

106



moon
HOME



Moon HOME has a simple aim:
To create spaces we would like
to live and work in.



At 106 Whiteladies Road, we are converting this Grade II Listed building into high-quality contemporary office space.

Our design approach will blend the best of the past with the best of the present. Taking advantage of the 7.5m high banking hall, a new mezzanine will be introduced to create a two-storey open plan office space.

We are offering a new 999 year long lease with a turn-key delivery of the new office space. The purchaser will buy the existing space and enter into a Build Agreement for us to deliver an office that's designed for you.

Your Business Your Space

HOME is offering an opportunity to create an office space that is designed for you. We know every business is unique and we can work together to make....

A space that expresses your uniqueness

A space that reflects your brand

A space that inspires your customers and staff

A space that makes you happy

This will of course mean different things to different businesses, it might be.....

Maximising the number of individual fixed desks or perhaps a more flexible hot desking approach

Creating a bold customer facing space to communicate your brand

Having multiple formal meeting rooms or no meeting rooms at all

Fun break out spaces and informal meeting areas





CGI indicative only



Ground Floor



Mezzanine Floor

Office Floorplan

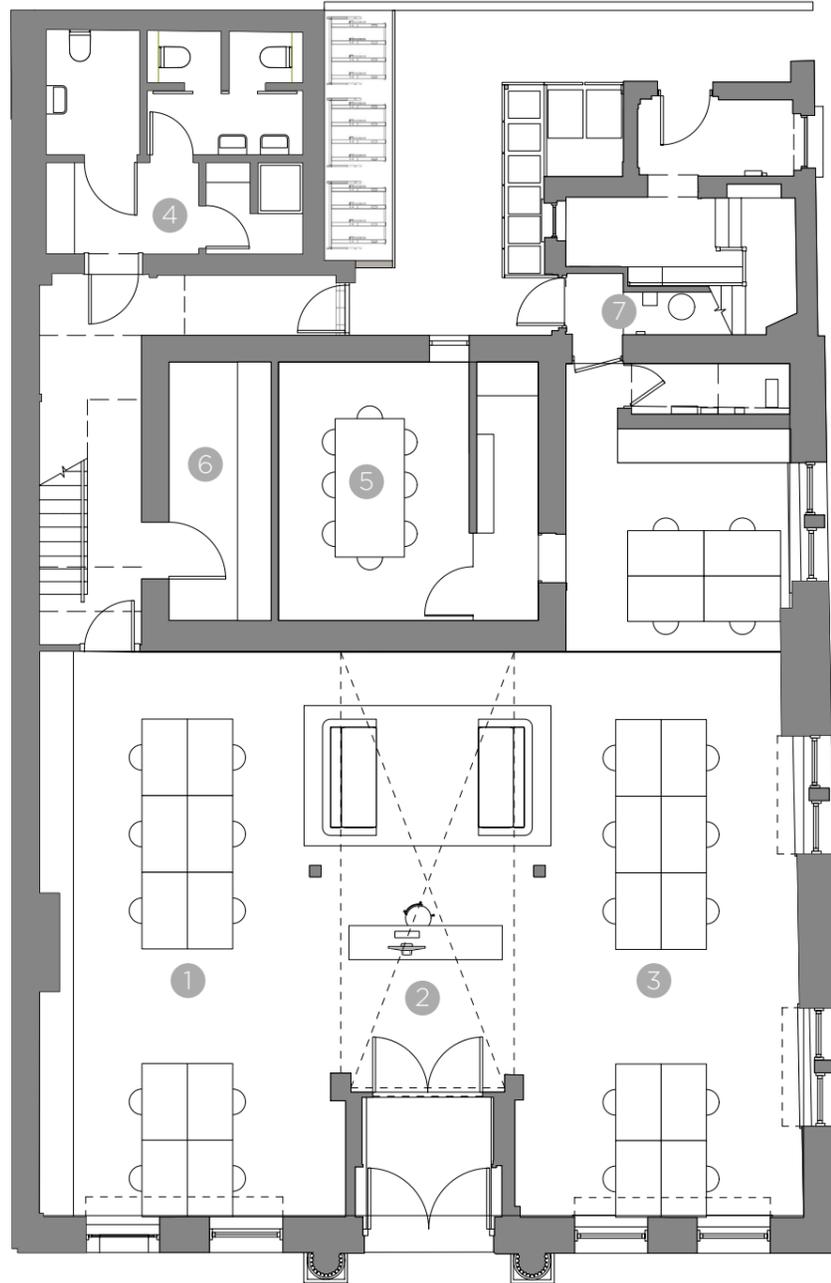
Gross Internal Area: 394 m² Net Internal Area: 323 m²
 4239 Sqft 3475 Sqft

Ground Floor

- 1 - Desk space
- 2 - Double height entrance /Reception
- 3 - Desk space
- 4 - Toilet and shower room
- 5 - Meeting room
- 6 - Kitchen
- 7 - Storage

Net Internal Area: 171 m²
1840 Sqft

Gross Internal Area: 231 m²
2486 Sqft

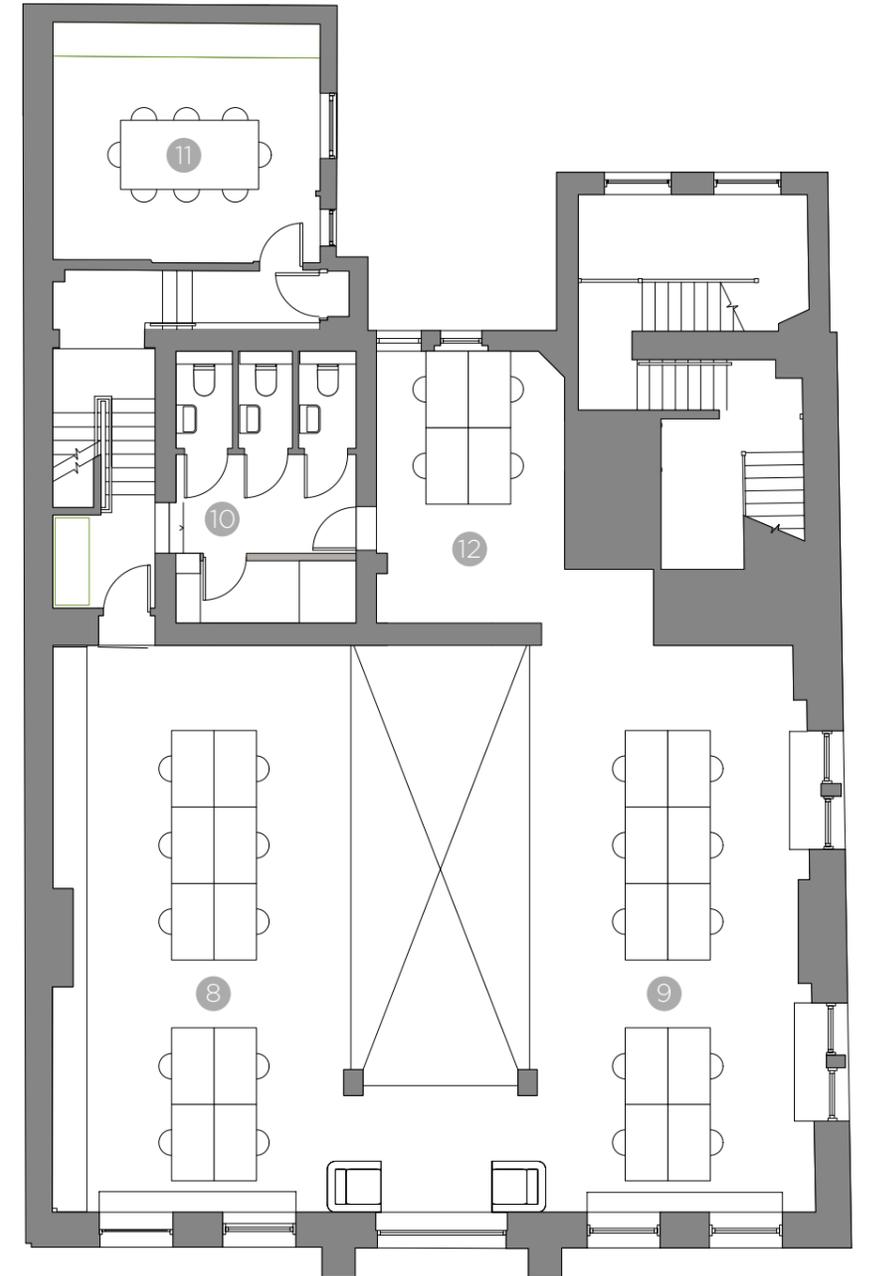


Mezzanine

- 8 - Desk space
- 9 - Desk space
- 10 - Toilets
- 11 - Meeting room 2
- 12 - Meeting room / desk space

Net Internal Area: 152 m²
1636 Sqft

Gross Internal Area: 163 m²
1754 Sqft



Office layout provides approximate measurements only and are not intended to be used for carpet sizes, appliance space or items of furniture. Office areas are provided as gross internal areas under the RICS measuring practice. All measurements and areas may vary within a tolerance of 5%.

What You'll Find Inside and Out

HOME is building this new office space to a very high standard. It's the only way we know how to.

1

Interior Design

- Grand double height entrance space with ornate ceiling, large contemporary ceiling lights
- Flexible open plan office space over two floors
- Open mezzanine with glazed handrails

2

Heating / Cooling & Lighting

- 4 pipe fan coil hot & cold air conditioning
- LED lighting
- Ceiling panelling for flexible lighting layouts

3

Toilets / Showers / Kitchen

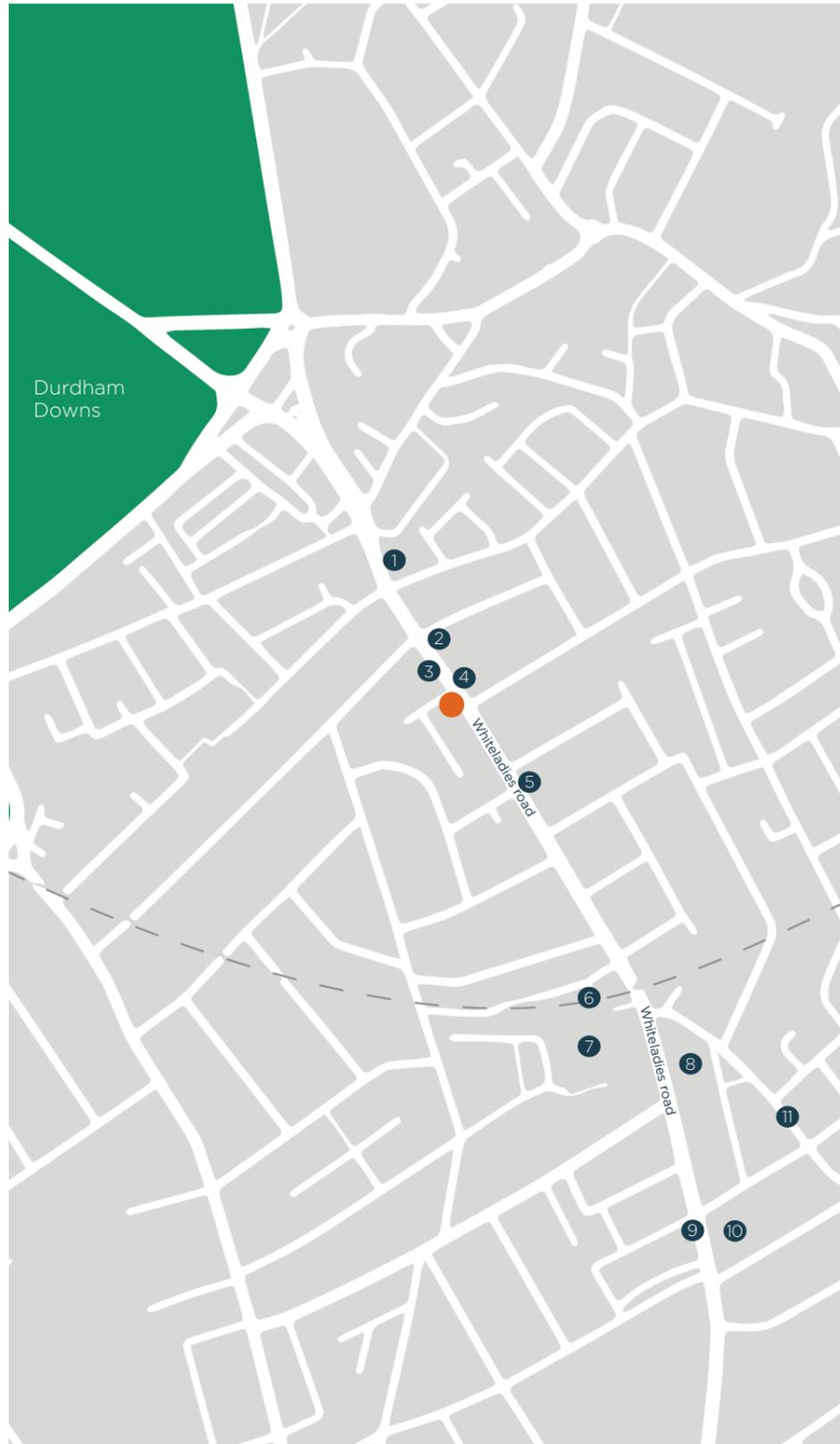
- Contemporary toilets with individual full height WC cubicles including disabled WC
- Shower facilities
- Modern kitchen with integrated appliances & composite stone workstops
- Tiled flooring

4

External

- Parking for 2 cars (potential for electric charging points)
- Secure bike storage
- Bin storage
- Rear access from secure landscaped courtyard

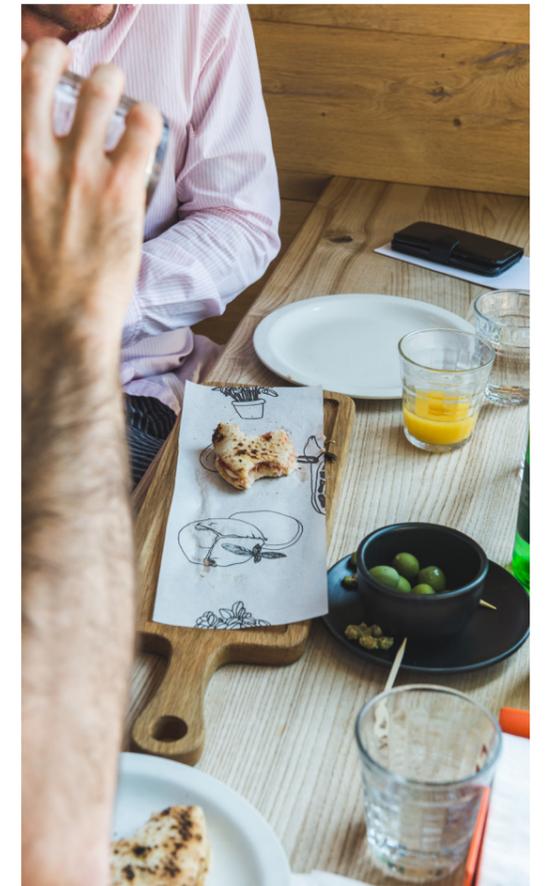
Location

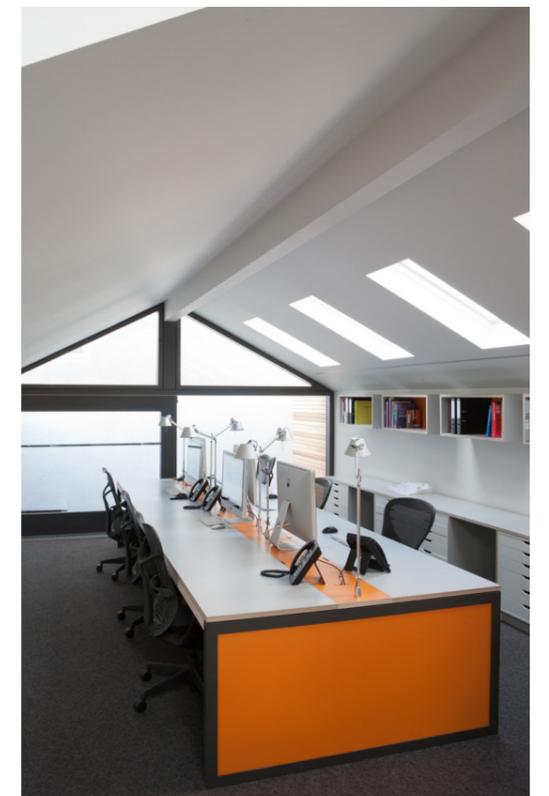
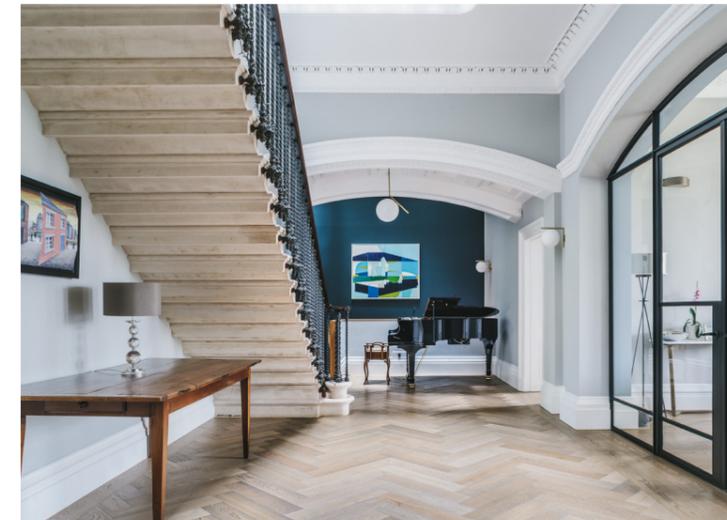


- 106 Whiteladies Road
- 1 Bristol Business Centre
- 2 Tesco Express
- 3 Bus Stops
- 4 Pizza Workshop
- 5 HSBC
- 6 Clifton Rail Station
- 7 Clifton Down Shopping Centre
- 8 Greyhound Printers
- 9 M&S
- 10 Handlesbanken
- 11 Pasta Loco

Whiteladies Road is a vibrant high street with restaurants, cafés, shops and offices. It sits at the heart of Bristol's most desirable residential areas: Clifton and Redland. A short walk away is the open green space of Durdham Downs and the iconic Clifton Suspension Bridge.

Located on a principle bus route, the property has excellent transport links to either the centre of Bristol or North Bristol, as well as the motorway network. Clifton Down train station is a five-minute walk away and provides a quick link to Temple Meads. Furthermore, the University of Bristol Wills Memorial building is within walking distance.





Who We Are: Moon Home

As architect + builder, Moon has built over 350 homes and a handful of commercial spaces for private clients. As Moon HOME, we're now using this experience to build homes and workspaces for people to buy or rent.

Moon HOME shapes exceptional spaces for people to live and work in. As always, we put design at the core of each project. We don't want to just create houses, apartments or bland workspaces. We want to create spaces that make people happy - that they can make their own.

Our design approach respects and responds to the buildings we're carving new spaces from. We want each one to feel unique: the antithesis to the identikit houses that are so rife in today's industry.

We achieve this individuality by ensuring a coherency of intent from our Moon HOME team, from our in-house designers to our construction managers, our interior designers to our workshop joiners.

The culmination of this joined-up philosophy will be found at 106 Whiteladies Road.



106 Whiteladies Road

Contact

moonhome.co.uk

Maggs and Allen

0117 973 4940



All computer-generated images are indicative only. The artist representations and interior decorations, finishes, appliances and furnishings are provided for illustrative purposes only.

The information in this document is indicative and is intended to act as a guide only as to the finished product. These particulars should not be relied upon as statements of fact or representations and applicants must satisfy themselves by inspection or otherwise as to their correctness. This information does not constitute a contract or warranty.

moon
H O M E

maggs
+ allen