

## Occupancy Levels

1 person/10 sq m of net lettable.

## Structural Grid

Generally a 7.5 x 7.5m square grid.

## Floor to Ceiling Heights

Ground/1st 2.95m, 2nd up 2.75m.

## Raised Floor Depth (incl. floor thickness)

Ground 350mm, 1st 275mm and 2nd up 200mm.

## Floor Loadings

Office Areas 4 + 1 kN/sq m.

## Cycle Spaces

Can accommodate approximately 200 cycles within a secure CCTV covered area.

## Parking

Approximately 164 public car spaces on site and 174 private spaces located at basement level serving the offices.

## Mechanical Services

Ceiling void VAV air conditioning system to provide cooling loads as follows:

Lighting 12W/sq m, Office equipment 30W/sq m. Space can be provided for additional tenants' requirements.

## Electrical Services

New lighting installation including lighting control system and emergency lighting. New fire detection system.

## Standby Power Provision

A 720 kVA diesel standby generator is installed at roof level. Subject to agreement this may be utilised by incoming tenants.

## Lifts

3 passenger (16 person 1,250kg)

1 goods (13 person 1,000kg)

2 fireman's (8 person 830kg).