



GRADE A OFFICE SUITES FROM 1,959 – 8,832 SQ FT

ELEVENBRINDLEYPLACE.CO.UK



Contemporary office space without compromise

Eleven Brindleyplace has been designed to meet the needs of occupiers looking for efficient office accommodation that doesn't compromise on quality. The flexible 8,832 sq ft floorplates can accommodate a variety of configurations that allow businesses to create environments that perfectly suit their needs.

Situated adjacent to the building's impressive entrance there is a business lounge which offers a stylish environment in which to meet visitors, hold an informal business meeting, or take ten minutes to relax with a coffee. For a professional and personal level of service, look no further than Eleven Brindleyplace. Our relaxed and inspiring space is guaranteed to make you, your colleagues and visitors feel at home.



Take a break

The building welcomes tenants and visitors with its impressive double height reception which features a stylish and comfortable business lounge and coffee shop.

This flexible newly refurbished ground floor offers the ideal space to relax and enjoy a coffee, hold a small informal meeting or a quiet work space away from the office.

The mezzanine area offers a function room available to all tenants. This versatile space is equipped with a large screen for presentations which makes it ideal for events or large meetings.

Your place to relax and unwind



Contemporary style with premium finishes

The floorplates across Eleven Brindleyplace's 12 floors are exceedingly versatile, with occupiers able to choose from a variety of configurations to best suit their needs.

Floor to ceiling glazing on all floors provides occupiers with excellent natural light and superb views which ensures that all employees benefit from a bright and inspiring office environment.



Award winning flexible space

In 2010 Eleven Brindleyplace was recognised by the British Council for Offices (BCO), as the UK's Best Commercial Workplace and claimed the prestigious Best of the Best National Commercial Workplace.



Eleven Brindleyplace provides flexible floorplates offering a variety of configurations to meet your exact requirements together with the following specification:

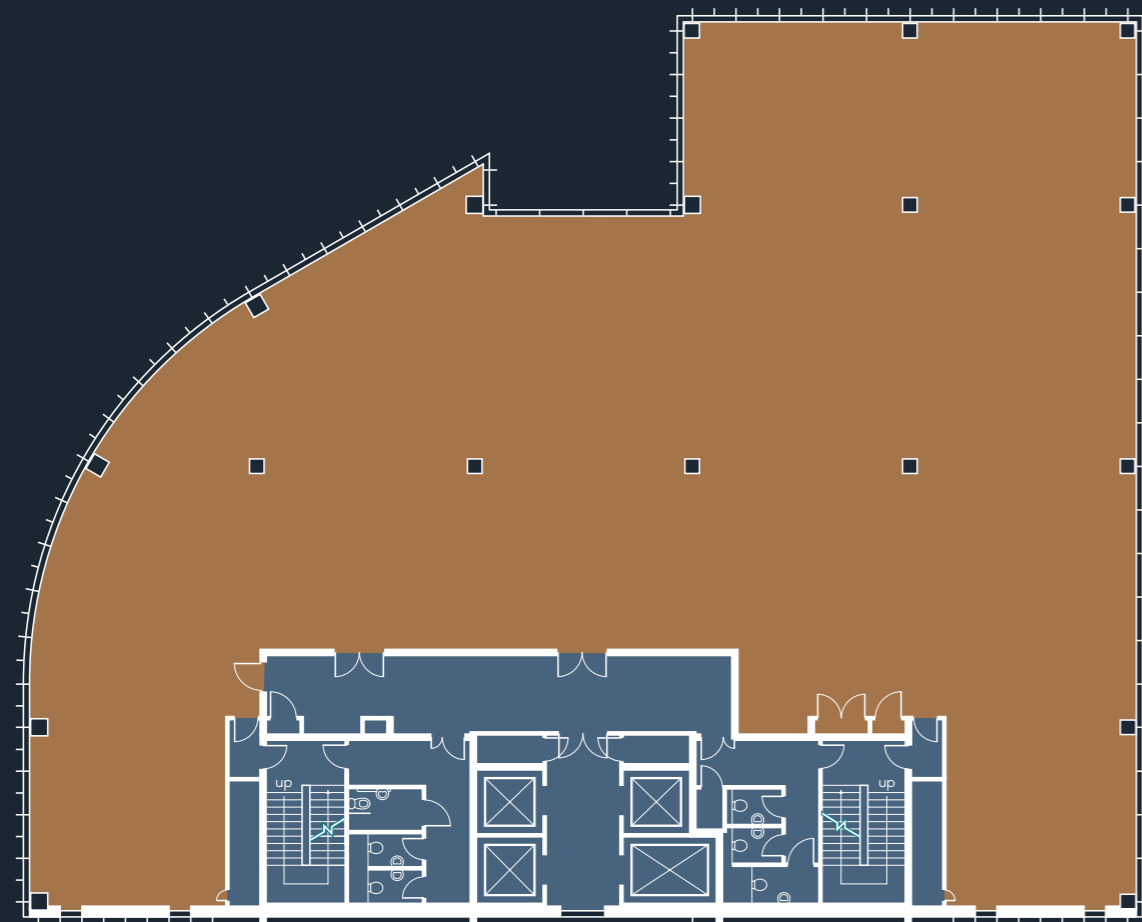
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24 hour, 7 day a week access | 
Flexible efficient floorplates with full height glazing, offering unrivalled views of the city | 
A PC based Building Management System providing the optimum internal environment incorporating fan coil units for cooling | 
Air Quality sensors which increases airflow when required | 
Bookable meeting rooms and event space for private functions |
| 
Dedicated fibre connectivity available | 
Fully accessible raised floors throughout | 
Four high speed passenger lifts including one goods lift | 
Double height concierge reception and business lounge | 
Male, female and accessible wc's on all floors |
| 
Fully equipped shower facilities and lockers | 
Bicycle storage and repair station | 
Comprehensive integrated security system complete with CCTV and speed lanes | 
Secure basement car parking available | 
Onsite business centre offering flexible contract terms |

Eleven Brindleyplace benefits from a BREEAM 'Excellent' specification* and an Energy Performance Certificate 'C' rating (72).

Grade A office suites

Typical Floorplate

8,832 sq ft (821 sq m)



INTRODUCTION

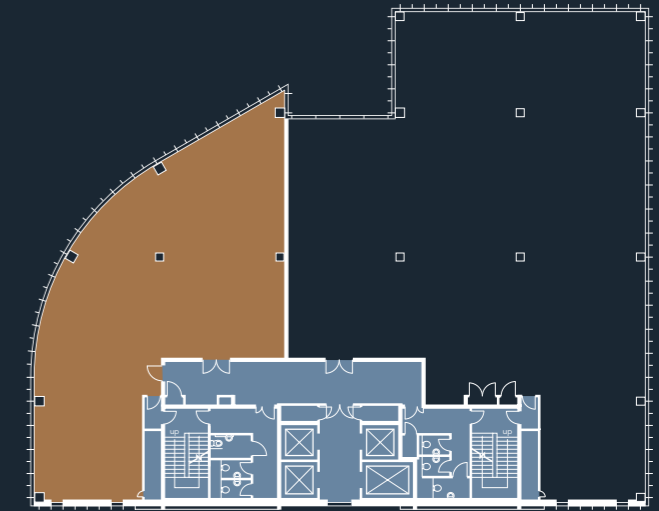
Office
Core

For indicative purposes only. Not to scale.

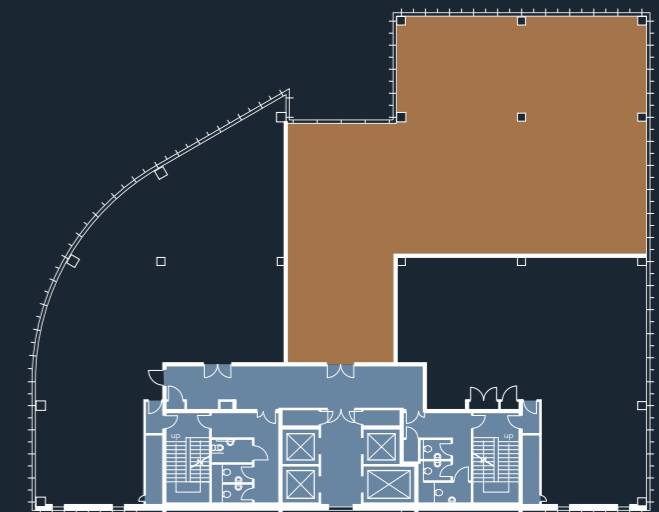
Suite Flexibility

Split Options

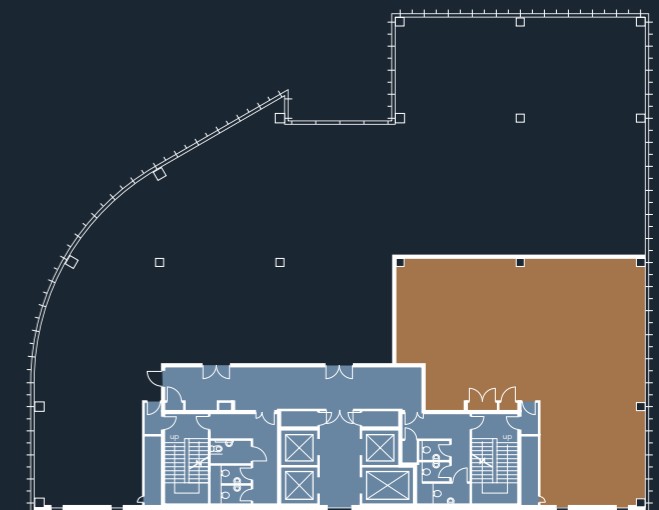
Option A
3,149 sq ft (293 sq m)



Option B
3,724 sq ft (346 sq m)



Option C
1,959 sq ft (182 sq m)



ELEVEN BRINDLEYPLACE

The perfect work and life balance

Having its own Metro terminal, Brindleyplace has excellent connectivity to the city centre. The Metro gives swift access to the city centre and both New Street and Snow Hill rail stations.

Brindleyplace comprises a number of mixed use buildings built around three attractive public squares – Brunswick, Central and Oozells. Over 10,000 people work in Brindleyplace for some of the UK's leading businesses and it is a thriving and vibrant location both throughout the daytime and evening.

Brindleyplace comprises the largest concentration of Grade A office space in the city and is well serviced by a wealth of amenities. Alongside this the estate includes The Water's Edge, one of Birmingham's premier leisure pitches, The Crescent Theatre, Utilita Arena, International Convention Centre, Symphony Hall, Ikon Gallery, and Bannatyne's gym.

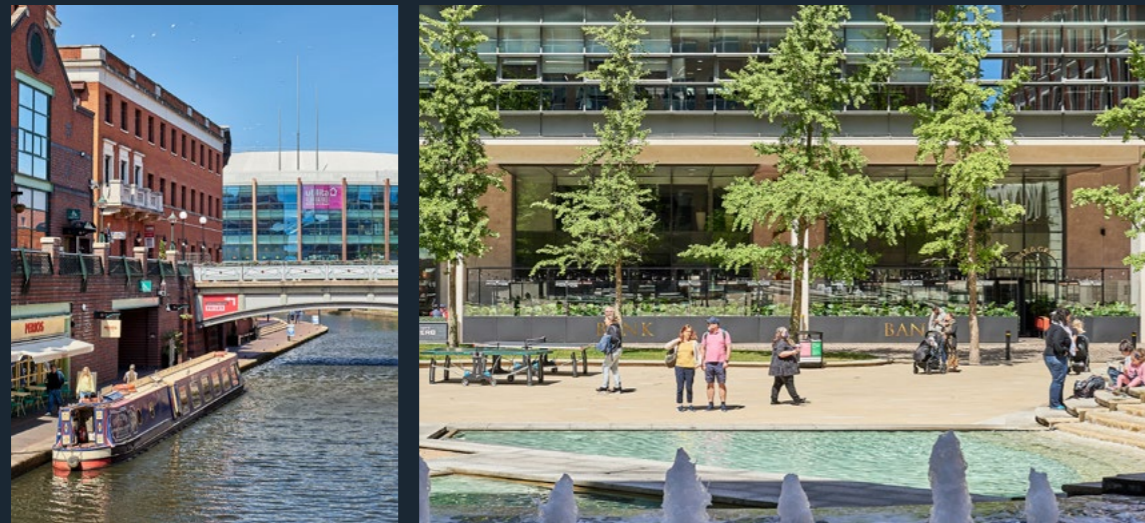
LOCATION



A vibrant and social location

Our canalside destination is truly at the heart of Birmingham, with something to match every occasion. You'll enjoy the best of work and play in the heart of the city and be part of Birmingham's premier business and leisure destination.

Located within the award-winning mixed use Brindleyplace estate, Eleven Brindleyplace offers access to an unrivalled array of restaurants, bars and cafés to suit every taste and budget, and is also supported by an eclectic blend of shops, galleries, attractions and even a 35,000 sq ft health club with pool. There is also an on site, pay-on-foot car park managed by Q-Park, which is open 365 days a year.



INTRODUCTION

ELEVEN BRINDLEYPLACE

Restaurants

- 01 Bank
- 02 Perios
- 03 Rudys
- 04 Gourmet Burger Kitchen
- 05 Las Iguanas
- 06 Lulu Wild
- 07 Piccolino
- 08 Turtle Bay
- 09 Qavali
- 10 Recess
- 11 Siamais
- 12 Wagamama
- 13 Zizzi

Leisure

- 14 Bannatyne Health Club
- 15 Crescent Theatre
- 16 Ikon Gallery
- 17 The National SEA LIFE Centre

Cafés & Bars

- 18 All Bar One
- 19 Be At One
- 20 Caffè Nero
- 21 Costa Coffee
- 22 Cosy Club
- 23 Pitcher & Piano
- 24 Pret A Manger
- 25 Slug & Lettuce
- 26 The Alchemist
- 27 Yorks at Ikon

Retail

- 28 Boots
- 29 Ethos
- 30 Ikon Shop
- 31 Places Birmingham
- 32 Sainsbury's Local
- 33 SPAR / Subway
- 34 The Gentleman Barbers

Hotels

- 35 Hilton Garden Inn



Brindleyplace is home to some of the best eateries in Birmingham and packed with exciting attractions; from the Utilita Arena, Symphony Hall, Ikon Gallery, to Bank restaurant and Piccolini's.

Unrivalled connections on your door step

Rail

Birmingham is a fantastically well-connected city, well served by three major railway stations: Birmingham New Street, Birmingham Snow Hill and Birmingham Moor Street. The city's principal transport hub, Birmingham New Street station provides direct services to destinations across the UK.

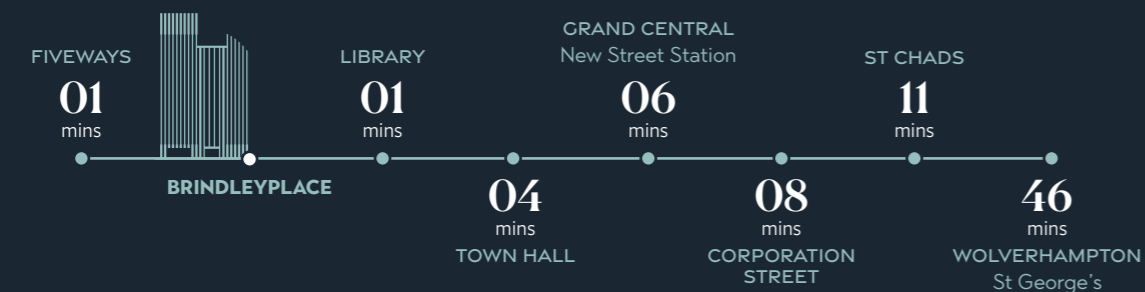


Journey times from New Street Station. *Reducing to approximately 50 minutes post completion of HS2.

Metro

The Midland Metro currently links Wolverhampton to Birmingham city centre and provides excellent connectivity for both business and leisure, with great access to the likes of Grand Central and Bullring.

The Metro line provides direct access from Brindleyplace to New Street station in 6 minutes, with services running every 8 minutes during the working week. The line has been recently extended to offer connections between Brindleyplace and Edgbaston.



Journey times from new Brindleyplace terminal.

Road

Eleven Brindleyplace is perfectly located and easily accessible, with Birmingham at the centre of the national motorway network. Motorways M5, M6 and M42 form a route around the city, principally accessed via the Aston Expressway A38(M). There is also easy access to the M1, M40 and M54 motorways.

London	2 Hrs 9 mins
Manchester	1 Hr 40 mins
Leeds	2 Hrs 3 mins
Bristol	1 Hr 35 mins
Birmingham Airport	25 mins



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*BREEAM 'Excellent' rating based on 2006 specifications.