

2 CHARLOTTE PLACE

Southampton | SO14 0TB

A newly refurbished, sustainable place to work in the vibrant heart of Southampton



WELCOME TO 2 CHARLOTTE PLACE

A SMART &
SUSTAINABLE
BUSINESS SPACE



CONCIERGE
SERVICE



MODERN BUSINESS
LOUNGE FOR FLEXIBLE USE



VIEWS ACROSS
THE CITY



DEDICATED
SHOWERS &
LOCKER FACILITIES



VOI
NETWORK



EV
CHARGING



SECURE BIKE
STORAGE



2 CHARLOTTE PLACE

WALKING TIMES

- | | | |
|--|---|--|
| <ul style="list-style-type: none"> 1 Bedford Place
Bars & Restaurants ⚡ 10 mins 2 Cultural Quarter
Art Gallery, Library, Guildhall ⚡ 9 mins 3 City Parks
East Park, Watts Park, Palmerston Park ⚡ 8 min 4 Marlands Shopping
Independent Stores ⚡ 13 mins | <ul style="list-style-type: none"> 5 Mayflower Theatre
Broadway Shows ⚡ 12 mins 6 Southampton Central Station
For trains to London ⚡ 18 mins 7 West Quay Shopping
M&S, John Lewis, Apple ⚡ 15 mins 8 West Quay Leisure
The Quays, Showcase Cinema ⚡ 20 mins | <ul style="list-style-type: none"> 9 St Mary's Stadium
Premiership Football games ⚡ 17 mins 10 Town Quay
Red Funnel Ferry Terminal ⚡ 25 mins 11 London Road
Tesco, Starbucks ⚡ 7 mins 12 Southampton Common
365 Acre Green Space ⚡ 33 mins |
|--|---|--|

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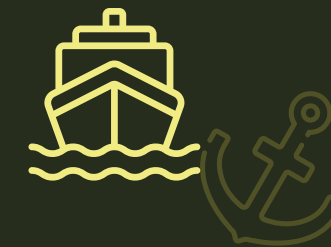
ONE OF THE
LARGEST
RETAIL DESTINATIONS IN THE SOUTH



SOUTHAMPTON IS
HOME TO 2
UNIVERSITIES



SOUTHAMPTON HAS A
37,800
STUDENT POPULATION



A CITY STEEPED IN
MARITIME
HISTORY



THE UK'S ONLY GEOTHERMAL
POWER PLANT
PROVIDING ELECTRICITY & HOT WATER



HOME TO THE LARGEST THEATRE
MAYFLOWER
ON THE SOUTH COAST



SOUTHAMPTON HAS SIX AWARD WINNING
PARKS
ALL WITH GREEN FLAG STATUS



THE PORT OF SOUTHAMPTON IS THE
LARGEST
CRUISE PORT IN THE UK



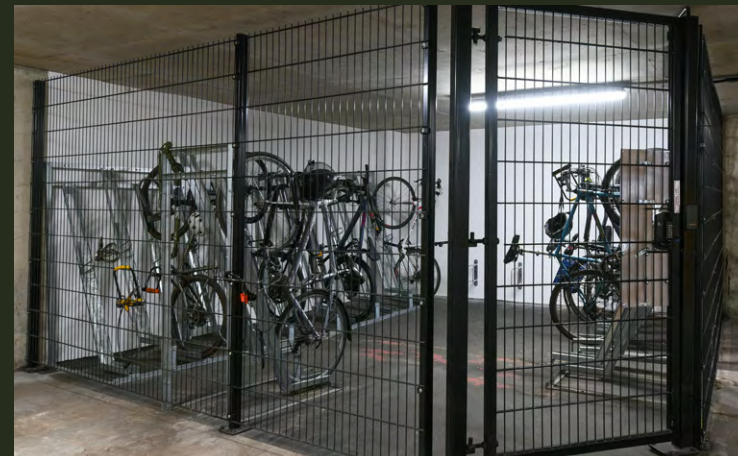
BY CAR

Winchester	22 mins
Bournemouth	45 mins
Reading	1 hr 10 mins
London	1 hr 50 mins

BY TRAIN

Winchester	16 mins
Bournemouth	40 mins
Reading	50 mins
London	1 hr 20 mins

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**A MODERN, FLEXIBLE,
WORKLIFE ENVIRONMENT**

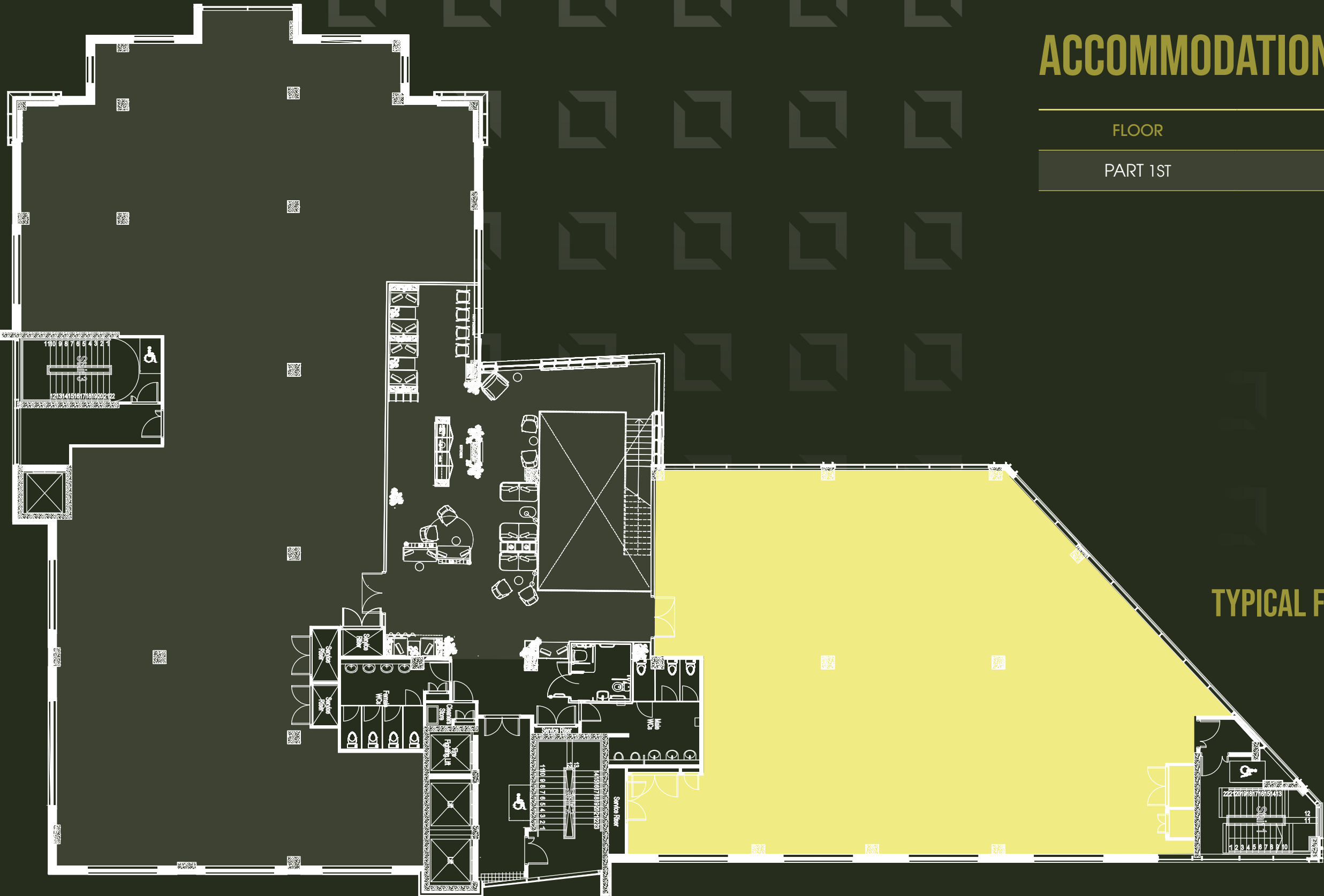
FLEXIBLE FLOORPLANS

2 CHARLOTTE PLACE



ACCOMMODATION

FLOOR	SQ FT
PART 1ST	3,499



TYPICAL FLOORPLATE

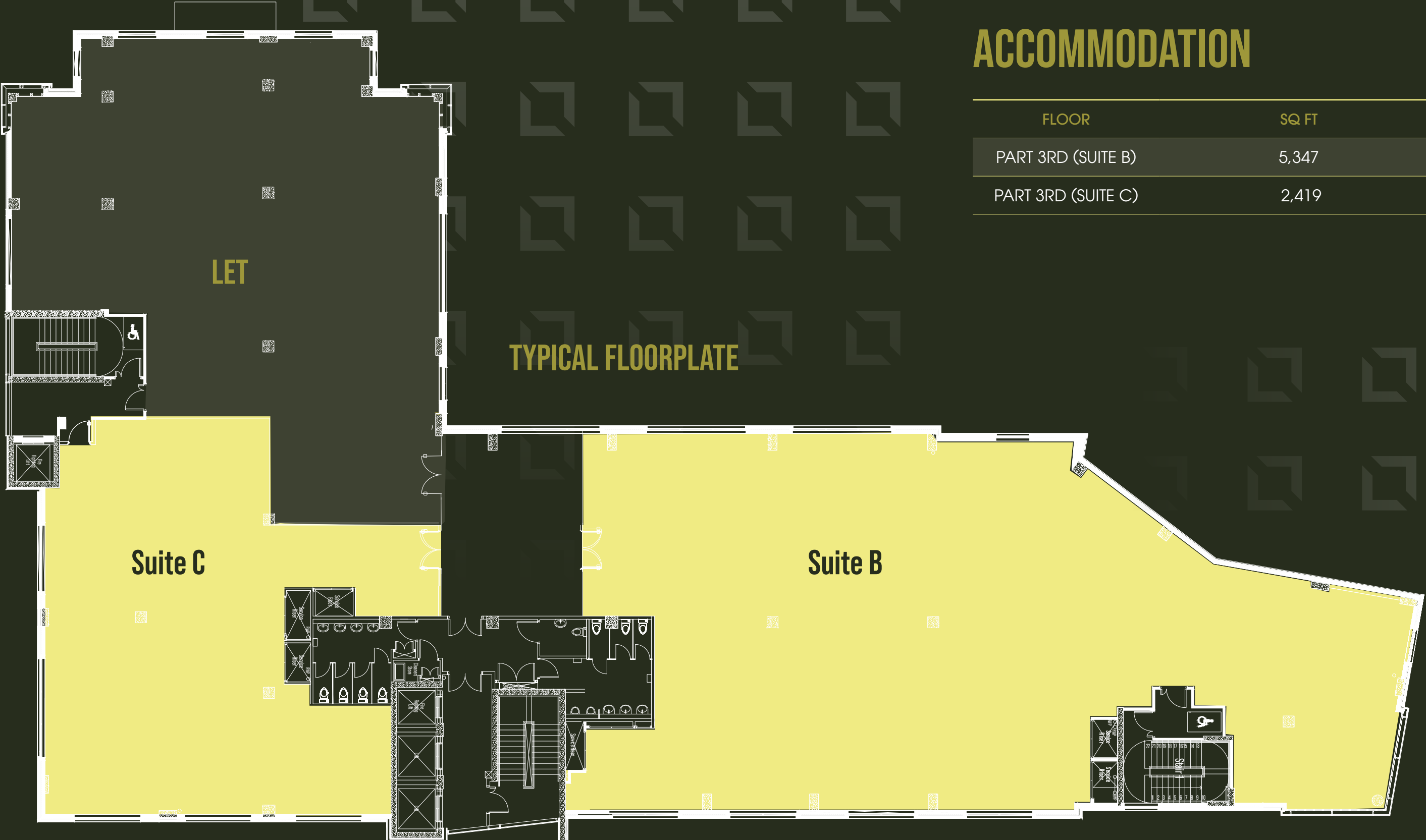
FLEXIBLE FLOORPLANS

2 CHARLOTTE PLACE



ACCOMMODATION

FLOOR	SQ FT
PART 3RD (SUITE B)	5,347
PART 3RD (SUITE C)	2,419



LET

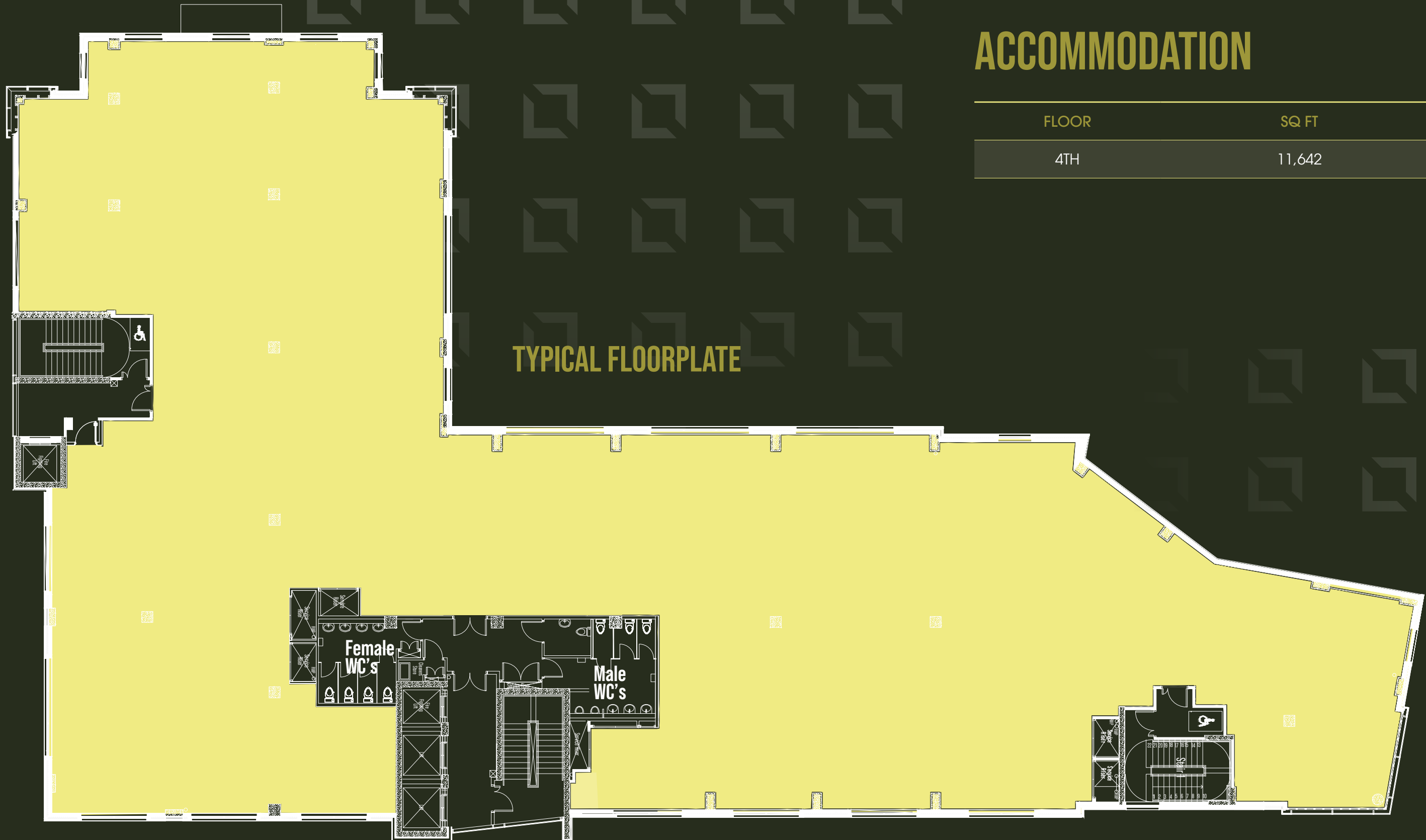
TYPICAL FLOORPLATE

Suite C

Suite B

FLEXIBLE FLOORPLANS

2 CHARLOTTE PLACE

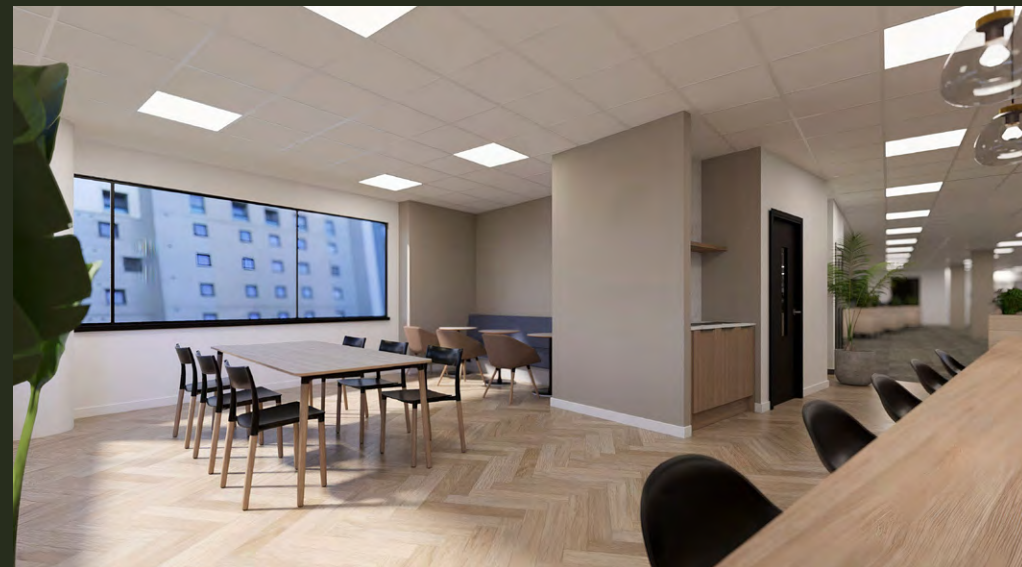


ACCOMMODATION

FLOOR	SQ FT
4TH	11,642

POTENTIAL OFFICE SPACE

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TERMS

The accommodation is available to let on new lease terms to be agreed.

SERVICE CHARGE

A service charge will be levied in respect to the common parts and exterior of the building.

RENT

Terms on application.

RATES

Interested parties to make own enquiries with local authority.

VAT

VAT will be chargeable on the terms quoted.

LEGAL COSTS

Each party is to be responsible for their own legal fees.

EPC

Rating B 43.

FURTHER INFORMATION

CONTACTS

For further information or to arrange to view the property please contact the agents:

George Pooley

E: GPooley@lsh.co.uk

M: 07514 308217

Andy Hodgkinson

E: AHodgkinson@lsh.co.uk

M: 07702 801595

Nik Cox

E: ncox@vailwilliams.com

M: 07870 557410

**Lambert
Smith
Hampton**

023 8033 0041
www.lsh.co.uk

