

EUROPEAN MARINE SCIENCE PARK



European
Marine Science
Park



Highlands and Islands Enterprise
Iomairt na Gàidhealtachd 's nan Eilean





EUROPEAN MARINE SCIENCE PARK

DISCOVER NEW SURROUNDINGS

Situated on Scotland's stunning West Coast, the European Marine Science Park provides high quality laboratory and office accommodation in an established location for Marine Science. The emerging marine business cluster and world-renowned expertise provide an entrepreneurial community within which new, expanding and inward investing companies can thrive and grow.



Activities include sailing, diving, kayaking, hill walking, and skiing.

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IT'S THE GREAT OUTDOORS

The European Marine Science Park is situated in a pristine marine environment on Scotland's beautiful West Coast, minutes from the bustling town of Oban - known as "The Gateway to the Isles" and "The Seafood Capital of Scotland". These titles exemplify the area's prominent seafaring identity.

Oban is well connected by air, sea, road and rail. Glasgow Airport is a two hour drive and Oban Airport and Ferry Terminal provide regular flights and sailings respectively to many Hebridean Islands.

The A82 and A85 trunk roads give easy access to Scotland's motorway network, whilst a regular train service connects Oban to the national rail network.

The town itself has an excellent array of local amenities, including shops, supermarkets, schools and restaurants. A magnet for outdoor enthusiasts, the area offers an array of activities including exceptional sailing, diving, kayaking, hill walking, climbing and skiing.



MARINE SCIENCE CLUSTER

The Science Park is part of a cluster of marine science activity incorporating research, business and education. The Scottish Association for Marine Science (SAMS) delivers research and education that aim to improve understanding and sustainable use of the marine environment.

An internationally respected oceanographic research organisation, SAMS aims to increase knowledge in the marine environment through research, education and knowledge exchange with industry. The organisation maintains two strategic partnerships, one with the University of the Highlands and Islands and one with the UK's Natural Environment Research Council.



Malin House, European Marine Science Park, Argyll.

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MALIN HOUSE

Malin House provides accommodation capable of meeting the infrastructure requirements of research based organisations. Designed with flexibility inherent, the building can accommodate a wide range of occupier needs.

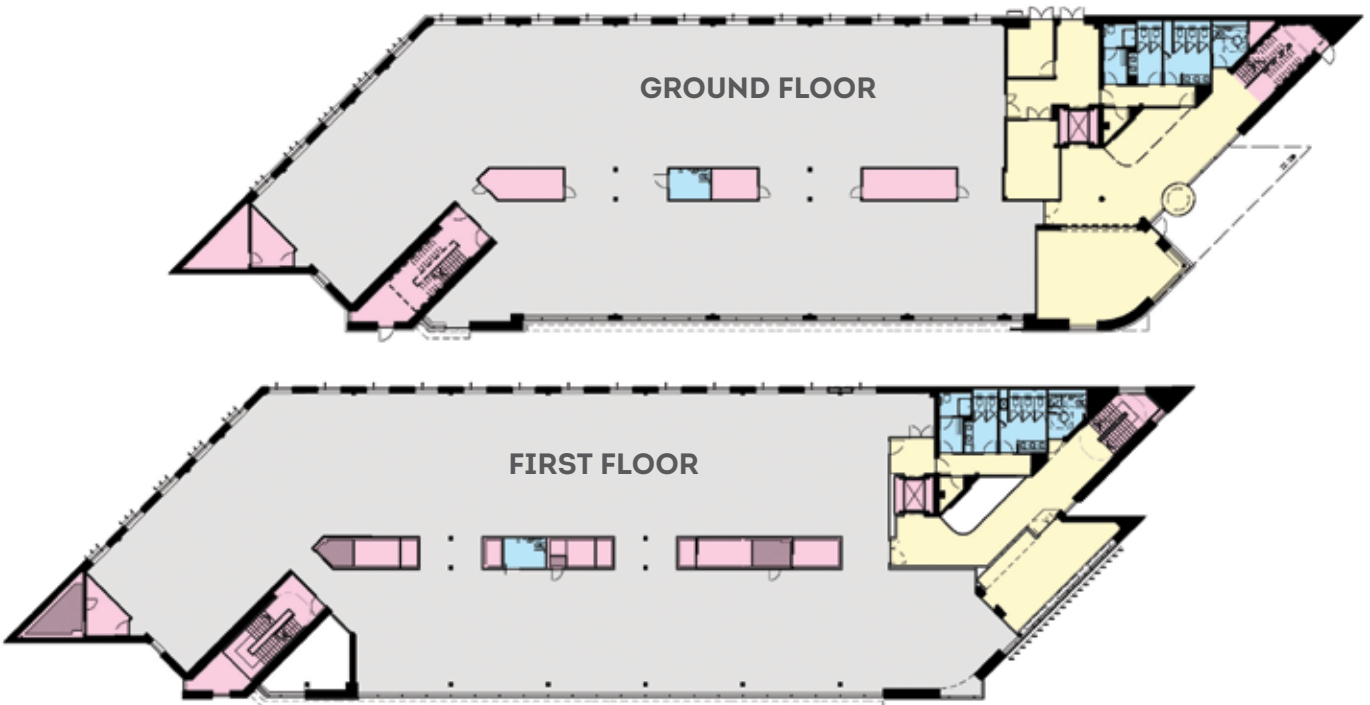
SPECIFICATION

- BREEAM "Excellent" Building
- EPC Rating: A
- Double height feature entrance foyer
- Flexible floorplates can be fitted out as laboratory and office accommodation
- Designed to maximise the positive impact of the surrounding land and seascape
- Quality internal finishes throughout including natural stone and timber
- Biomass boiler providing heating and hot water
- 50 car parking spaces
- Bicycle storage and showers





Entrance foyer looking across towards the Scottish Association for Marine Science (SAMS).



Ground Floor - 921.78 sq m (9,918 sq ft)

First Floor - 984.9 sq m (10,598 sq ft)

Total Net Internal Area - 1906.68 sq m (20,516 sq ft)

- Laboratory / Office Space
- Stairwells / Lift / Service Ducts
- Toilets
- Common Parts



First floor accommodation prior to fit-out.



First floor stairwell.

BUSINESS SUPPORT

The European Marine Science Park is a major infrastructure investment by Highlands and Islands Enterprise, the Scottish Government's economic and community development agency for the north and west of Scotland, and the European Regional Development Fund.

First class business support from Highlands and Islands Enterprise and Scottish Development International will be available to tenants of Malin House. Support will be tailored to each tenant, with further details available on request.

For more information please contact:

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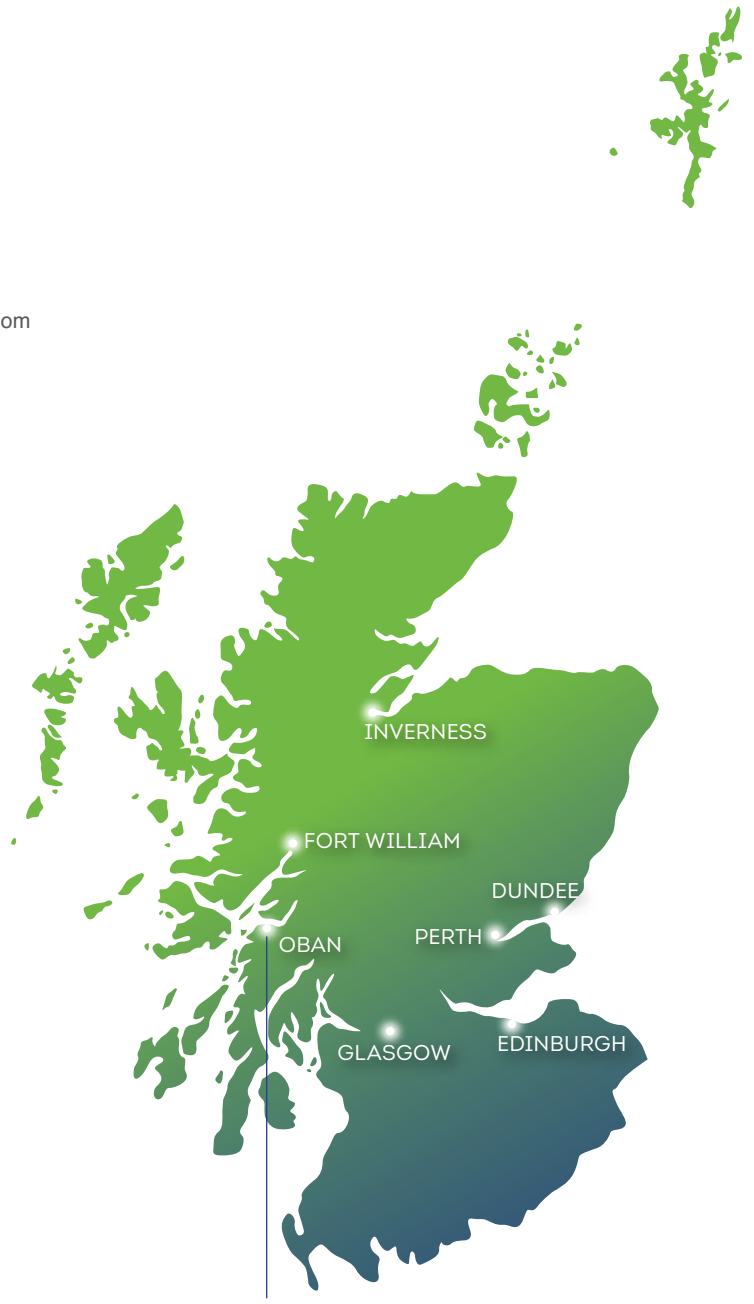
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