



## Floor Plans



# Norwich Research Park

## High specification laboratory and office accommodation to let

Laboratory suites from 202.3 sq ft – 866.4 sq ft (18.8 sq m – 80.5 sq m) net

Office suites from 168.9 sq ft – 368.1 sq ft (15.7 sq m – 34.2 sq m) net

### Building specification

- Staffed reception
- Spacious, bespoke wet laboratory and office suites
- Flexible office accommodation
- Integral shared access laboratory facilities and equipment tailored to tenants' requirements
- Biological and chemical waste management facilities
- High bandwidth internet access
- IT and telecoms support service
- Meeting and board rooms
- Large break-out area
- Virtual office services and hot desking
- Car parking
- Cycle racks
- BREEAM 'Very Good'
- High frequency lighting with automatic presence detection
- Thermal comfort / low CO<sub>2</sub> emissions
- Separately metered suites
- Shared fitted kitchens
- Passenger and goods lifts

### Service charge

A service charge is payable by all tenants. This covers common areas, maintenance and shared facilities. Further information is available on request.

### Legal costs

Each party will pay their own legal costs in any transaction.

### VAT

All prices and costs quoted are subject to VAT.

**For more information or to view the NRP Innovation Centre, please contact:**

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**THE SECOND FLOOR  
NOW FULLY LET**

**First floor**



- Common Areas & Circulation
- Toilets
- Service Areas
- South Wing
- East Wing
- Central Core Offices

**Ground floor**

