



To Let

Nexus, Harlow Innovation Park

London Road, Harlow, Essex,
CM17 9LS

1,550–12,355 sq ft (144–1,148 sq m)

New Grade A office suites available

Established location with local occupiers
that include include Public Health England
and Renesas

Description

Nexus provides a state of the art office building at Harlow Innovation Park with occupiers including Renesas and Public Health England.

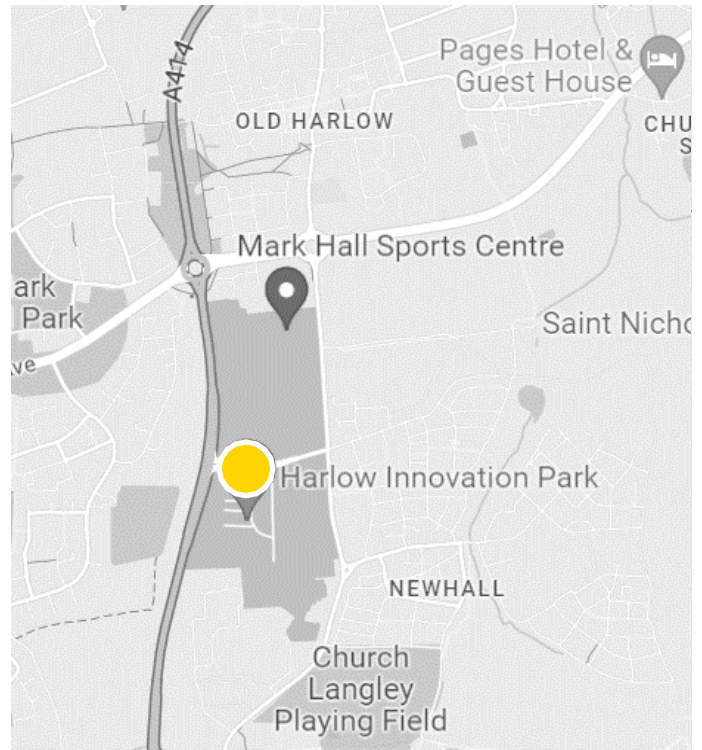
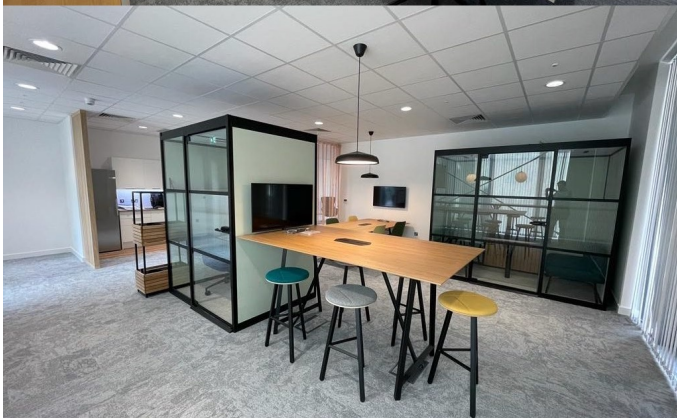
The collection of new fitted out, flexible office suites, are specifically designed for innovative businesses. From scale-ups to established corporates, our range of self-contained suites provide modern contemporary workspaces that enjoy access to a shared high quality meeting rooms and touch down facilities embracing today's agile working practices.

Location

Located at the heart of the London-Stansted-Cambridge corridor with easy access to M11 from junction 7 (south to London), & 7A (north to Stansted and Cambridge). Harlow Innovation Park provides excellent connectivity to walking, cycle, bus and rail networks.

Accommodation

| | Sq ft | Sq m |
|--------|--------|-------|
| G2 | 1,550 | 144 |
| G3 | 3,844 | 357 |
| PT 1ST | 6,961 | 647 |
| Total | 12,355 | 1,148 |



Tenure – Available on new lease terms

Rateable Value – Upon request

EPC – TBC

VAT – Applicable

Rent – Upon Request

Contacts

Chris Wade
07816 505 718
chris.wade@strettons.co.uk

Neal Matthews
07803 850 227
neal.matthews@strettons.co.uk



[View further information on website](#)

Strettons and their clients give notice that: 1. They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or, representations of fact. 2. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and the Agents have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.