

# WHITEFRIARS

## BRISTOL | BSI 2NT

MANAGED OFFICE SPACE TO LET  
ON ALL INCLUSIVE TERMS



## specification

- ▶ Concierge reception
- ▶ On-site café
- ▶ On-site gym
- ▶ Meeting rooms for hire
- ▶ On-site parking & cycle storage
- ▶ 24 hour access & security
- ▶ New passenger lifts
- ▶ Large dedicated kitchen
- ▶ Air conditioning
- ▶ LED lighting

## whitefriars

This landmark building, prominently positioned in the heart of Bristol city centre, provides everything you need to open prestige, spacious, light and bright offices quickly and affordably with the whole process managed on your behalf from initial set-up to day-to-day operational management.

With its contemporary reception area and numerous on-site facilities, Whitefriars offers a vibrant working environment and is conveniently located within easy reach of the city's main transport links and multitude of hotels, retail and leisure facilities.

## to let

- ▶ Part 5th floor 3,172 sq ft | 295 sq m

Contact us now to arrange a viewing:

t. 01275 795395 e. [managed@chadwickbc.co.uk](mailto:managed@chadwickbc.co.uk) w. [www.chadwickbc.co.uk](http://www.chadwickbc.co.uk)



**Chadwick**  
Managed Office Space

# what is managed office space?

If you are looking for flexible and bespoke office space on an all-inclusive monthly rate whilst avoiding heavy up-front costs, then managed space is the solution for you.

How do we do this?

- ▶ Match your requirement with available office space within the building
- ▶ Develop a tailored floor plan based on your ideal specification
- ▶ Agree competitive and all-inclusive flexible terms with you
- ▶ Project manage the whole process on your behalf
- ▶ Provide daily operational management of your space

# fixed monthly fee

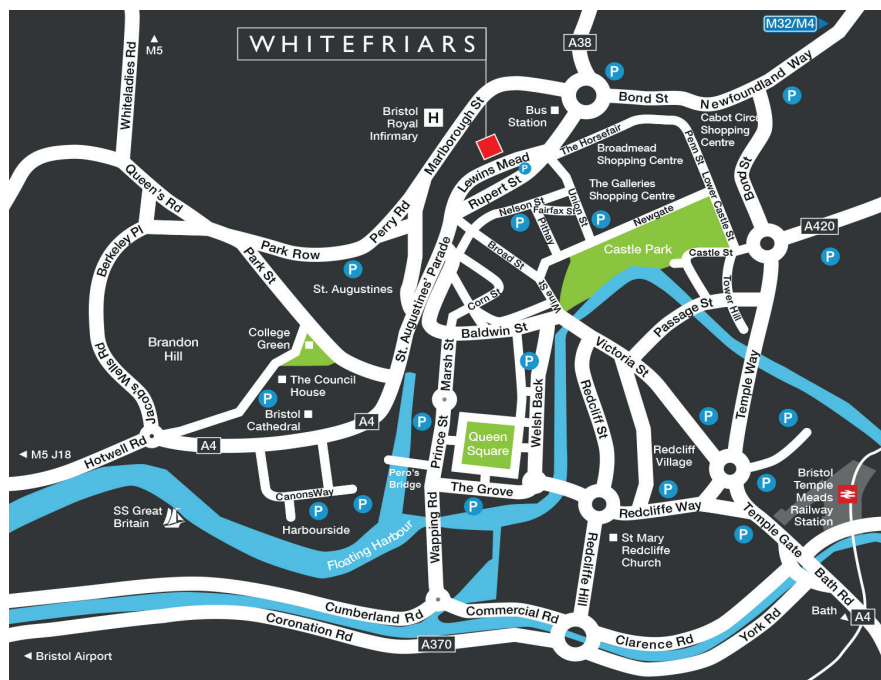
Includes the following:

- ▶ Rent, rates and service charges
- ▶ Fit out
- ▶ Furniture
- ▶ IT infrastructure
- ▶ High speed fibre connectivity
- ▶ Unlimited data use
- ▶ VoIP telephony
- ▶ Dilapidations and reinstatement
- ▶ Security
- ▶ Cleaning
- ▶ Internal and external maintenance
- ▶ All utilities
- ▶ Quick and easy set up



# location

- ▶ 3 minute walk to Bristol Bus Station
- ▶ New Metro Bus stops directly outside
- ▶ Temple Meads Railway Station just over 1 mile away
- ▶ Direct access to the M32 and in turn the M4/M5 interchange, 9 miles to the north
- ▶ Cabot Circus and Broadmead Shopping Centres just a short walk away



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