

Atria ●

bruntwood



WELCOME TO ATRIA

A statement building in the heart of Bolton offering a wide range of quality office space.

This characterful building features a fully-glazed central atrium which floods the building with natural light as well as creating a networking hub and break-out space. The flexible, open plan office space can accommodate a wide range of requirements, catering for small start-ups right through to large enterprises.

Atria benefits from on-site parking and a range of meeting rooms which are available to hire at a discounted rate for Bruntwood customers. There is also a dedicated customer service team who are on hand to welcome your visitors and provide all the support you may need.



3

ON-SITE MEETING ROOMS



1


ON-SITE CUSTOMER SERVICE TEAM


SPACE DESIGNED AROUND YOU

The space available at Atria can accommodate requirements of up to 20,000 sq ft and can be tailored to suit your specific business needs.


Building specification

Air-conditioning	Bicycle storage
24-hour access	On-site customer service team
Lift access	Open-plan suites
DDA-compliant access	On-site car parking available
Suspended ceilings	On-site meeting rooms
Raised-access flooring	

 59
EPC RATING

 1:330 sq ft
RATIO OF PARKING SPACES TO SQ FT

 5 mins
WALK TO BOLTON TOWN CENTRE

 3
ON-SITE MEETING ROOMS



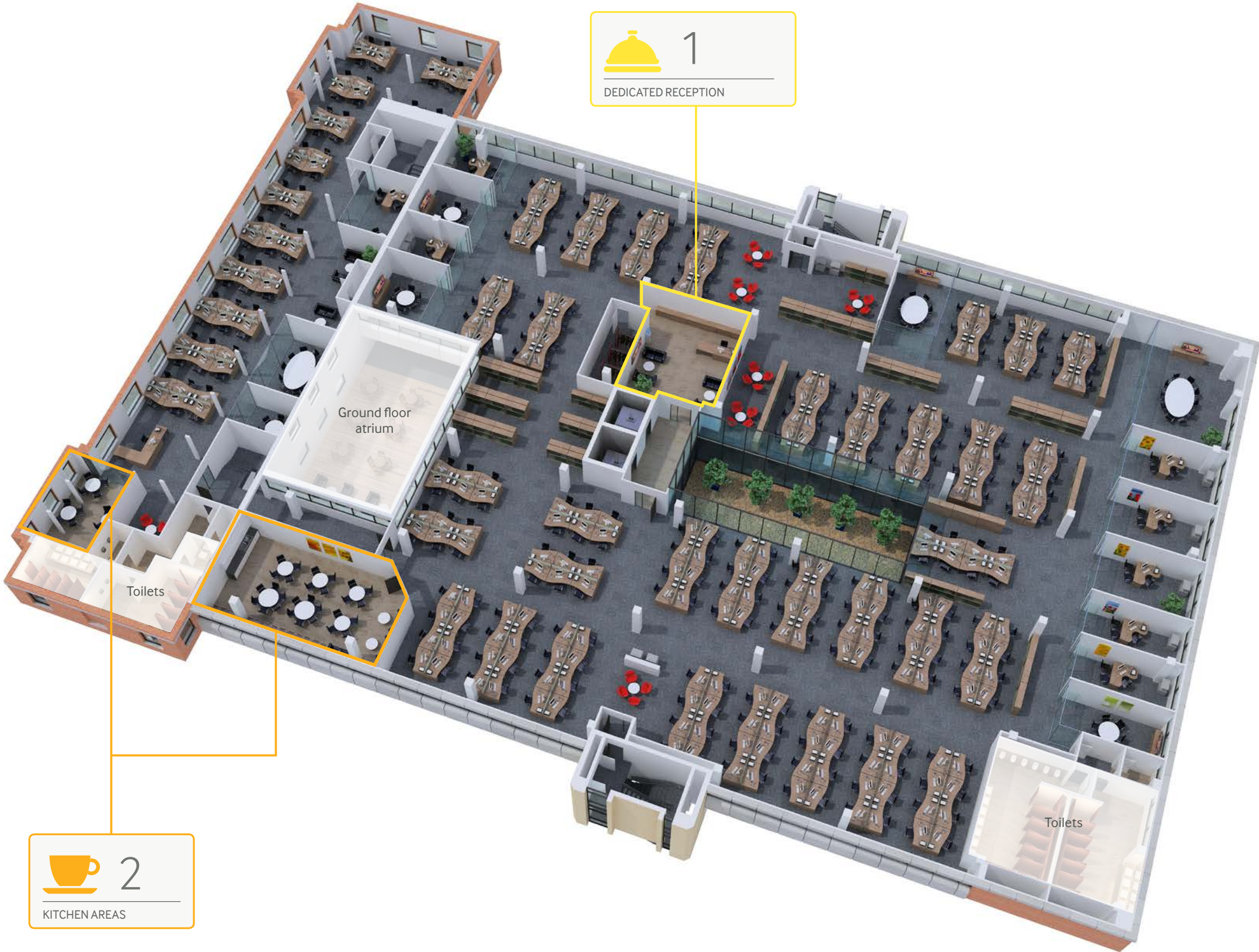
LOCATION & AMENITIES



Local amenities in your vicinity

- | | | |
|---------------------------|------------------------|--------------------|
| 01 Post Office | 07 Rhode Island Coffee | 13 Costa Coffee |
| 02 ATM | 08 Caffe Nero | 14 Town Hall |
| 03 Newsagents | 09 Pizza Express | 15 Pharmacy |
| 04 Butterfly Sandwich Bar | 10 Marks & Spencer | 16 Tesco Express |
| 05 Boots | 11 Subway | 17 Britannia Hotel |
| 06 Debenhams | 12 Barclays Bank | |

EXAMPLE FULL FLOOR SPACE PLAN



26,500
OFFICE SPACE AVAILABLE IN SQ FT

309
WORK STATIONS

8
PRIVATE OFFICES

7
MEETING ROOMS

8
BREAKOUT AREAS

1
DEDICATED RECEPTION

2
KITCHEN AREAS

NEW RECEPTION, BREAKFAST BAR
& ATRIUM COMING IN THE AUTUMN





RECEPTION



BREAKFAST BAR



ATRIUM

Atria is an impressive building from the outside, boasting character features, strong red brick facade and striking entrance way however it is the impressive internal space that makes Atria stand out from any other offering in the town. To enhance this offering further, work will soon begin on Atria's new communal areas.



ATRIUM

HOW WE DO THINGS THE BRUNTWOOD WAY

Bruntwood is a family-owned and run property company whose goal is to create the right places for people to succeed.

We have a fundamental belief that there is always a way to improve the world around us and that as a good business we have a responsibility to leave things better than we find them. Every place, every company and every person has the potential to improve – they just need to be given the right opportunity to grow and develop.

For our customers, we focus on creating the right environments for their business to thrive, no matter what sector they operate in. We develop, let and manage all our own buildings, combining an innovative approach to property development with a single minded focus on the needs of our customers: if it doesn't work for them, then it doesn't work for us.

In the cities where we operate, we always keep an eye on the bigger picture, as our goal is to create growth that is sustainable in the long term. If our cities improve and grow that helps us to do the same.

For us, good business is a game with two winners. Because if you succeed, we succeed.

Part of enabling our customers to succeed is offering flexibility and structuring deals to suit specific requirements. We have put together a fully furnished and inclusive office proposal designed to enable you to grow your business within our portfolio.



117

NUMBER OF PROPERTIES



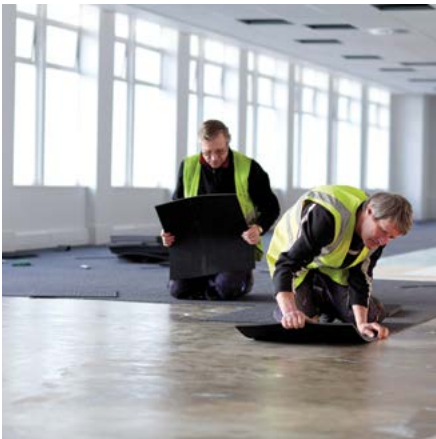
3,017

TOTAL NUMBER OF CUSTOMERS



8.6m

TOTAL OWNERSHIP IN SQ FT



bruntwood ●

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For more information please call us or visit the website

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