

EDWARD
STREET
QUARTER

**Brighton's prime
office opportunity**

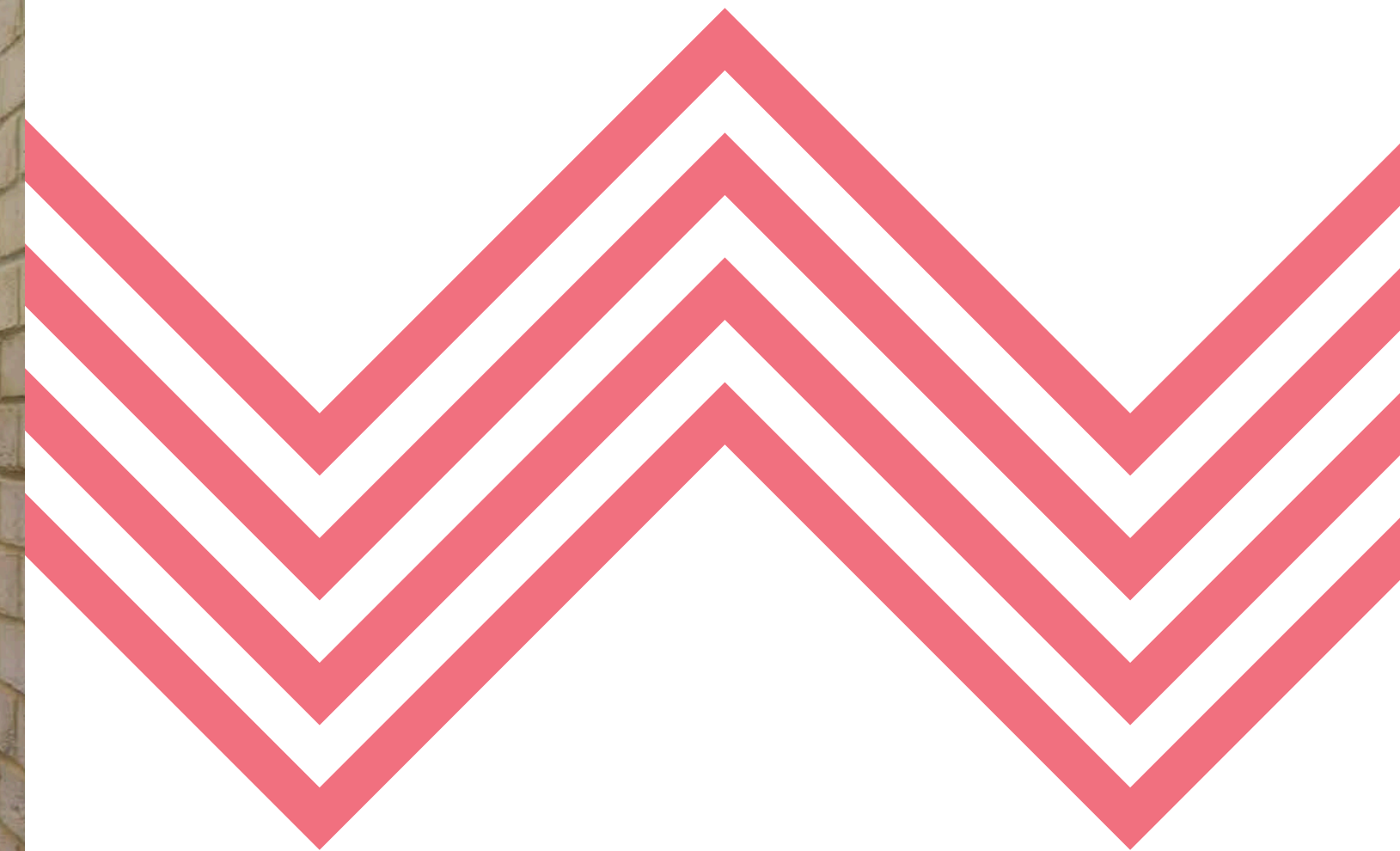
3 Neptune Square,
Edward Street Quarter,
Brighton, BN2 0BE

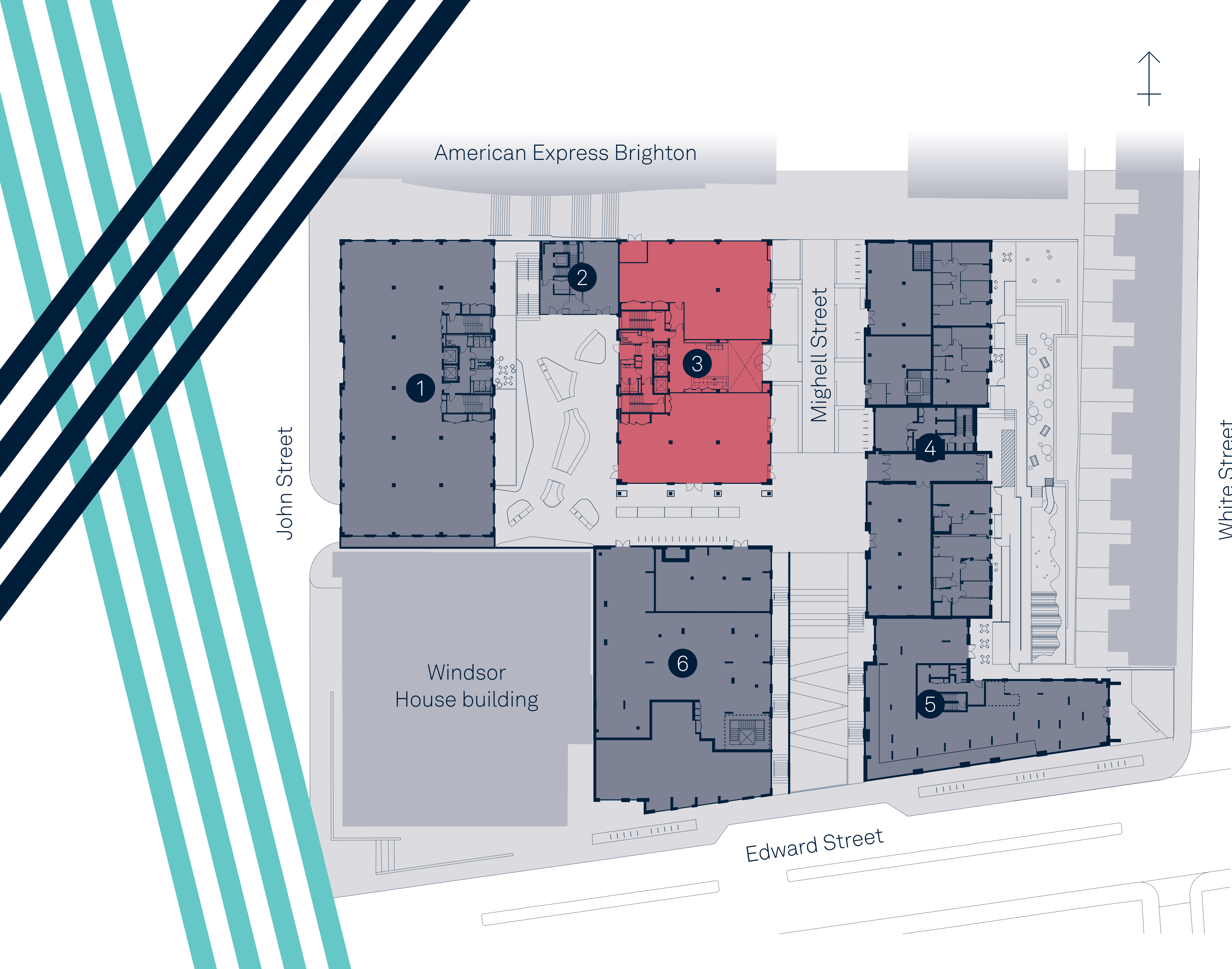




Edward Street Quarter is Brighton's best new office development, featuring 125,000ft² of high-spec, grade A office space.

With unrivalled floorplans and amazing sea views, Edward Street Quarter is home to major businesses including Octopus Energy, Natwest and Knights PLC.

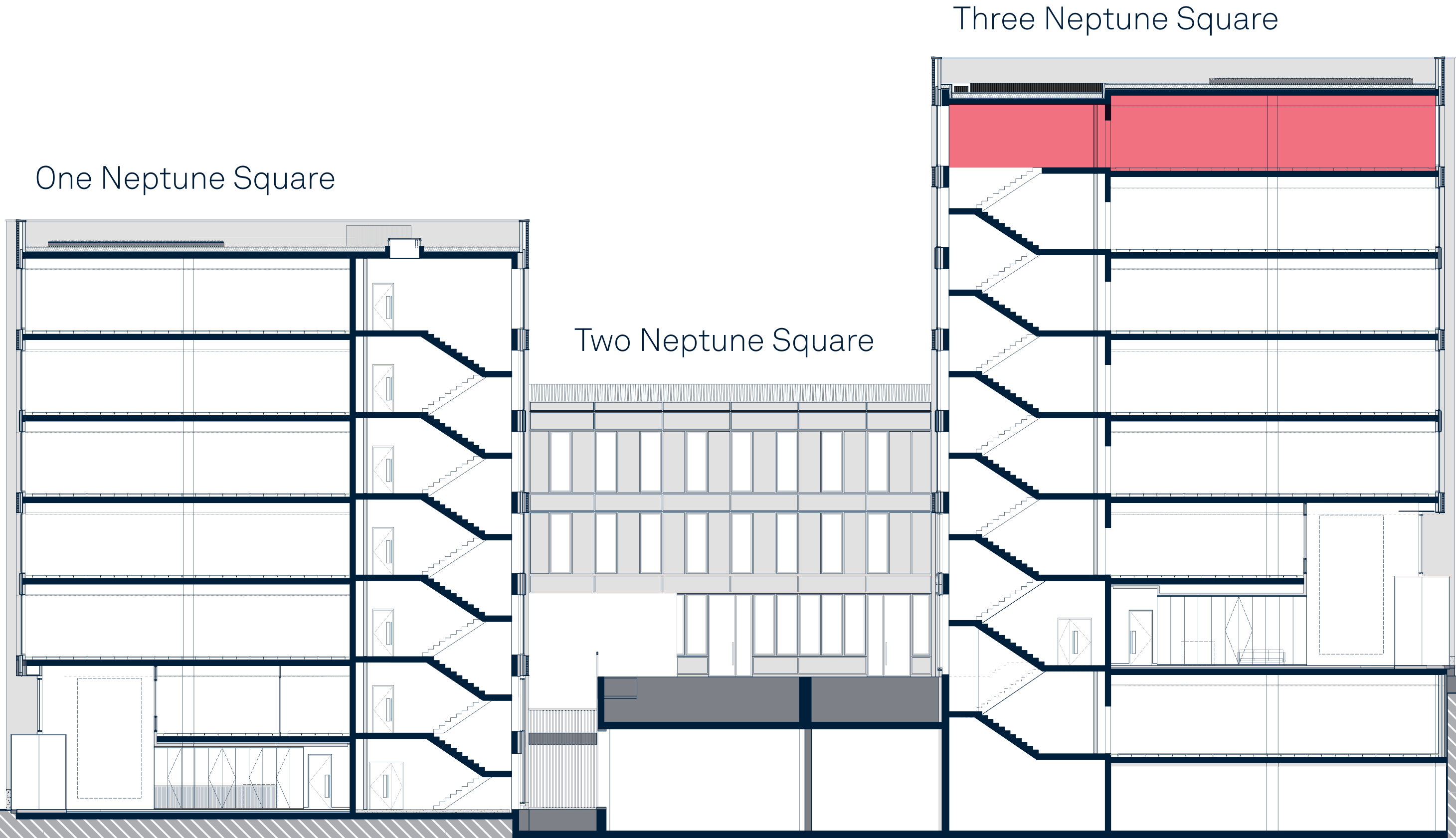




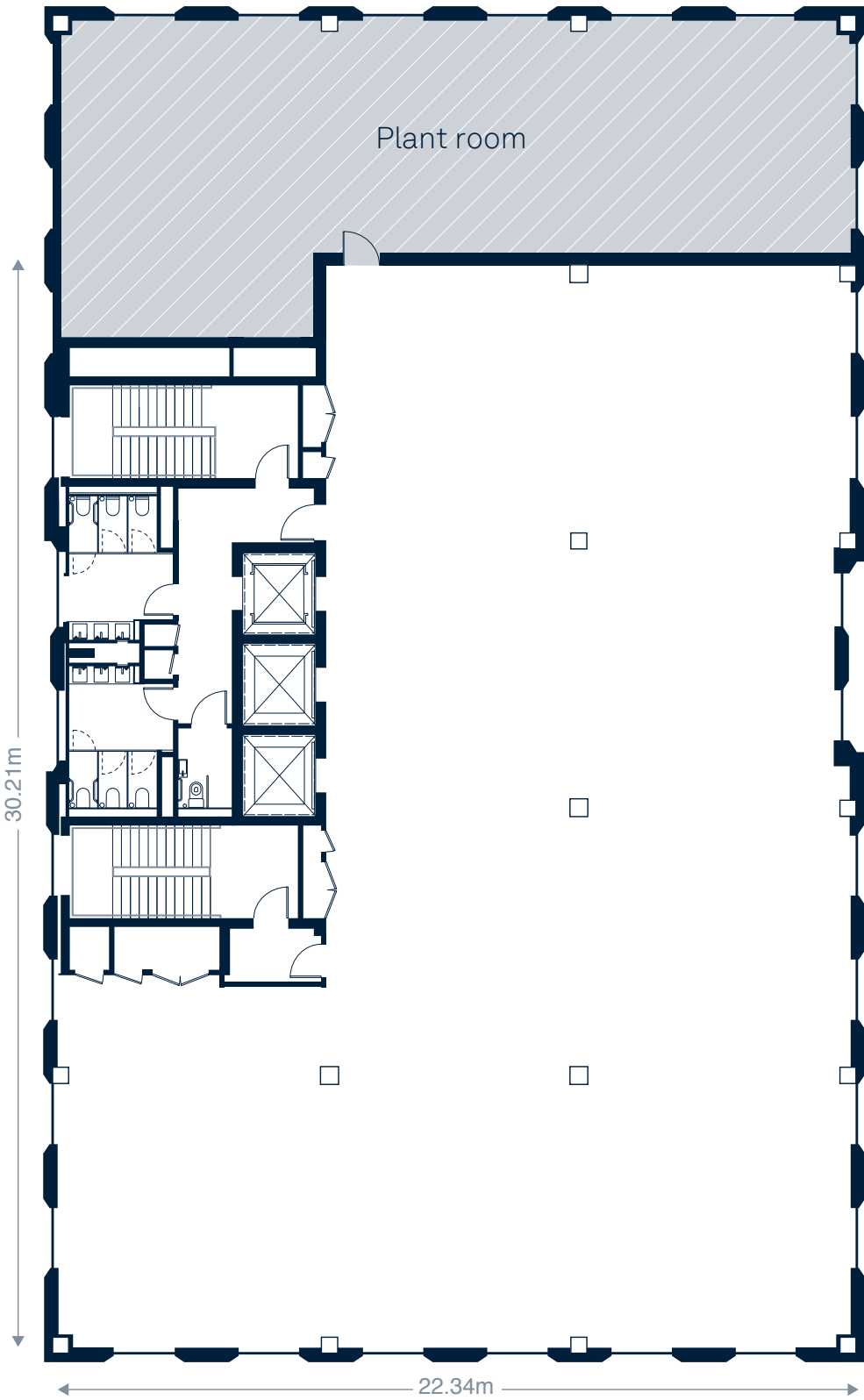
- ① One Neptune Square
- ② Two Neptune Square
- ③ **Three Neptune Square**
- ④ Residential and leisure building
- ⑤ Residential and leisure building
- ⑥ Residential and leisure building

Available space

6th floor Three Neptune Square



6th Floor Area: 5,662ft²





6th floor Three Neptune Square

Floor Area: 5,662ft²



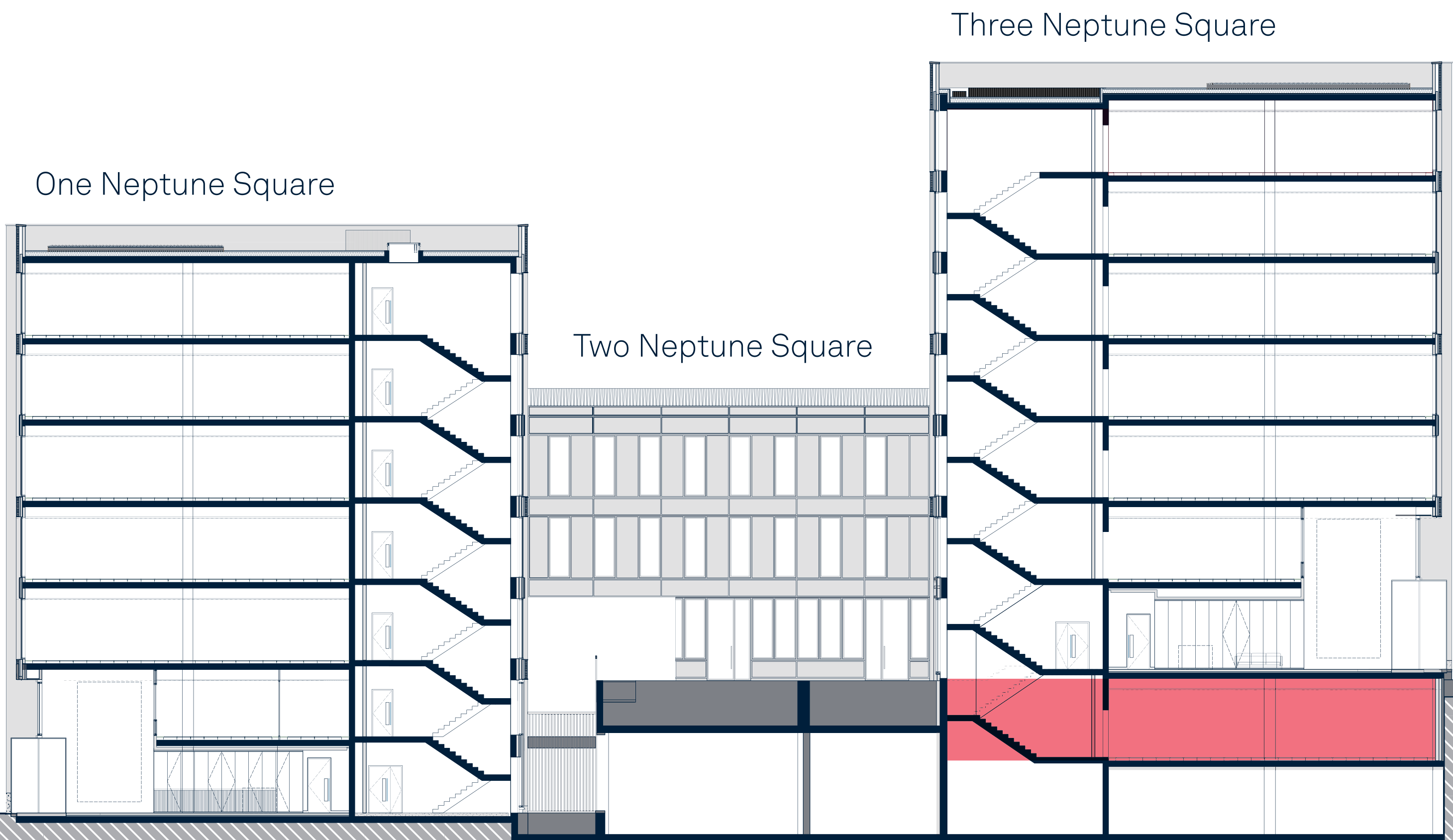
CGI of office fitout



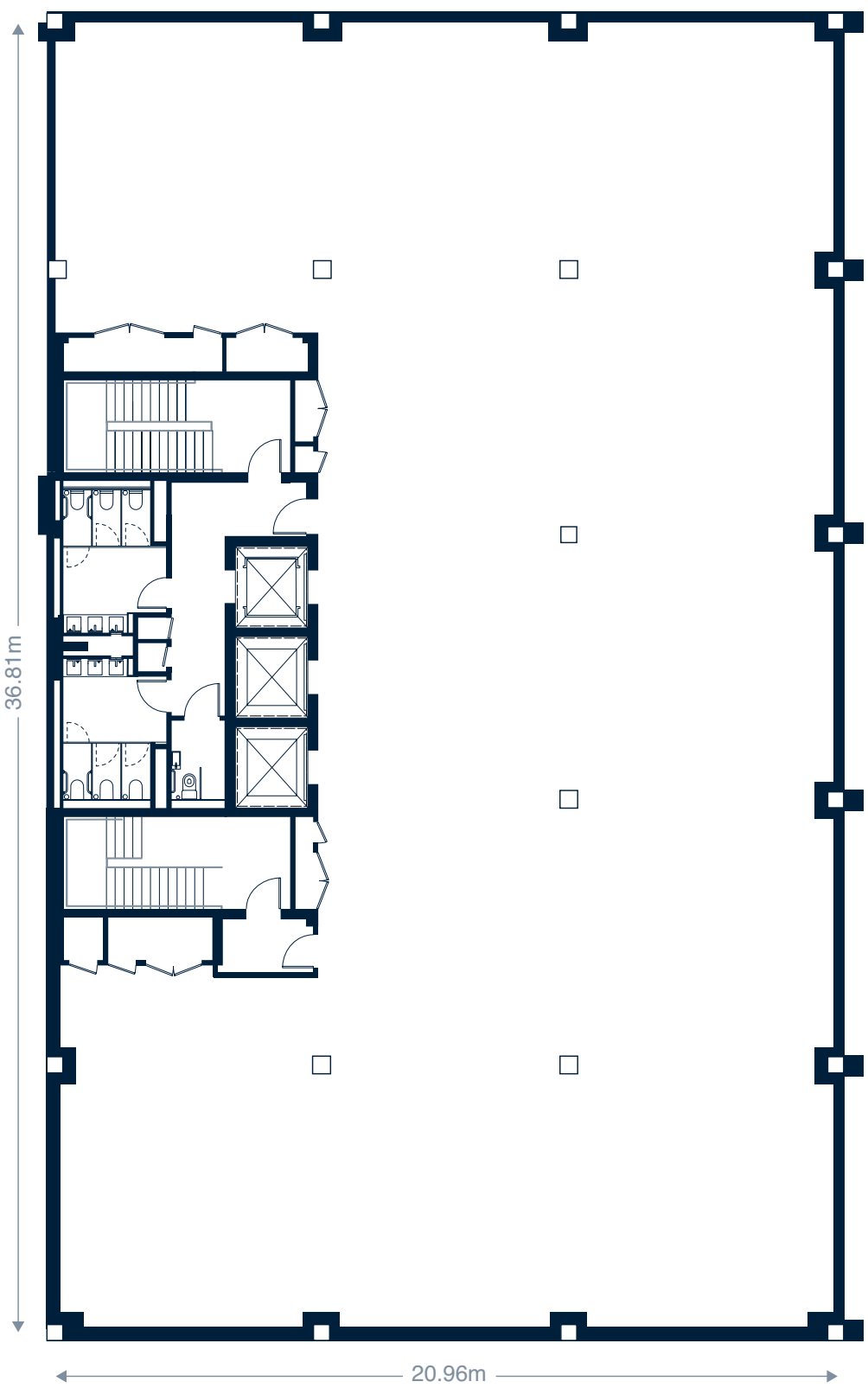
The views across Brighton from Edward Street Quarter

Available space

Lower ground floor Three Neptune Square



Lower Ground Floor Area: 7,410ft²





Specifications



Air Score Gold

Edward Street
Quarter is rated
Air Score Gold



Connected

WiredScore Platinum
for reliable and speedy
internet access
throughout
the building



PV panels

Photovoltaic solar
panels generate
their own renewable
electricity



Car parking

Two secure
underground
car parking spaces
per floor



Green space

Occupier garden and
new mature trees
planted



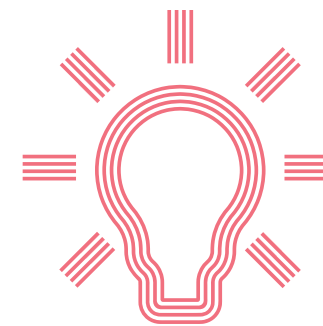
Connectivity

Active pedestrianised
street with food,
beverage, leisure and
retail units.



Sustainable

BREEAM excellent and
Energy Performance
Certificate A rating for
the building



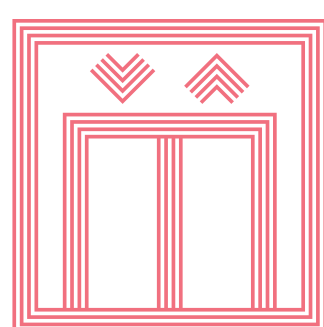
LED lighting

Installed throughout
the office space



Temperature control

VRF cooling and
heating system



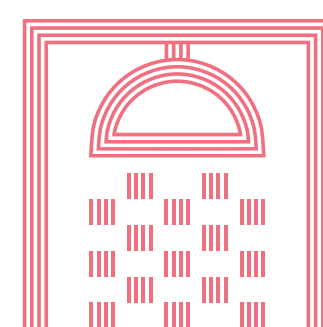
Accessibility

High speed modern
elevators providing
step free access



Cycle to work

173 secure
underground bicycle
parking spaces



Showers

High quality showers
and changing rooms

EDWARD STREET QUARTER

EdwardStreetQuarter.com

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