**



Summary

| | |
|-----------------------|---|
| Available Size | 5,000 to 11,766 sq ft / 464.52 to 1,093.10 sq m |
| Rent | £17.95 per sq ft |
| Business Rates | Upon Enquiry |
| Service Charge | Upon Enquiry |
| EPC | C |

Property Highlights

Prime City Centre Offices in Southampton. Charlotte Place is a nine-storey office building built in 2008 along with the adjacent Jury's Inn hotel. The floor was refitted in 2015 with Cat II lighting 15 internal offices kitchen/break out area and shower. In 2021 the building is due to undergo upgrade works including a new reception. Also available on a sublease from 5,000 sq ft.

Location

Charlotte Place occupies a prime position on the roundabout junction of the A33 and St Andrews Road (A3024) the main route into the City Centre from the M3. The building is opposite East Park and within a 10 minute walk of the shops and restaurants of London Road and Bedford Place. Southampton Central train station is a 10 minute walk.

Accommodation

| Name | sq ft | sq m | Availability |
|--------------|---------------|-----------------|--------------|
| 4th | 11,766 | 1,093.10 | Available |
| Total | 11,766 | 1,093.10 | |

EPC

C(55)



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