TO LET

TWO DORKING OFFICE PARK
MODERN OPEN PLAN OFFICES
2,500 – 28,993 SQ FT (232 – 2,694 SQ M)
Two Dorking Office Park is a contemporary, modern office building. The three floors provide an inviting and motivating environment for business with natural daylight flooding through the central atrium and full height glazed reception.

- Triple storey office with central atrium
- VRF cooling and heating
- Double height reception
- Raised floors
- 3 showers
- Passenger lift
- 100 parking spaces (1:281 sq ft)
- Cycle racks
- EPC C

<table>
<thead>
<tr>
<th>SCHEDULE OF AREAS</th>
<th>NIA SQ FT</th>
<th>IPMS-3 SQ FT</th>
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</thead>
<tbody>
<tr>
<td>SECOND FLOOR</td>
<td>5,772</td>
<td>6,012</td>
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<tr>
<td>FIRST FLOOR</td>
<td>10,607</td>
<td>10,923</td>
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<tr>
<td>GROUND FLOOR</td>
<td>10,997</td>
<td>11,219</td>
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<tr>
<td>RECEPTION</td>
<td>809</td>
<td>839</td>
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<tr>
<td>TOTAL</td>
<td>28,185</td>
<td>28,993</td>
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</tbody>
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SECOND FLOOR IPMS-3
6,012 SQ FT (559 SQ M)
With potential to divide from 2,500 sq ft

GROUND FLOOR IPMS-3
11,219 SQ FT (1,042 SQ M)

Not to scale. Indicative plans only.