

ARC OXFORD NASH COURT

FLEXIBLE SHORT-TERM SPACE

ARC.



Building 4400, Ground Floor
4200 and 4220 are immediately
available to organisations based
on or off ARC Oxford, to fulfill
flexible short term interim
workspace requirements.

INTRODUCTION

ARC Oxford is home to some of the world's most impactful science and innovation organisations. At the heart of the city's world-leading innovation ecosystem — an integral part of a powerful knowledge economy. Discover offices, co-working, fitted labs in Oxford city centre on the doorstep of Oxford University and 3 miles from John Radcliffe Hospital.

INTRODUCTION



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.

INTRODUCTION

EASILY CONNECTED



3 miles
Oxford Train Station



1 hour
London Paddington



2.3 miles
High Street



8 miles
M40 Junction 8/9



50 minutes
London Heathrow



2.4 miles
Headington Hospitals



LIFE ON CAMPUS

The Oxford Factory & Works

01

Next

05

Children's Day Nursery

09

The Market Place

02

Boots

06

Longwall Restaurant

10

Tesco

03

Petrol Station

07

David Lloyd Racket & Health Club

11

M&S

04

Premier Inn Hotel

08

Templars Square Shopping Centre

12



4400, GROUND FLOOR 4200 & 4220 SPECIFICATION

Description

Building 4200, 4220 and 4400 Nash Court are detached two storey office buildings with allocated car parking. Each are available immediately on flexible, budget friendly short term leases.

4400

Rentable building area (NIA): 7,411 sq ft
EPC rating D
Can be let as a whole or by single floors

Ground Floor 4200

Rentable building area (NIA): 3,689 sq ft
EPC rating D

4220

Rentable building area (NIA): 4,885 sq ft
EPC rating D



Indicative interior

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OXFORD ARC LIFE



Our community portal is available on your desktop or mobile app, bringing daily events, services, competitions to you and your colleagues. Whether you want to join us at a summer party, book a yoga class or book space in our business lounge – it is all here for you at Oxford ARC Life.



OXFORD WORKS



Come and meet our Campus Team at the Oxford Works, where you can hire a desk for an hour, a day or longer. With inspiring lounge space, phone booths and meeting rooms, it is the perfect work space that provides a refreshing alternative. There is also a fully equipped seminar theatre dedicated for our members.



CAMPUS COMMUNITY



The Oxford Factory

At the Oxford Factory you can grab a coffee, hold an informal meeting or treat yourself to freshly baked pizza and other freshly cooked meals. Our contemporary restaurant serves the very best locally produced food and drink and can provide corporate catering to our seminar spaces or your workspace.

The Market Place

A vibrant social meeting place to grab a coffee at the Oxford Workshop, take time out to play some table tennis and enjoy the outdoor environment, relaxing in a deckchair on the lawns. For a hot chocolate in the winter sun or a bbq party in the summer, you can enjoy the Market Place all year round.





MEMBERS

AC Nielsen	Jazz Pharmaceutical
Accession Therapeutics	NHS
ARGC	Oxbotica
Animal Dynamics	Oxfam
Audi Oxford	Oxford Biodynamics
Blackberry Clinic	Oxford Biomedica
Bright Horizons	Oxford County Council
British Gas	Oxford Fertility
Cancer Research	Oxford Management
Cluttons	Perspectum
Evox Therapeutics	Pure Offices
Exact Sciences	Royal Mail
Freeths	Spybiotech
GRE	TI Automotive
Harley Davidson	Ultromics
Ivy Farm	Wiley



TESTIMONIALS

"It's been a great experience working with Arlington 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."

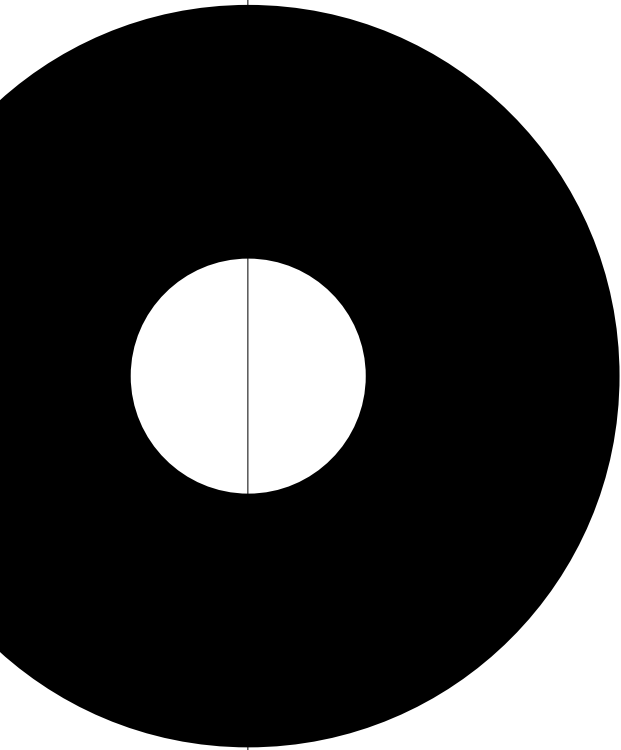
Perspectum Diagnostics

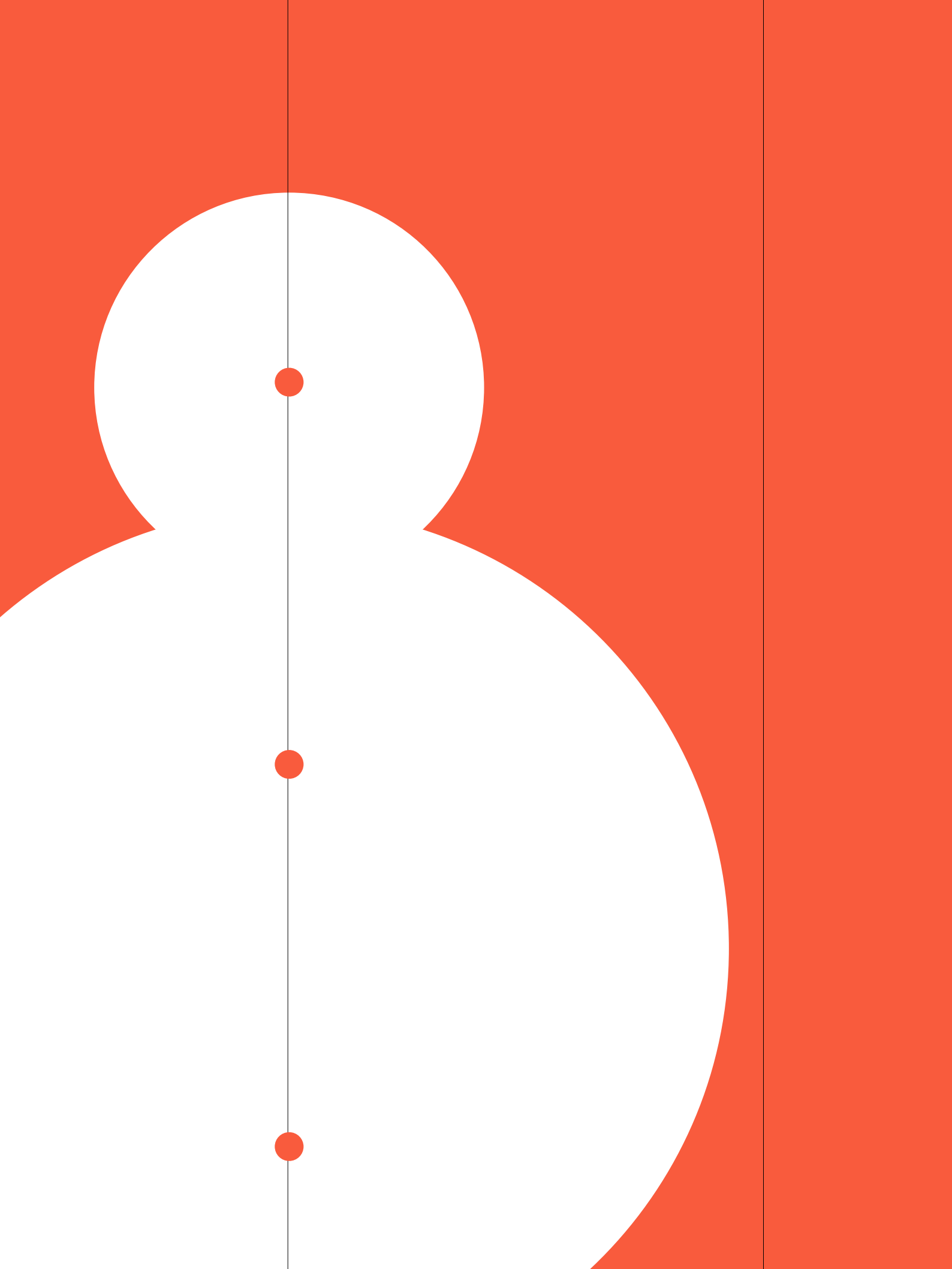
"Our rapidly expanding business needed to acquire fully fitted lab space within a very short timeframe. The Arlington team at ARC Oxford stepped up to this challenge, finishing on time and to a very high standard – we are delighted with the result."

Evox 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. Arlington 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





DEVELOPER

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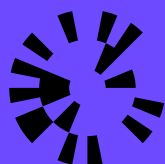
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**ARC
Oxford**

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