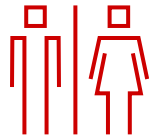


How does it all fit together?

Best in class facilities



2x new 10-person passenger lifts



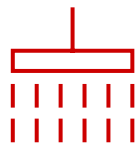
New and reconfigured WC provision on each floor
(including accessibility)



Large secure courtyard for deliveries



Reception concierge services on multi-occupancy

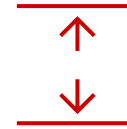


Six new showers and changing facilities across five floors



WiredScore Platinum

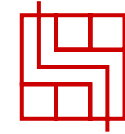
Lab configured



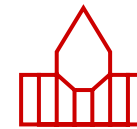
Dedicated plant with extract to air capability

Up to 3.3m floor-to-ceiling heights

(with minimum services zone 750mm suitable for laboratory)

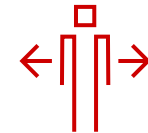


Flexibility for a range of technical fit outs



460 kVA of dedicated power supply

Laboratory standard drainage



Up to 1:10 sq m occupancy density

Greener Living



BREEAM 'Very Good' rating expected



38 cycle spaces



920 sq ft landscaped roof terrace