

Salmon Harvester sells Ascot offices

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Salmon Harvester Properties (SHP) has sold the freehold investment of 2 Queen's Square on Ascot Business Park to private investor, Queen's Square Holdings Limited (QSHL).



The 9,476 sq ft office building is fully occupied under four leases to Handelsbanken, R&J International, Flying Colours and Loyalty Angels, with a WAULT of approximately eight years. The sale price of £3.120m reflects a net initial yield of 6%.

Salmon director Pat Mahoney said: "The price achieved reflects the high quality of the investment and its excellent location. This follows our team's focused activity in achieving full letting of 2 Queen's Square to secure the strong income stream."

The remaining offices at Ascot Business Park are available to investors or owner occupiers to purchase with sizes ranging from 1,667 sq ft up to 14,200 sq ft.

Hoddell Stotesbury Morgan advised SHP and Strutt & Parker acted for QSHL.

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