

Part Ground and First Floor

BUILDING 7200 ARC OXFORD

OX4 2JZ

**5,567 SQ FT
(517 SQ M)**

**FITTED CL2 LABORATORIES WITH OFFICES
UNDER OFFER**

ARC.

INTRODUCTION

ARC Oxford is home to a thriving community of world-changing companies. Find outstanding lab, co-working, advanced manufacturing and office space, fabulous food and drink, and a green, energising campus environment. All within close proximity of Oxford's world class research institutes, teaching hospitals and universities.



ARC Oxford is set to grow 750,000 sq ft of brand new science-ready space — offices, labs, cleanrooms and cutting-edge R&D facilities — will soon evolve the cluster into a world-class environment for science and innovation. It's an investment in ARC's future, Oxford's continued position as a global centre of invention, and the UK's ambition to become a science superpower.

Oxford Cowley Branch Line

From 2029 the Government-funded Oxford Cowley Rail Station will bring direct train services to Oxford City Centre and London Marylebone from ARC Oxford's doorstep.



BUILDING 7200 AT A GLANCE

- 5,567 sq ft
- Fitted CL2 laboratories and offices
- Comfort cooling (6 air changes per hour)
- Vulcathene drainage
- Bench trunking
- Laminate work benches (fixed and mobile)
- Write up / office area
- Gas pipework installed
- Cat 5 water installation
- LED lighting
- Kitchenette
- WC & shower room
- 31 parking spaces
- EPC B

**AN INTEGRAL PART OF
OXFORD'S WORLD-
FAMOUS INNOVATION
ECOSYSTEM**

The city of Oxford is a life science superpower connecting talent to global impact.

- 193 Oxford University spinouts, the highest intensity in the UK averaging over 17 spinouts per year since 2011*
- University of Oxford named number 1 university in the world 7 years running**
- Oxfordshire is home to more than 40,000 active companies
- Over £1.4 billion of funding raised by Oxford spinouts in 2021

OXFORD COWLEY TRAIN STATION

(Due to open 2029)



5 MINUTES
walk from
ARC Oxford

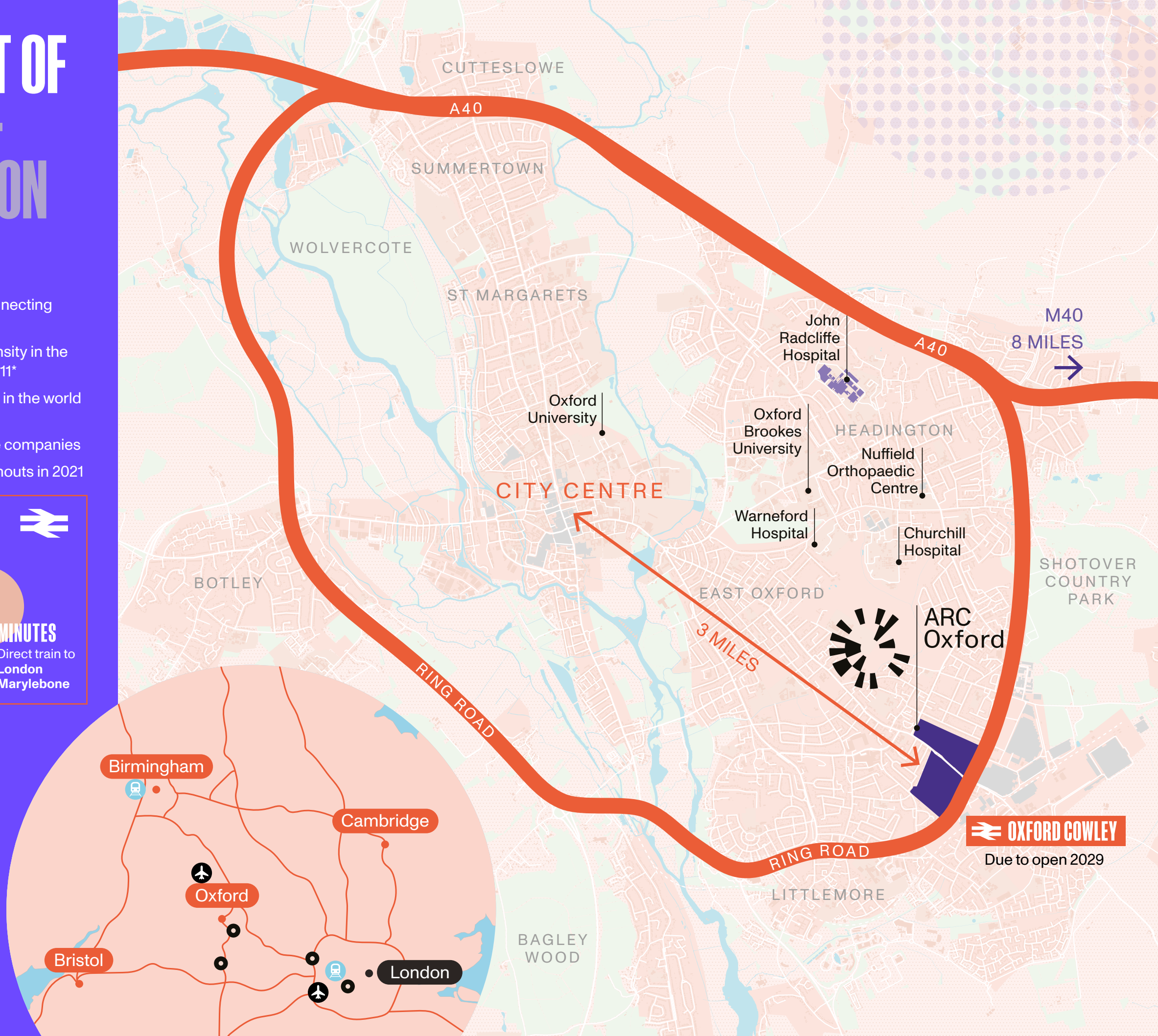
8 MINUTES
to
City Centre

75 MINUTES
Direct train to
**London
Marylebone**

-  Oxford Airport
– 20 mins by car
-  Heathrow Airport
– 45 mins by car
-  London Paddington
– 80 mins by train
-  Birmingham Snow Hill
– 70 mins by train
-  ARC Clusters & Harwell

*<https://www.ox.ac.uk/>

****According to The Times Higher Education (THE) World University Rankings 2023**



BUILDING SPECIFICATION

Building 7200 comprises a prominently located building positioned at the heart of ARC Oxford.

The property provides fitted CL2 laboratory and office accommodation.

Under offer.



Fitted office accommodation



Fitted lab accommodation



Vulcathene drainage



Vinyl floors



Benching



CAT 5 water installation



Wipeable ceiling tiles



LED lighting



Raised access floors



Showers



31 car parking spaces

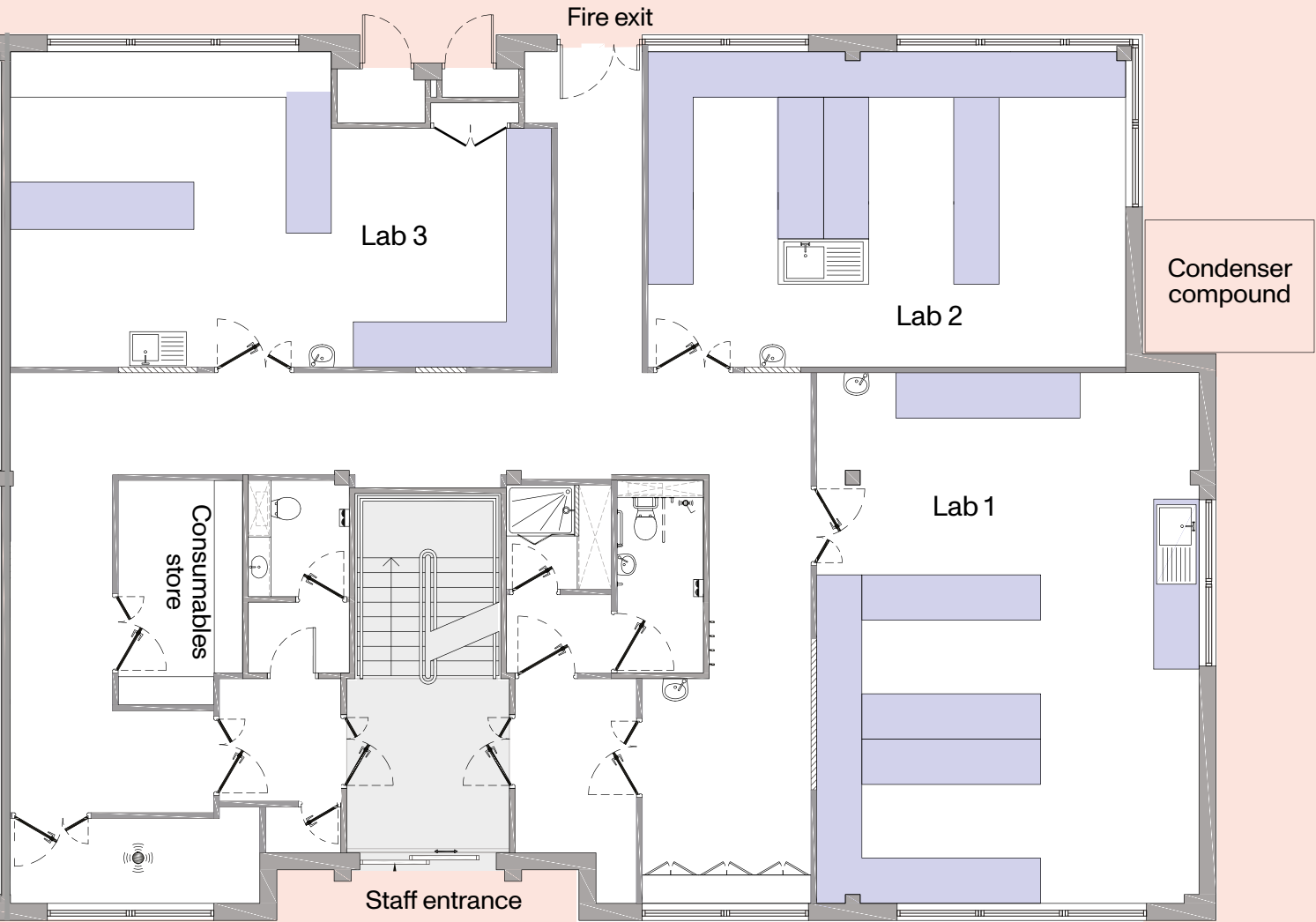


6 air changes per hour

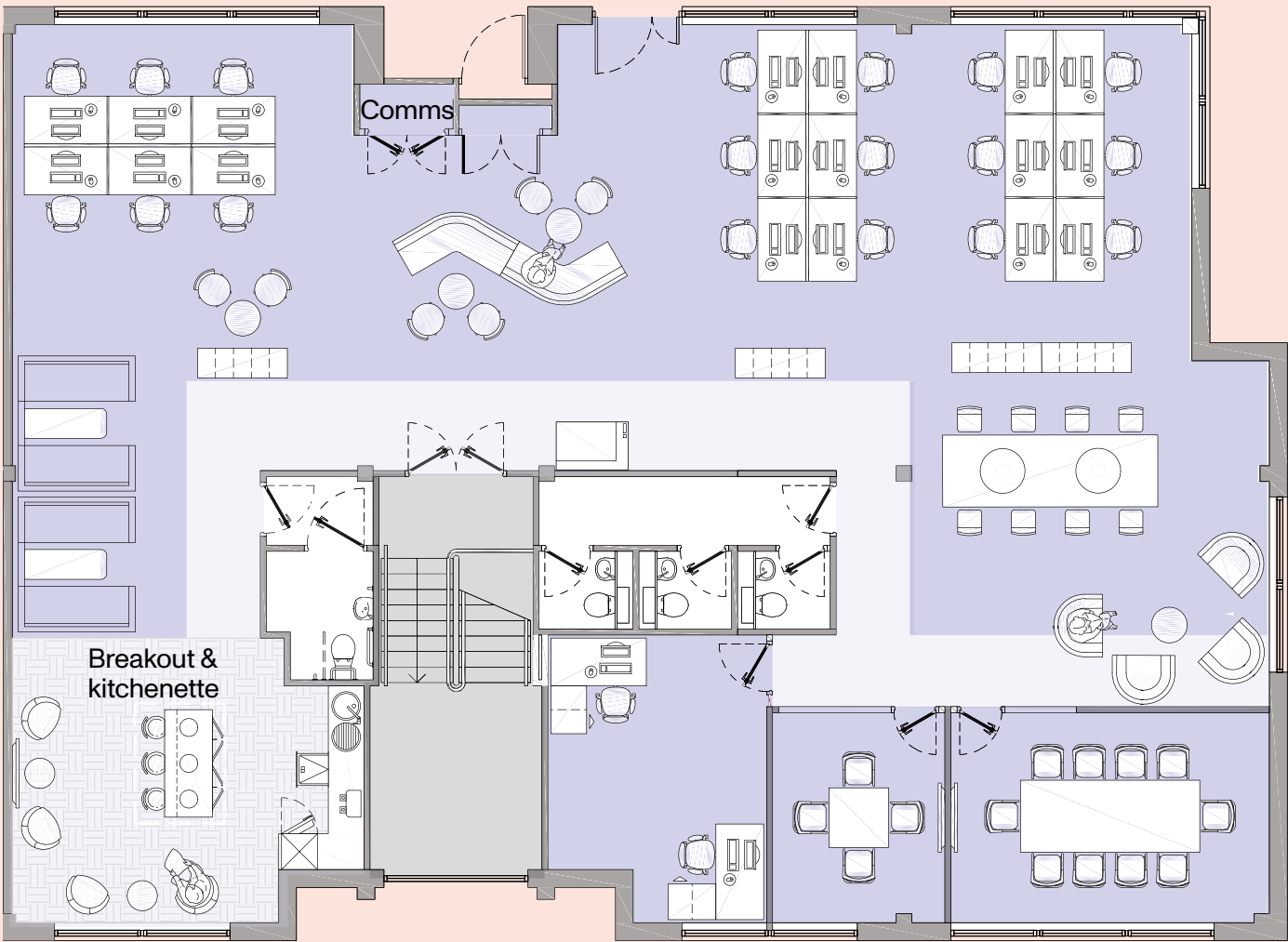


FLOORPLANS

GROUND FLOOR (LABS) 2,757 SQ FT



FIRST FLOOR (OFFICES) 2,810 SQ FT



CAMPUS-WIDE AMENITIES



OXFORD FACTORY

A cafe and restaurant with a great selection of food and drink for whatever the occasion. If its just a quick coffee or a bigger lunch with a number of colleagues.



EVENTS

Member Meet Up –
Community Lunch



SHOPPING

Shopping opportunities of Oxford retail park including M&S, Tesco and Boots



HOTEL

Premier Inn on-site



DAVID LLOYD GYM

Spa with steam room and sauna

- 6 Tennis courts (indoor and outdoor)
- Fully equipped gym
- Indoor pool
- Exercise classes



THE MARKET PLACE

A community square with a landscaped open lawn area hosting outdoor events all year round

OXFORD WORKS

A collaborative workspace to develop ideas, network and come together

- Hire a desk from 1 hour
- Quiet spaces for focused work
- Board rooms
- Seminar theatre
- Pool table

TESTIMONIALS

"It's been a great experience working with ARC to accommodate Perspectum's Oxford based staff into this newly renovated and modern space. We are looking forward to moving in so that our staff can benefit from all the Park has to offer."

Perspectum Diagnostics



"It is an exciting period of growth for OMass Therapeutics as we move to our new premises, bringing all our staff under one roof so we can continue to execute on our plans to discover drugs for previously undruggable targets and, ultimately, bring life changing medicines to patients."

OMass Therapeutics



"ARC Oxford is already home to our manufacturing facility known as Oxbox, which is in operation for our viral vector manufacturing activities and also supporting the manufacturing of a COVID-19 vaccine candidate. In March 2020, as our activities and workforce expanded, we took the decision to relocate our corporate headquarters team from our existing HQ to a new office location on the Park. ARC have helpfully accommodated all of our commercial requirements with the new office and we are delighted with the quality of the building and the wider environment."

Oxford BioMedica



A GROWING INNOVATION CAMPUS

ARC Oxford is a nurturing environment for a community of extraordinary organisations making history at the cutting edges of their industries.

Scan here to view our ARC Oxford video.



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OXB

OrganOx
living organs for life

Perspectum
Diagnostics

OXB

FluoRok
REINVENTING FLUORINATION

accession
therapeutics

OXFAM

OXAI
Universal Autonomy

spybiotech

ivyfarm
technologies

Oxford BioDynamics

GILEAD
Creating Possible

OMass
THERAPEUTICS

CANCER
RESEARCH
UK

ULTROMICS™

SELOXIMUM

PENNINGTONS
MANCHES

TFP
Oxford Fertility

FREETHS

BLACKBERRY CLINIC
Back, Muscle and Joint Pain Specialists

NHS

Ignota
Labs

Yellowstone
BIOSCIENCES

Nielsen

tripadvisor

OXFORDSHIRE
COUNTY COUNCIL



ELSEVIER

TI Automotive

WILEY

JOIN THE ARC COMMUNITY

Being at ARC Oxford connects you with a community within the Advanced Research Clusters (ARC) portfolio of over 10,000 people and 300+ business, research and academic organisations, spanning life science, healthtech, deeptech, clean energy and digital/AI.

Backed by Brookfield, ARC exists to create world leading clusters for science, technology and innovation. Our community has exclusive benefits including events, summits, training, profile and access to space for away days and science sprints. Our portfolio includes the Harwell campus, ARC Oxford, ARC West London in Hammersmith and ARC Uxbridge close to Heathrow, and we will be investing in adding millions of sq ft over the next few years.

**CONNECT WITH THE WIDER ARC COMMUNITY,
ITS INFRASTRUCTURE AND EVENTS**

HARWELL

Oxfordshire

The UK's leading science and innovation campus.



National Quantum Computing Centre

THE FARADAY INSTITUTE

diamond

esa

UK Health Security Agency



NANOPORE Technologies

BARINTHUS BIOTHERAPEUTICS

moderna



Agilent Technologies

The Rosalind Franklin Institute

Catalent



Science and Technology Facilities Council

Central Laser Facility



ARC West London

A transforming riverside home for UK life science in Hammersmith.

Epsilon

econic

SANIA THERAPEUTICS

GENinCode



ARC Uxbridge

A centre for innovation within London's green belt and close to Heathrow.

xerox

Danfoss

sterling lexicon

Bristol Myers Squibb

AMGEN

parexel



Daiichi-Sankyo

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Scan here to view our
ARC Oxford video.