

**ENDEAVOUR**

/ inspiring workspace

# SHEFFIELD

**A CITY FORGED ON THE REPUTATION OF  
CREATING THINGS. A CITY OF INVENTORS,  
ACADEMICS AND PIONEERS, CONTINUOUSLY  
ADAPTING TO THE WORLD AROUND IT.**

**A CITY THAT PROVIDES A PLATFORM TO ALLOW  
YOUR BUSINESS TO REACH ITS POTENTIAL.**

Endeavour: Sheffield





**ENDEAVOUR**  
**A LANDMARK**  
**63,374** SQ FT  
**GRADE A OFFICE**  
**BUILDING LOCATED**  
**AT THE ESTABLISHED**  
**SHEFFIELD DC**

Endeavour - Sheffield







Endeavour, Sheffield DC

**63,374 SQ FT**  
**OF OFFICE SPACE**  
**WHERE PEOPLE WILL**  
**BE PROUD TO SAY THIS**  
**IS WHERE I WORK**

Endeavour - Sheffield

# ENDEAVOUR CREATING WORKPLACE FOR

**“”**  
**THIS IS**  
**WHERE**  
**I WORK**



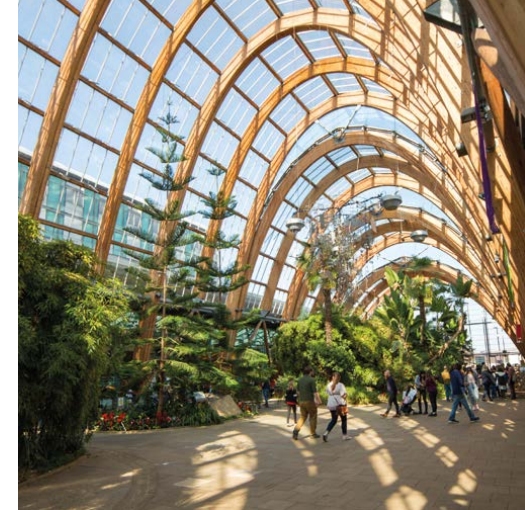
Sheffield, Train Station

# AN INSPIRING THE NEXT GENERATION

Building on the great success of Electric Works, Ventana House and Acero, the first three building's at Sheffield DC, Endeavour is the final building on this exemplary landmark business destination.

Endeavour is a new build opportunity that will provide Grade A office space, designed with the occupants in mind. With large flexible floor plates in a super prime city centre location, it will deliver both prominence and prestige. Endeavour offers a building that will provide a platform for your business to perform productively and efficiently.

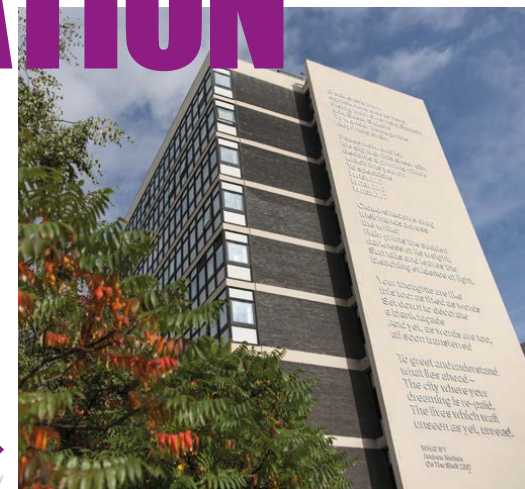
The building is located adjacent to both the main rail station and bus interchange with on-site car parking and a dedicated cycle hub, making this an unrivalled accessible city centre location.



Sheffield's Winter Gardens



Endeavour, Sheffield DC



Sheffield Hallam University



## OPEN SPACE AND CONNECTIVITY

No surprise that Natural England chose Sheffield as its head office location...



**555 SQ MILES**  
= 1,437 KM<sup>2</sup>

THE PEAK DISTRICT HAS IT ALL



**4 AIRPORTS WITHIN  
90 MINS PROVIDE  
DIRECT FLIGHTS TO ALL  
PORTS OF THE GLOBE**



**4<sup>TH</sup>  
LARGEST  
CITY IN  
ENGLAND**

# WHY

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Sheffield, Trams



**43** TRAINS PER DAY ON  
AVERAGE TRAVELLING  
TO LONDON

**LESS THAN 50 MINS TO  
MANCHESTER AND LEEDS**

**2<sup>HR</sup>** FROM  
LONDON

**1 OF ONLY 8 TRAMS  
SYSTEMS IN THE UK**



**15** = 5 MILLION  
PASSENGERS

**6** PARK AND  
RIDE SITES

**48** TRAM  
STOPS

## RETAIL AND LEISURE

**196+ MARKET STALLS, ARTISAN  
FOOD PRODUCERS & LOCALLY  
SOURCED ORGANIC PRODUCTS  
ALL HOUSED AT THE MOOR MARKET**



Sheffield  
**MOOR**



From market towns through to city centres the Sheffield city region has something for everyone.

Sheffield's authentic and independent spirit is reflected in the city centre's retail offering with an eclectic mix of quirky shopping districts along with a large variety of high-street brands and 2 of the UK's largest food hall, Cutlery Works and Kommune. A short journey outside of the city centre is one of Europe's largest shopping centres, Meadowhall, home to over 270 outlets.

# SHEFFIELD?

**1.4<sup>M</sup>**  
WORKFORCE  
CATCHMENT

University of Sheffield



**HOME TO THE HIGHLY  
SUCCESSFUL**

**AMRC**  
ADVANCED MANUFACTURING  
RESEARCH CENTRE



**UTC  
SHEFFIELD**

**Sheffield  
Hallam  
University**

**OLYMPIC  
LEGACY PARK**

**60  
ACRE**

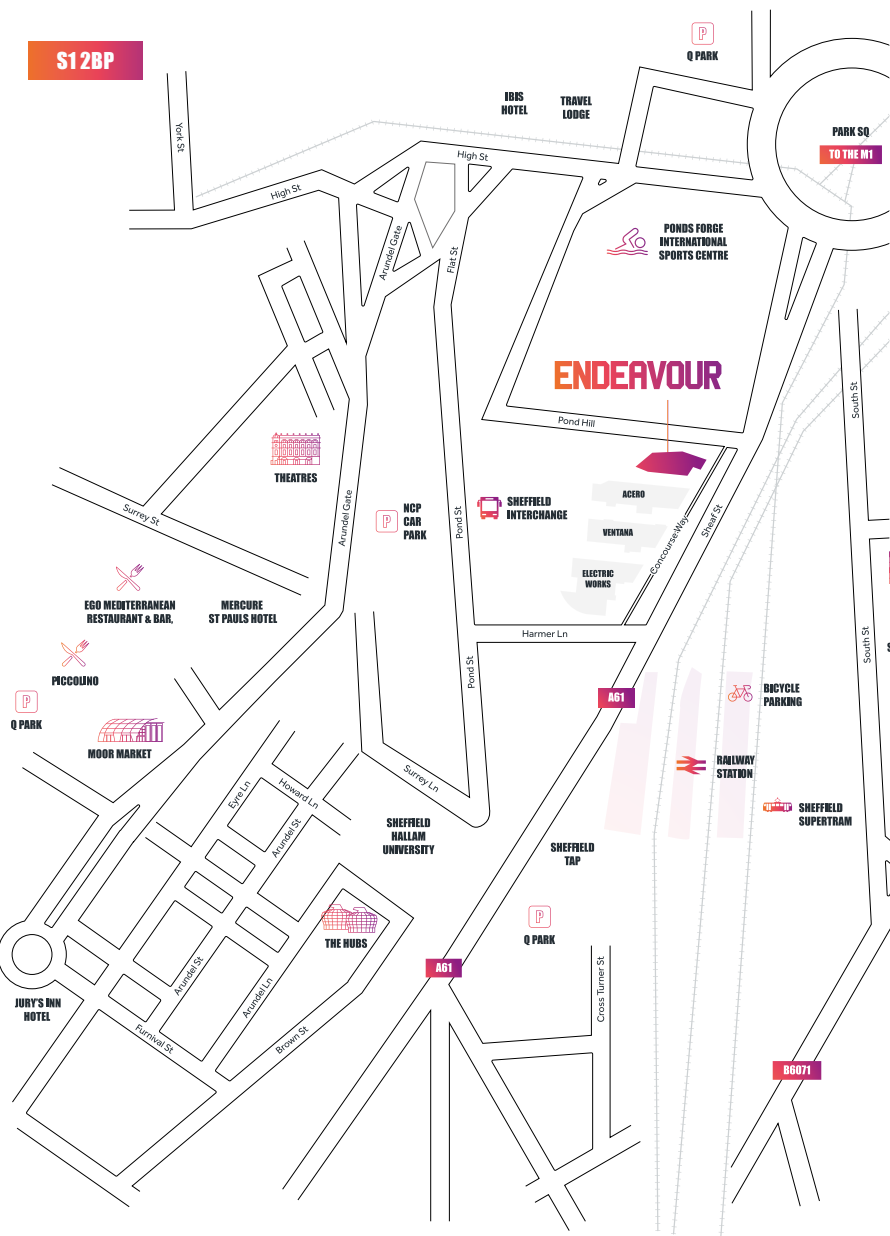
**SHEFFIELD  
OLYMPIC  
LEGACY  
PARK**

Sheffield is home to some of the greatest minds in the country. A city with an international reputation as a centre of advanced manufacturing and innovation.

With over 60,000 students based at two world class universities ranked in the Top 100 Universities in the World, Sheffield has the 5th highest student population in the UK's core cities, providing a rich vein of highly skilled future staff.



S12BP



Endeavour is the final phase of Sheffield's most iconic business destinations.

Located in a super, prime location opposite Sheffield city centre railway station, adjacent to the bus interchange and supertram stop, the building is highly accessible to staff travelling into the city centre by public transport.

Positioned off Sheaf Street, Endeavour is within easily walking distance of all the amenities that Sheffield's vibrant city centre has to offer. Regarded as England's greenest city centre, Sheffield is home the largest regional theatre complex outside of London and has a night time economy to cater to all tastes and pockets.



PARK HALL

SOUTH STREET PARK

# UNRIVALLED

Endeavour - Sheffield

# CONNECTIVITY



First 

sky

 egress

ATKINS

noch

 UTC  
SHEFFIELD  
OLYMPIC  
LEGACY PARK



 sopra banking

sky BET

IWVG International  
Workplace  
Group

**IN GREAT  
COMPANY**

HSBC 

IBM



CERTARA<sup>®</sup>

Kennedys

 SPACES.



Sheffield  
Hallam  
University

 PRIMETALS  
TECHNOLOGIES

'capita







↑  
Riding inner city trails

For the active imagination, Sheffield is one of England's greenest cities with over 4.5 million trees, and 20,000 Strava users enjoying recreational cycling across the city.

Sheffield is best known as the Outdoor City, home to both the UK's largest multi-sport training centre - the English Institute of Sport - plus the Health & Wellbeing Research Park at Sheffield Olympic Legacy Park.

For the culture curious, Sheffield is home to the largest producing theatre complex outside London, with the iconic Crucible Theatre, hosting the World Snooker Championship for the past 44 Years. For the musically inclined Sheffield has a thriving local music scene, making it one of the UK's leading music cities. Venues such as City Hall, Sheffield Arena, O2 Academy, and the legendary Leadmill, host a broad range of international bands, artists and DJs throughout the year.

Endeavour - Sheffield

# A CITY INSPIRING

61%

OF SHEFFIELD  
IS MADE UP OF  
GREEN SPACES



→  
Crucible and Lyceum Theatre



# WELLBEING

57  
BREWRIES  
IN THE SHEFFIELD  
CITY REGION



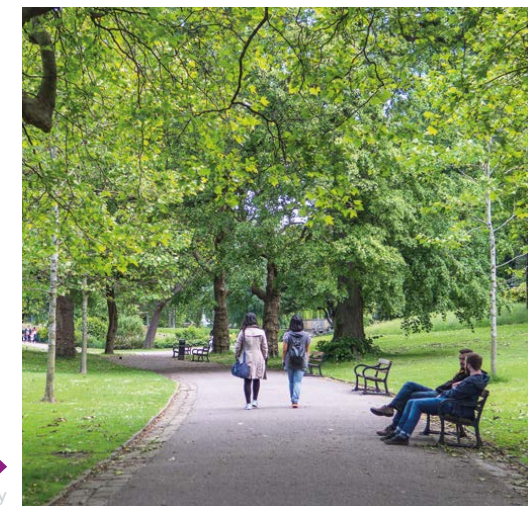
↑  
Women of Street statue

↓  
Peace Gardens, Sheffield

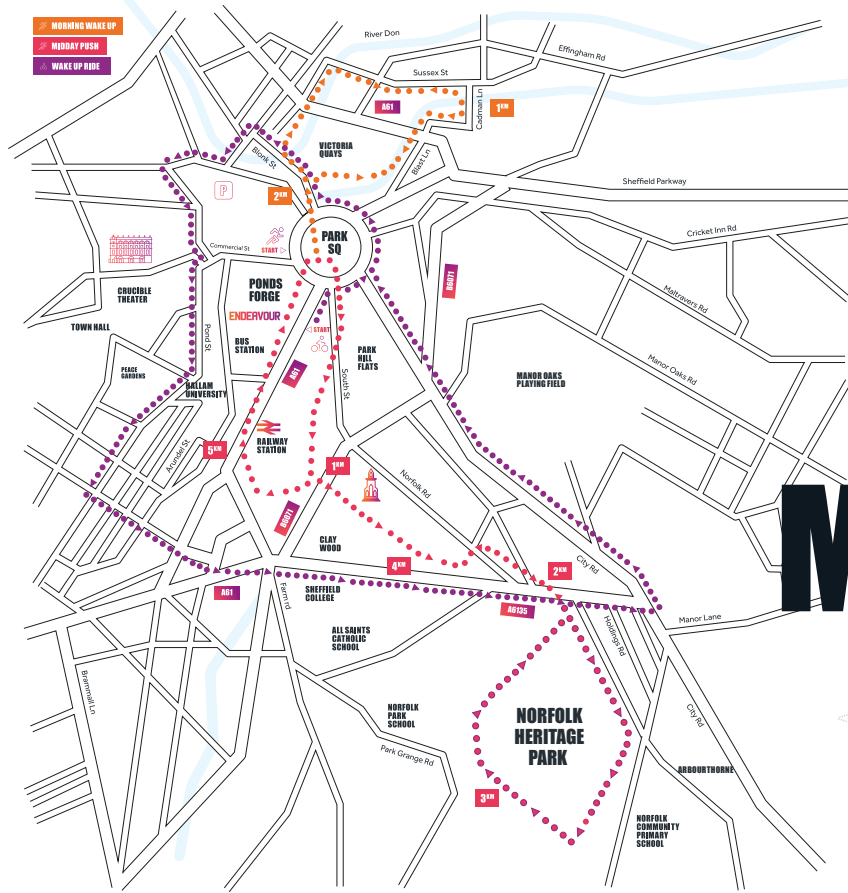


**SHEFFIELD IS  
HEALTHY, THRIVING  
AND SUSTAINABLE,  
IT'S FUTURE-READY**

→  
Garden near Sheffield university







### FIVER WEIRS RUN

Distance 9 km



Scan QR code for route

### PARK RUN

Distance 16 km



Scan QR code for route

### MORNING WAKE UP

Distance 2 km

Start Commercial St, S1 2AR

### MIDDAY PUSH

Distance 5 km

Start Commercial St, S1 2AR

# MAKE YOUR



### SHEFFIELD RUNNING ROUTES

Endeavour - Sheffield

# OWN PATH



Cycle Routes Through Sheffield

### POWER RIDE

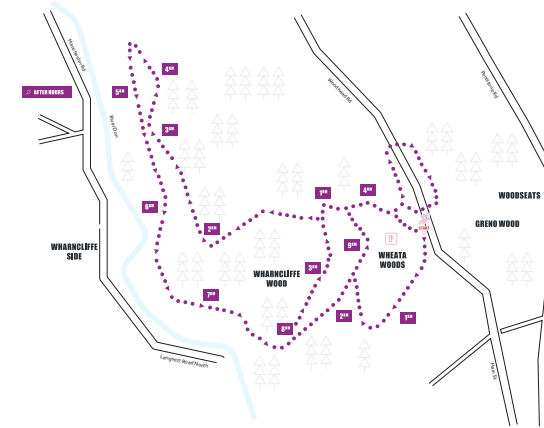
Distance 12 km

Start Sheffield Station, S1 2BP

### AFTER HOURS

Distance 10 km

Start Greno Woods, S35 8RS



Escape from the day to day work life, and enjoy running & cycling routes around Sheffield. The wake up route explores the city's central waterways.

It follows the canal from its basin at Victoria Quays, crossing a bridge to run alongside the River Don.

However, the city offers endless recreational opportunities for staff commuting to work, taking a lunchtime break or a walking meeting. There's a whole lot more to Sheffield than meets the eye.

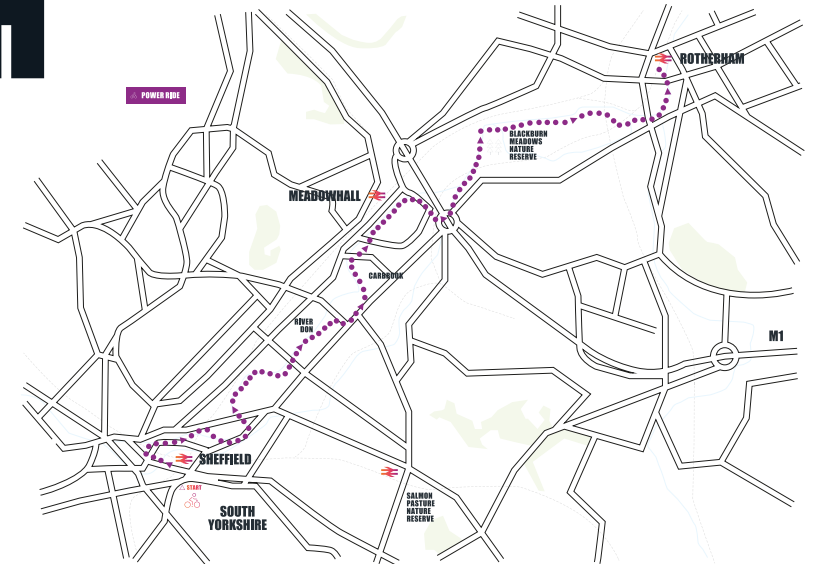


### DAM FLASK LOOP

Distance 25 km



Scan QR code for route





INDICATIVE BUILDING RECEPTION CGI

Endeavour offers premium workspace with an impressive sixth floor private roof terrace providing panoramic views across the Sheffield skyline. The building is finished to a grade A specification with flexible open plan floor plates capable of subdivision to suit a variety of businesses' space requirements.

The building has been designed to create a welcoming and impressive sense of arrival with a double height entrance reception. Internally, the building is capable of accommodating an occupancy density of 1 person: 8 sq m. The office floor plates are flooded with natural light on all four elevations with high performance solar control floor to ceiling glazing.

Endeavour has the comfort, productivity and sustainability of its occupants in mind.



Showers & Changing Facilities



Drying Rooms & Lockers Available



High quality self-contained toilet cubicles



Secure Cycle Storage, with Electric Charging Points & Repair Station



Air Conditioning



24 Hour Access



Passenger Lifts



Full Access Raised Floor



Target EPC - B



LED Lighting



Fully DDA Compliant



Sixth Floor Roof Terrace



44 Underground Parking Spaces

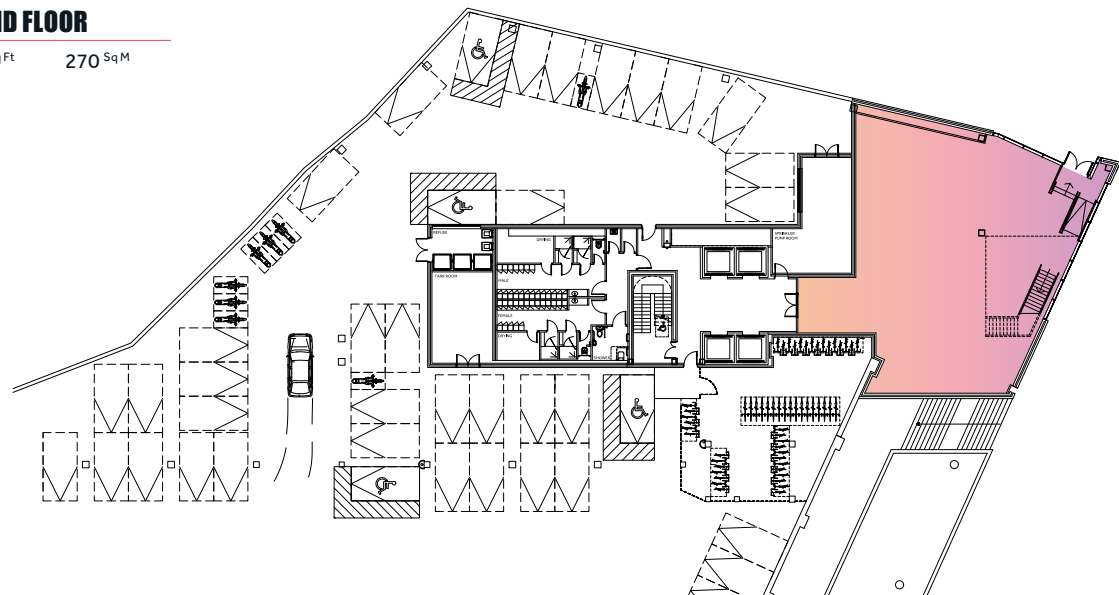
BREEAM®

BREEAM Rating Very Good



## GROUND FLOOR

2,906 Sq Ft    270 Sq M



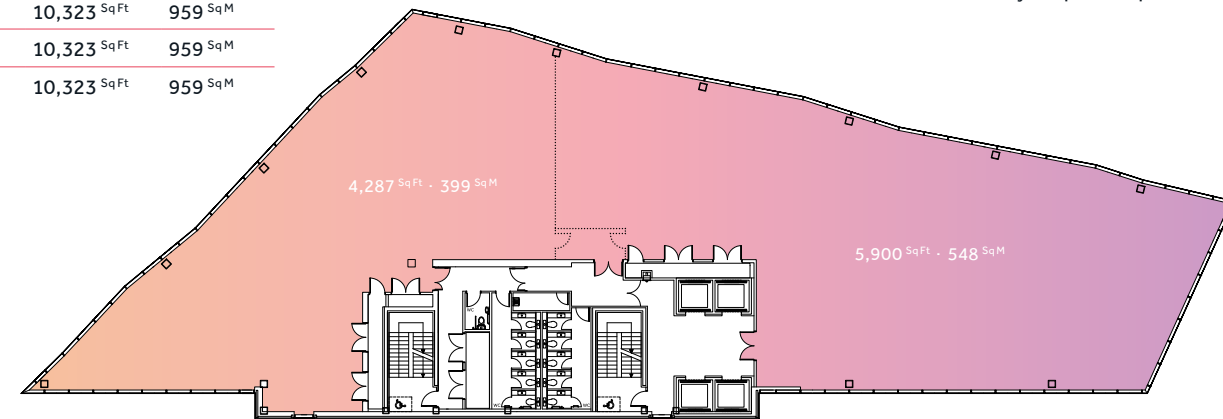
## TYPICAL LOWER FLOORS

Podium	7,793 Sq Ft	724 Sq M
First	7,793 Sq Ft	724 Sq M



## TYPICAL UPPER FLOORS

Second	10,323 Sq Ft	959 Sq M
Third	10,323 Sq Ft	959 Sq M
Fourth	10,323 Sq Ft	959 Sq M
Fifth	10,323 Sq Ft	959 Sq M



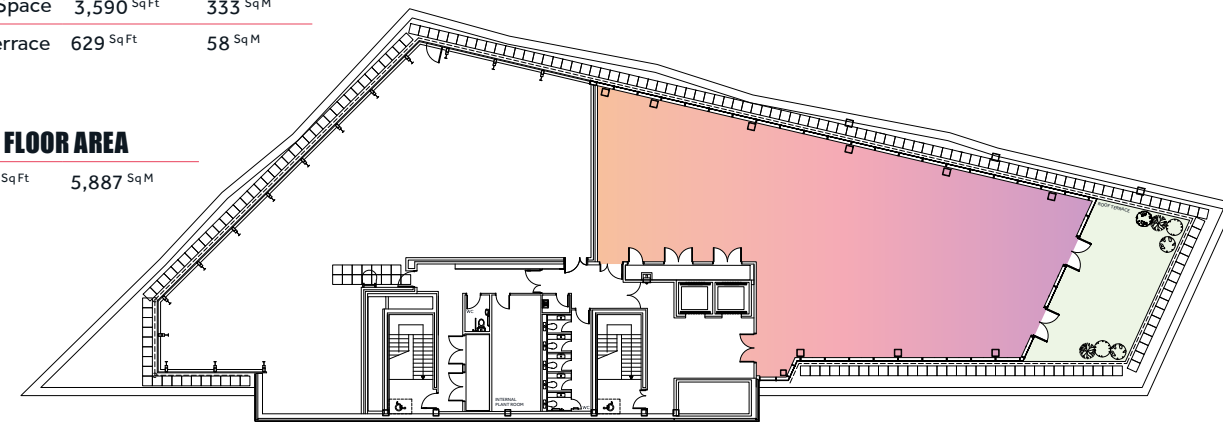
Highly flexible floorplates which are capable of subdivision to accommodate a variety of space requirement.

## SIXTH FLOOR

Office Space	3,590 Sq Ft	333 Sq M
Roof Terrace	629 Sq Ft	58 Sq M

## TOTAL FLOOR AREA

63,374 Sq Ft    5,887 Sq M





Endeavour - Sheffield

# A SPACE TO COLLABORATE.





PODIUM FLOOR

Total Work Settings 81

COMPRISING OF:

Reception	Collaboration/Touch Down Areas
Communal Area	Tea Point
4 No. Meeting Rooms	80 No. Fixed Workstations
2 No. Hot Offices	Store Room
Focus Booths	Comms Room



CREATE THE

UPPER FLOOR

Total Work Settings 94

COMPRISING OF:

Reception	Collaboration/Touch Down Areas
Communal Area	Tea Point
5 No. Meeting Rooms	92 No. Fixed Workstations
Focus Booths	Store Room
Comms Room	



FIRST FLOOR

Example Co-working Space

COMPRISING OF:

Reception	Communal Area / Tea Point
7 No. Meeting Rooms	Focus Booths
Co-working Desks	12 No. Private Office Suites (Various Sizes)
Store Room	Comms Room



PERFECT SPACE

Whether you're a professional services business, or within the creative industries sector, the building has been designed to accommodate a variety of space requirements.

With flexible highly divisible floor plates to suit the space requirements of modern office tenants.

THIRD FLOOR

Total Work Settings 85

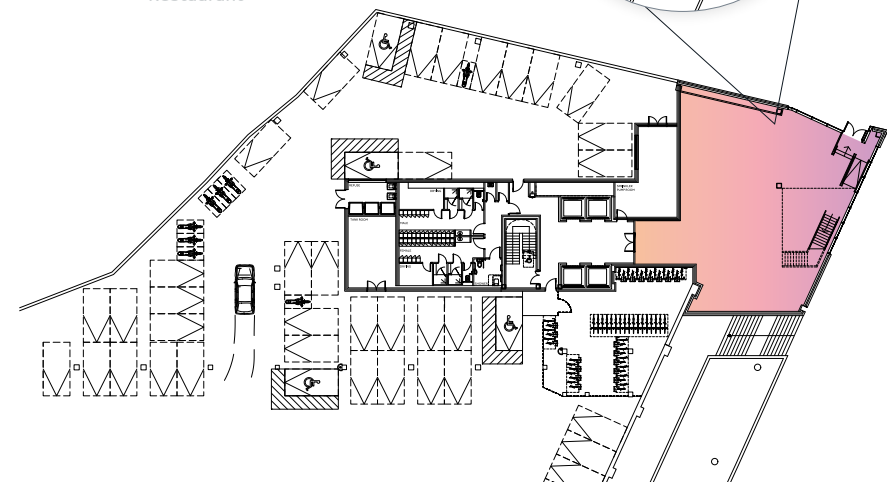
COMPRISING OF:

Reception	Communal Area
7 No. Meeting Rooms	Collaboration / Touch Down Areas
Tea Point	84 No. Fixed Workstations
Store Room	Comms Room





↑ Restaurant



↑ Fitness Studio

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# ENDLESS POSSIBILITIES

## GROUND FLOOR

Commercial space opportunities

**2,906 SQ FT**  
**OF ENDLESS**  
**FLEXIBILITY**

Endeavour's ground floor offers endless possibilities, to compliment the commercial office floor plates on the upper floors.

The ground floor has its own dedicated street entrance, full glass frontage and an interconnecting staircase to the building's main reception area that has the potential to create a community to the heart of Endeavour's future occupants.

## POTENTIAL FUTURE USES



BIKE  
STORE



FITNESS  
STUDIO



COFFEE  
SHOP



COWORKING  
SPACE



BOOK  
STORE



BARBERS



RETAIL

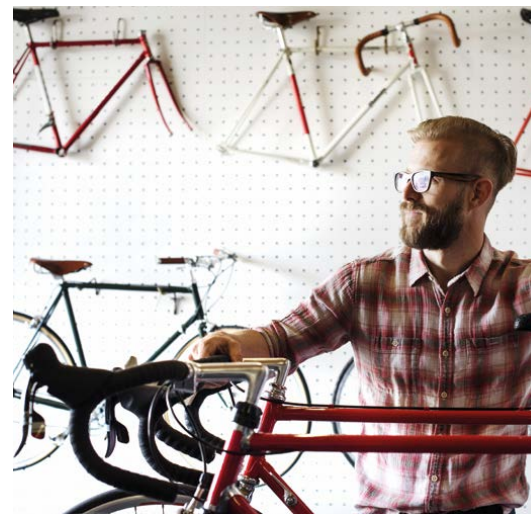


RESTAURANT



↑ Coffee Shop

↓ Co-working Space



← Bike Store





## DEVELOPMENT BY

[scarboroughgroup.com](http://scarboroughgroup.com)



## KEY DELIVERY TEAM MEMBERS

ARUP



## LETTING AGENTS

For further information or to arrange an inspection please contact:



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[Knightfrank.com](http://Knightfrank.com)

## USEFUL LINKS

[whatmakes/sheffield.com](http://whatmakes/sheffield.com)

[theoutdoorcity.co.uk](http://theoutdoorcity.co.uk)

[investsheffield.com](http://investsheffield.com)

[sheffieldcityregion.org.uk](http://sheffieldcityregion.org.uk)

[scci.org.uk](http://scci.org.uk)

[shu.ac.uk](http://shu.ac.uk)

[Sheffield.ac.uk](http://Sheffield.ac.uk)

Endeavour - Sheffield

Sheffield City Centre

### Important Notice

1. Particulars: These particulars are not an offer or contract, nor part of one. You should not rely on statements by Commercial Property Partners (CPP), Colloco (C) or Knight Frank (KF) in the particulars or by word of mouth or in writing ("information") as being factually accurate about the property, its condition or its value. Neither CPP, C or KF nor any other agent has any authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of the agents, seller(s) or lessor(s).
2. The photograph shows only certain parts of the property as they appeared at the time they were taken, and any CGI's are subject to change.
3. Regulations etc: Any reference to alterations to, or use of, any part of the property does not mean that any necessary planning, building regulations or other consent has been obtained. A buyer or lessee must find out by inspection or in other ways that these matters have been properly dealt with and that all information is correct.
4. VAT: The VAT position relating to the property may change without notice.
5. The floor areas quoted are based on IPMS 3 measurement standard which have been scaled from the architects plans.



