

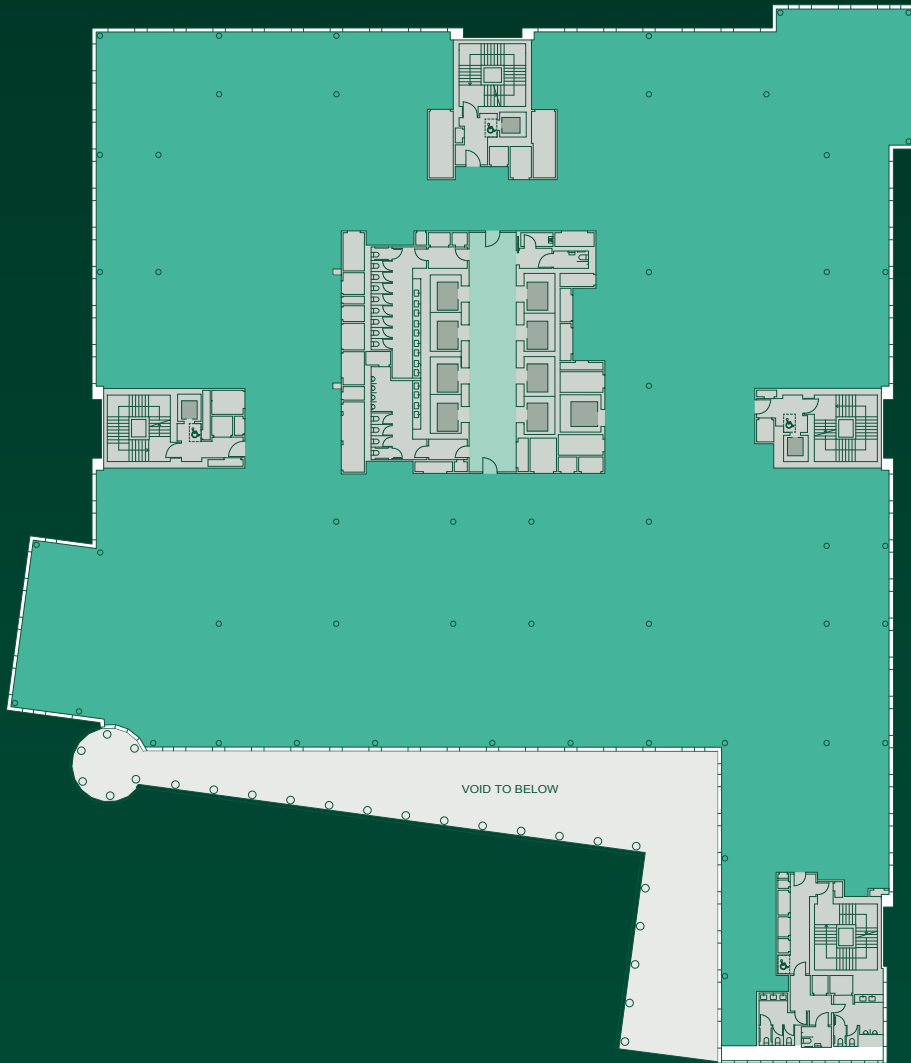


ARRIVING Q3 2025

FROM

18,000 –
104,150 SQ FT

OF CONTEMPORARY WORKSPACE WITH
UNPARALLELED VIEWS ACROSS THE CAPITAL



	Use	NIA (SQ FT)	Terrace / Courtyard (SQ FT)
11	Office	UO	-
10	Office	UO	-
9	Office	UO	-
8	Office	UO	-
7	Office	20,763	1,873
6	Office	UO	-
5	Office	UO	-
4	Office	UO	-
3	Office	32,593	-
2	Office	32,571	-
1	Office	18,223	-
Ground	Reception		
-1			
-2	Amenity		
TOTAL AVAILABLE		104,150	



Designed to occupy at 1:8 sq m / person



All electric building



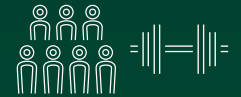
Dual Power provision to Bankside station (5MVA capacity HV supply)



Brand new centralised plant serving a four pipe fan coil system



5 x new high efficiency air source heat pumps



Amenities include a 100 seat auditorium & gym



Raised floors 150-300mm (overall)



Floor to ceiling heights of 2.7-3.0m+



2 x 1.5MVA standby generators, 1 of which for occupiers



Diverse telecomms intake rooms & diverse risers



Typical Office Floor

GET IN TOUCH

CBRE

Chris Vydra
chris.vydra@cbre.com
+44 (0)7710 618 023

David Perowne
david.perowne@cbre.com
+44 (0)7739 814 720

JLL

Jeremy Attfield
jeremy.attfield@jll.com
+44 (0) 703 234 261

Katie Sommer
katie.sommer@jll.com
+44 (0)7703 608 316

Rory Paton
rory.paton@jll.com
+44 (0)7900 245 221



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