



journey

NO. 5 JOURNEY CAMPUS, CASTLE STREET, CAMBRIDGE CB3 0RD

First-Step
by journey

The Need / Cambridge is leading the world in research and early-stage innovation, but lacks physical space for founders and growing firms to harness it.

First-Step by **journey** will provide the urban, fully-fitted lab space companies need, so you can focus your time and resources on your venture.

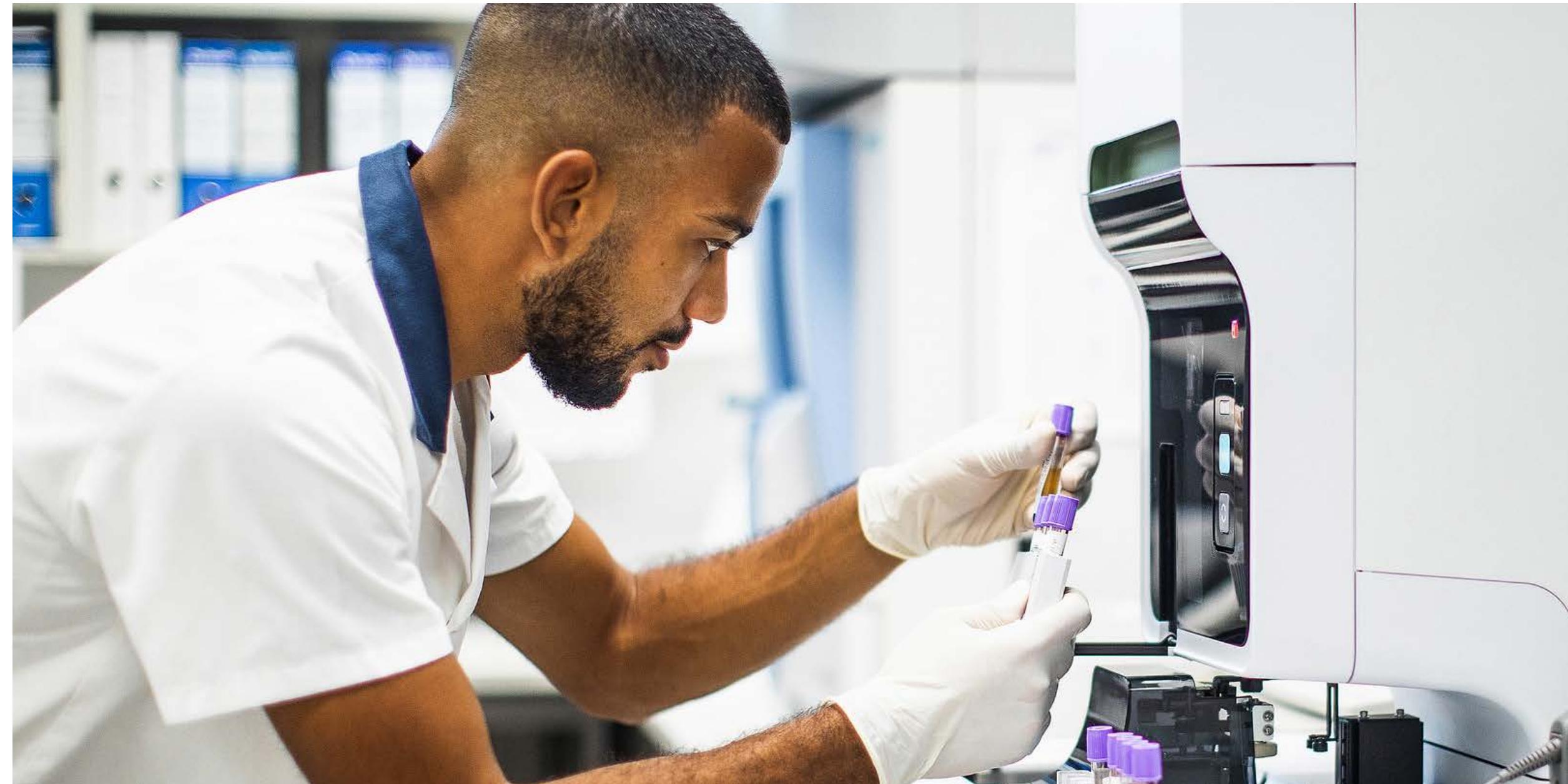


journeyre.io

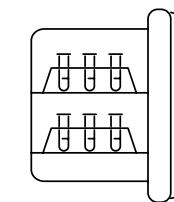




Conveniently located in Cambridge's city centre, First-Step by journey is in proximity to a wealth of amenities and only a short cycle from the West Cambridge Innovation District, the University of Cambridge and historic core.



A purpose-built lab space for start-ups, scale-ups and established ventures. It supports science and innovation across deep-tech, bio-tech, med-tech and sustainability for teams of 5 to 30.



Fully-fitted labs and write-ups, alongside shared equipment so you can move in and start work fast.



Flexible, all-inclusive leases to suit your runway and business.



Proximity to the city centre making it easily accessible for your team and visitors.

BUILDING & AMENITY /
FLASK CAFÉ

Anchored at the heart of the campus, the new journey café **Flask** brings this to life—creating a vibrant hub for conversations, idea-sharing and community.

Across levels 2 and 3, curated breakout spaces offer inviting spots to co-work or meet with visitors over lunch, enhanced by thoughtfully equipped kitchenettes for added comfort.



BUILDING & EQUIPMENT /
SHARED LAB SPACE



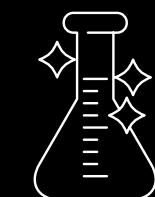
Private lab

On-site, you will have access to shared services and equipment which will include:

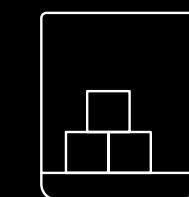
Additional services and equipment may become available subject to understanding more about your R&D and how we can help.



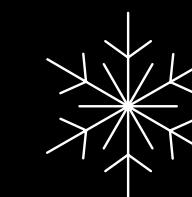
Autoclave



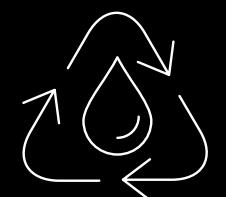
Glass wash



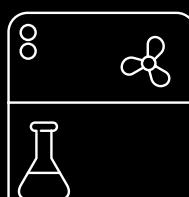
Ice machine



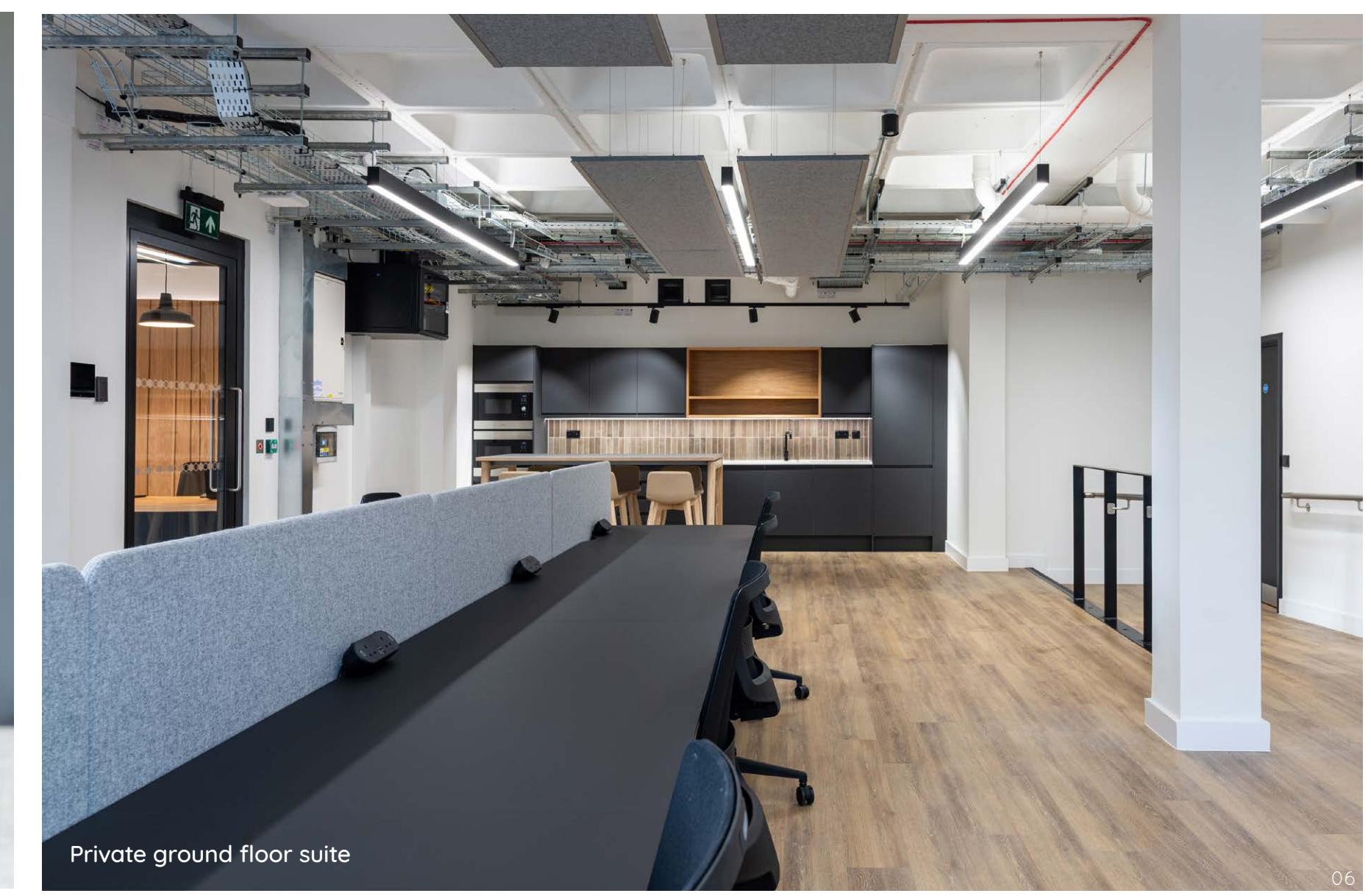
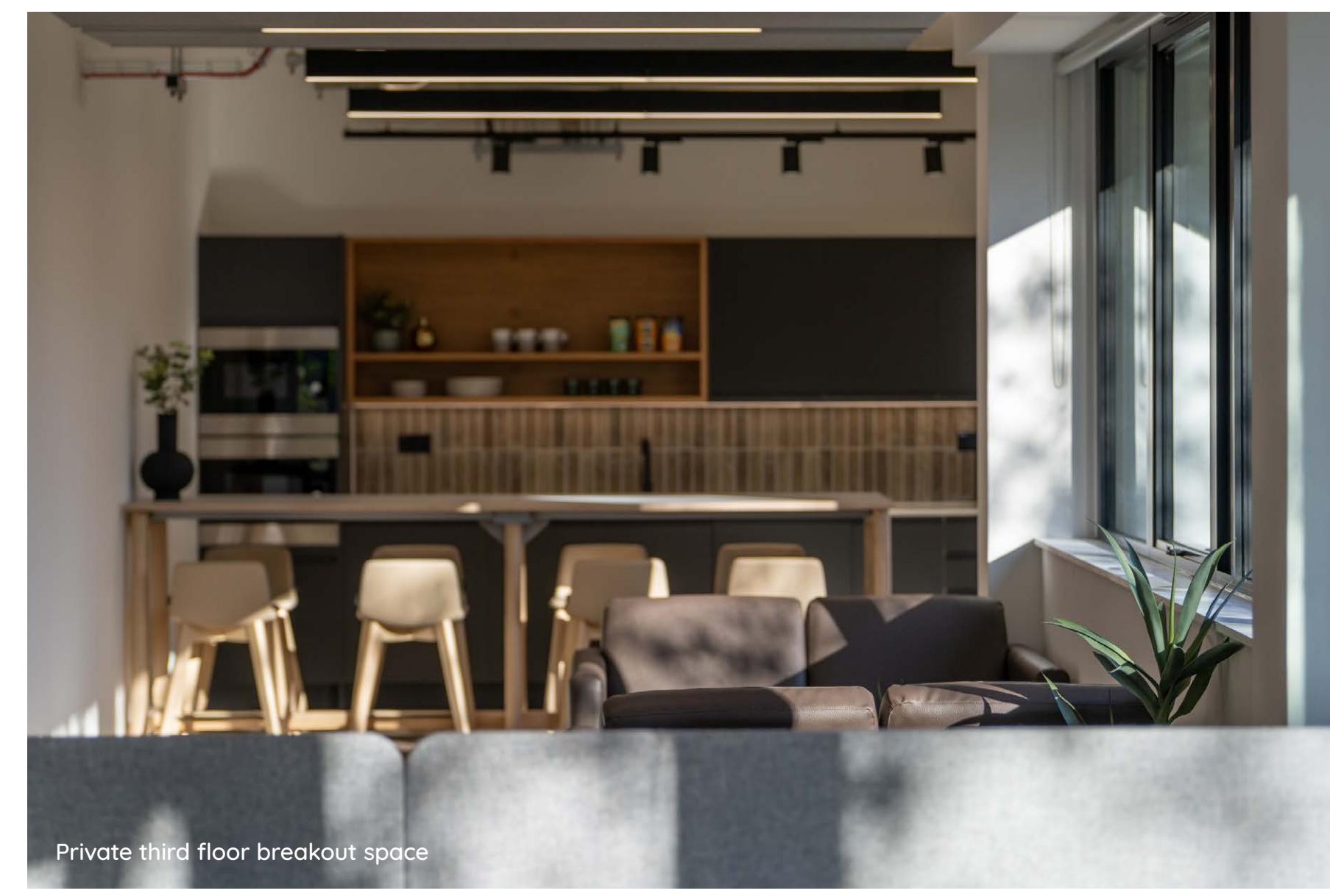
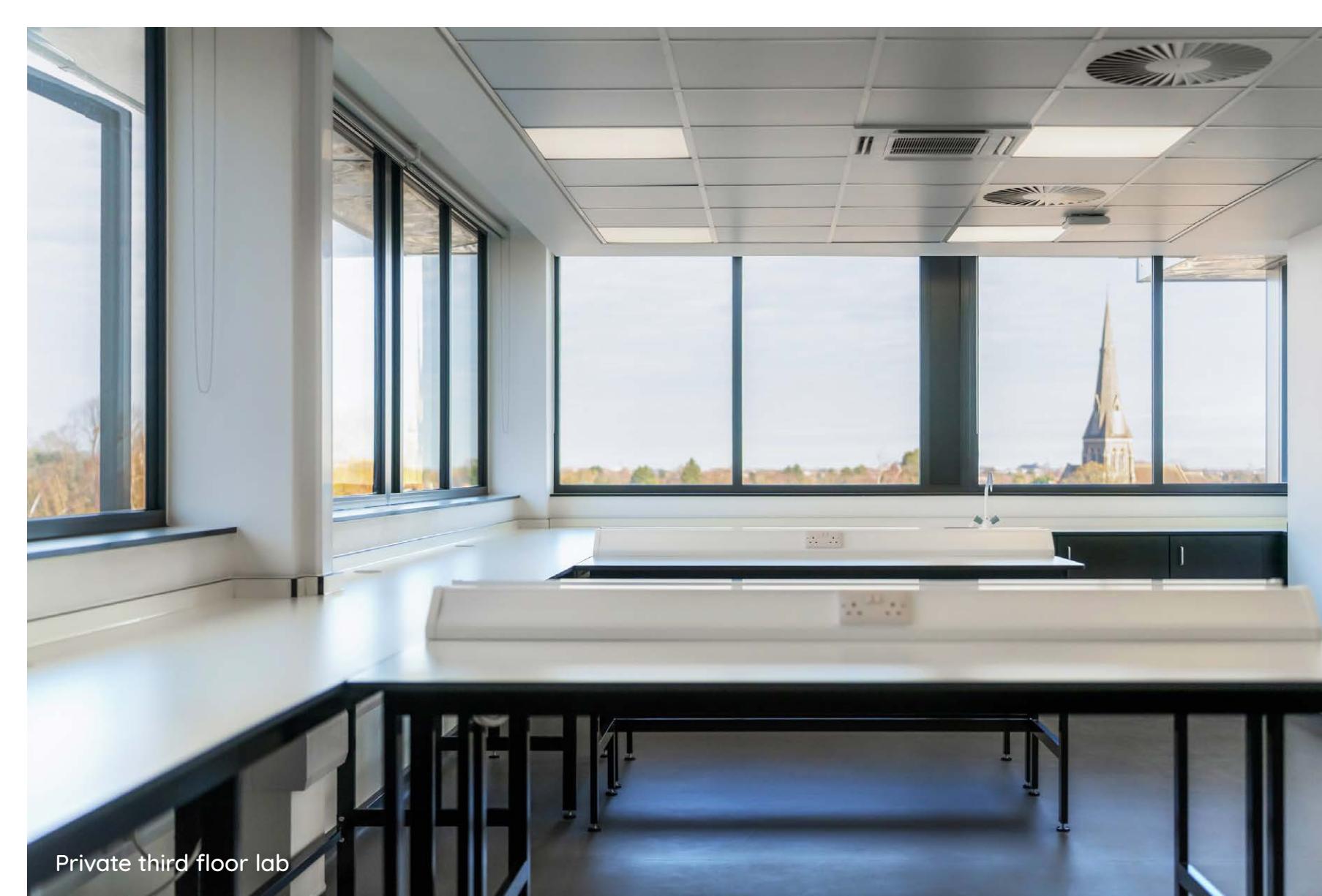
-80°C freezers



Water purifier



Recirculating fume hood



BUILDING & EQUIPMENT /
KITCHENETTE AND BREAKOUT SPACE





BUILDING & EQUIPMENT / SPECIFICATION

Residents will also have access to a range of on-site facilities which include:



Fully-fitted
labs & offices



Shared equipment
rooms



Liquid nitrogen
& gas store



On-site café



Bookable meeting
& board rooms



Event space



Networking &
events programme



Shared kitchenette
& breakout space



Showers



Flexible leases with
all-inclusive rents
(excluding
business rates)



Secure bike
storage



On-site car
parking

FLOOR PLANS /
BUILDING AVAILABILITY

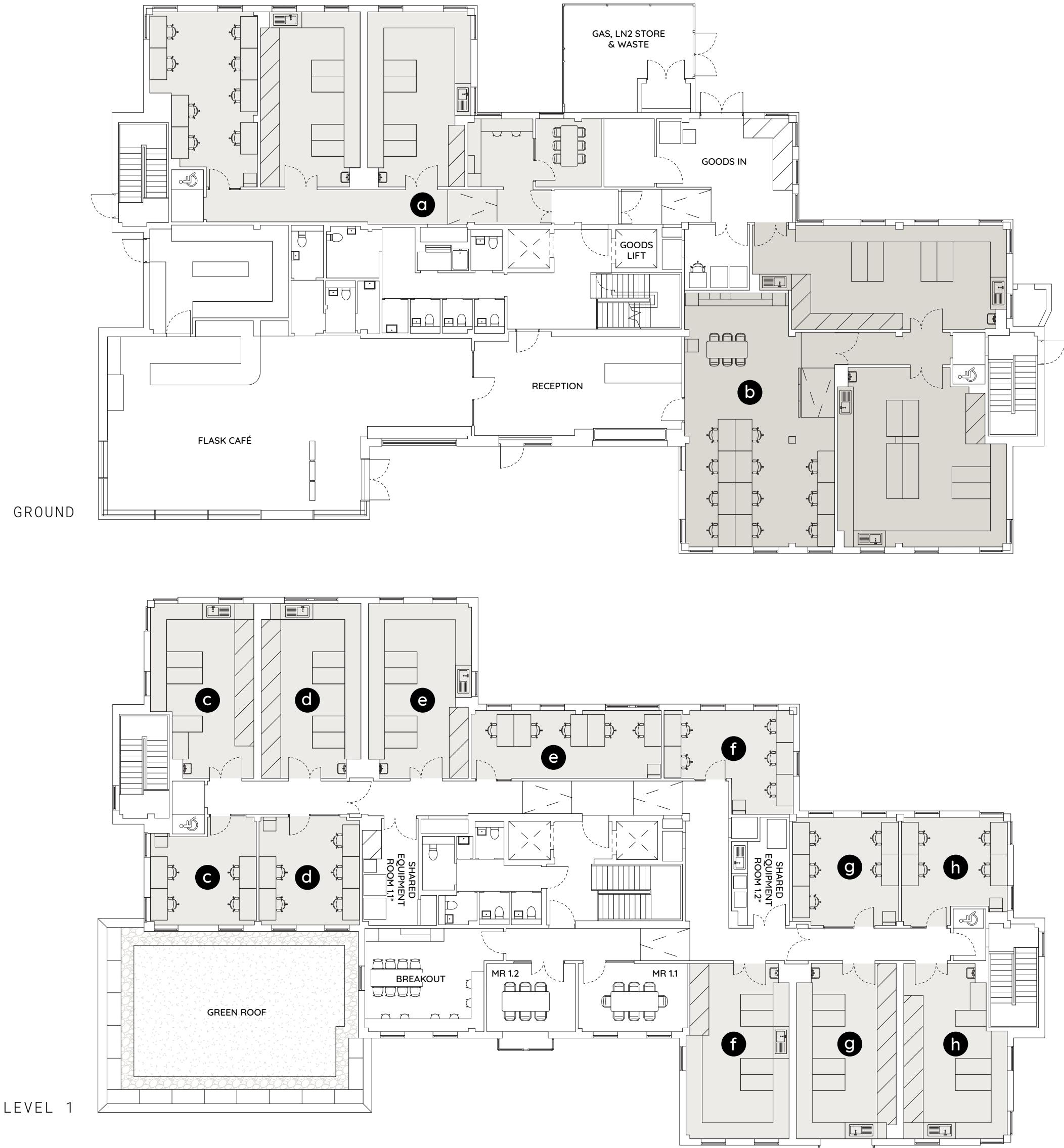
GROUND

Unit	Space	Benches	Desks
a	Suite G.1 2x labs, office space Meeting room Kitchenette	14	8
b	Suite G.2 2x labs, office space Kitchenette & breakout space	16	11

LEVEL 1

Unit	Space	Benches	Desks
c	1.1 Lab & office	6	4
d	1.2 Lab & office	7	5
e	1.3 Lab & office	7	5
f	1.4 Lab & office	7	5
g	1.5 Lab & office	7	5
h	1.6 Lab & office	6	4

*Shared equipment room includes: autoclave, glass wash, ice machine, water purifier, -80°C freezer and a recirculating fume hood.



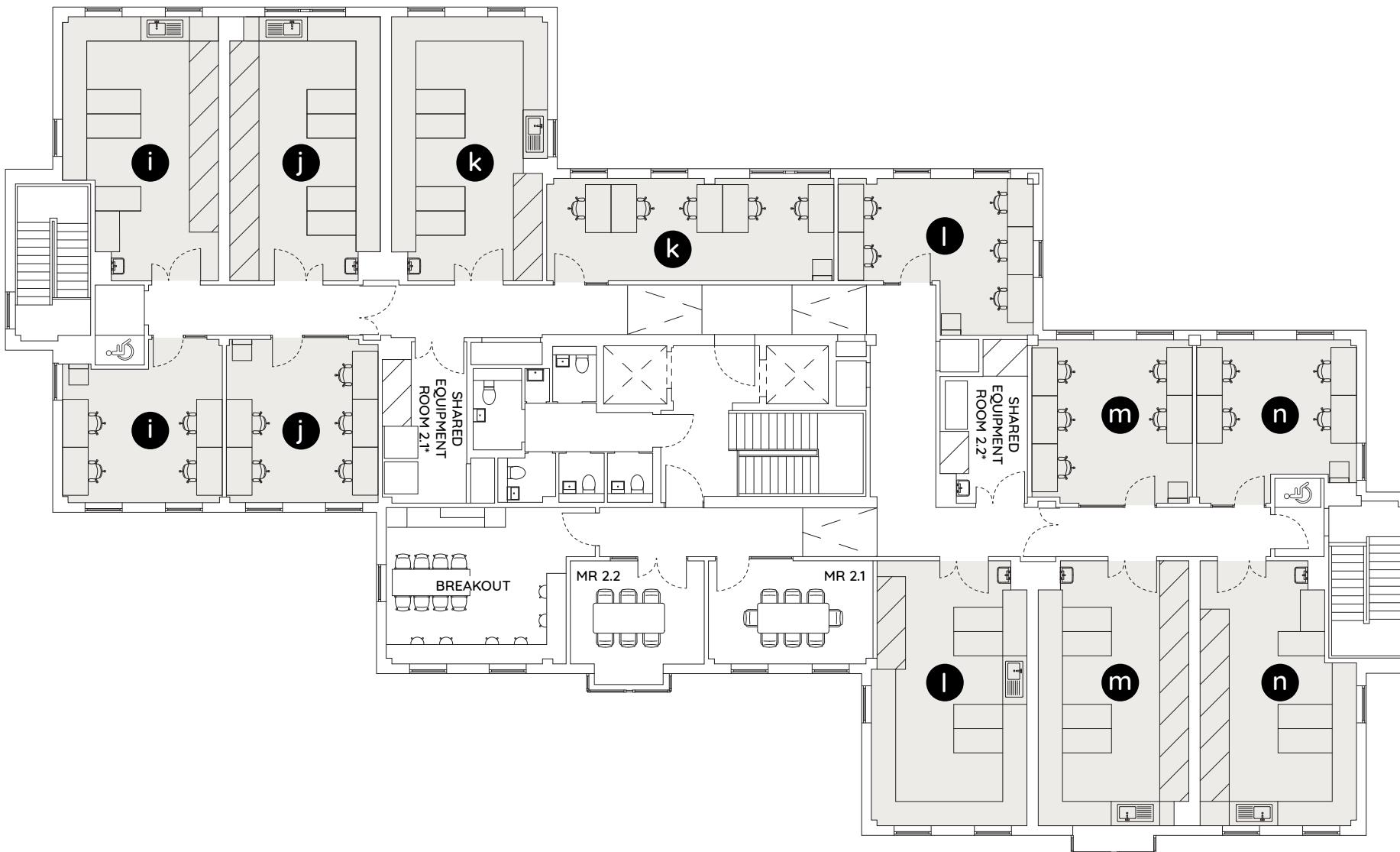
FLOOR PLANS /
BUILDING AVAILABILITY

LEVEL 2

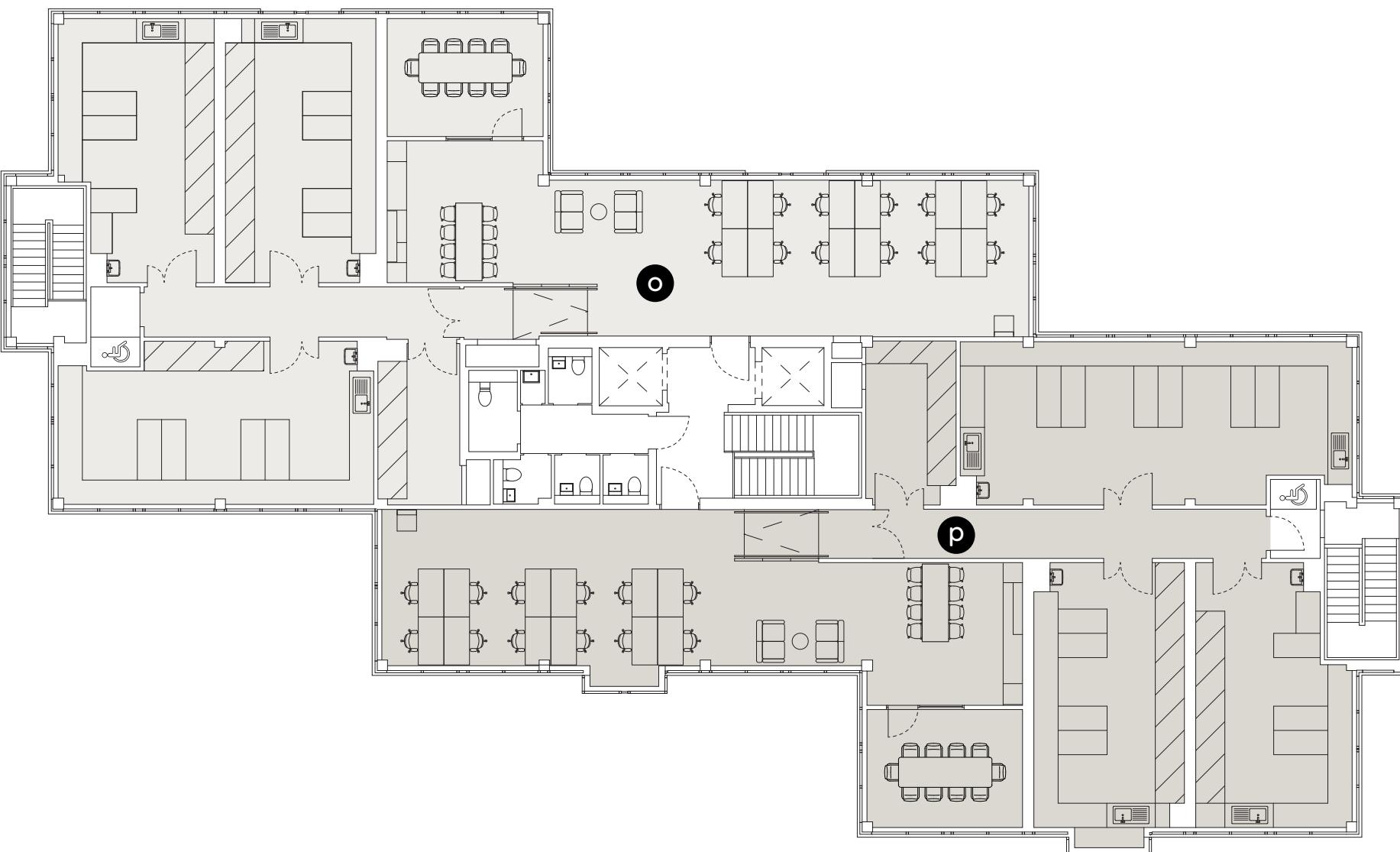
Unit	Space	Benches	Desks
i	2.1 Lab & office	6	4
j	2.2 Lab & office	7	5
k	2.3 Lab & office	7	5
l	2.4 Lab & office	7	5
m	2.5 Lab & office	7	5
n	2.6 Lab & office	6	4

LEVEL 3

Unit	Space	Benches	Desks
o	3x labs, office space Meeting room Kitchenette & breakout space	17	12
p	3x labs, office space Meeting room Kitchenette & breakout space	18	12



LEVEL 2



LEVEL 3

*Shared equipment room includes: autoclave, glass wash, ice machine, water purifier, -80°C freezer and a recirculating fume hood.

CO-LABORATORS /
JOIN THE JOURNEY COMMUNITY

Members at First-Step join a connected community of innovative companies across the campus and Co-Labs.

Supported by journey's Co-Laborators, you'll gain access to expert insight, guidance and a growing life sciences and technology network, alongside exclusive journey events, panels and networking opportunities.



CO-LABORATOR IN
IP LAW



CO-LABORATOR IN
LAB SAFETY SOLUTIONS



CO-LABORATOR IN
HUMAN RESOURCES



CO-LABORATOR IN
BUSINESS GROWTH



CO-LABORATOR IN
LAB DEVELOPMENT



Networking events



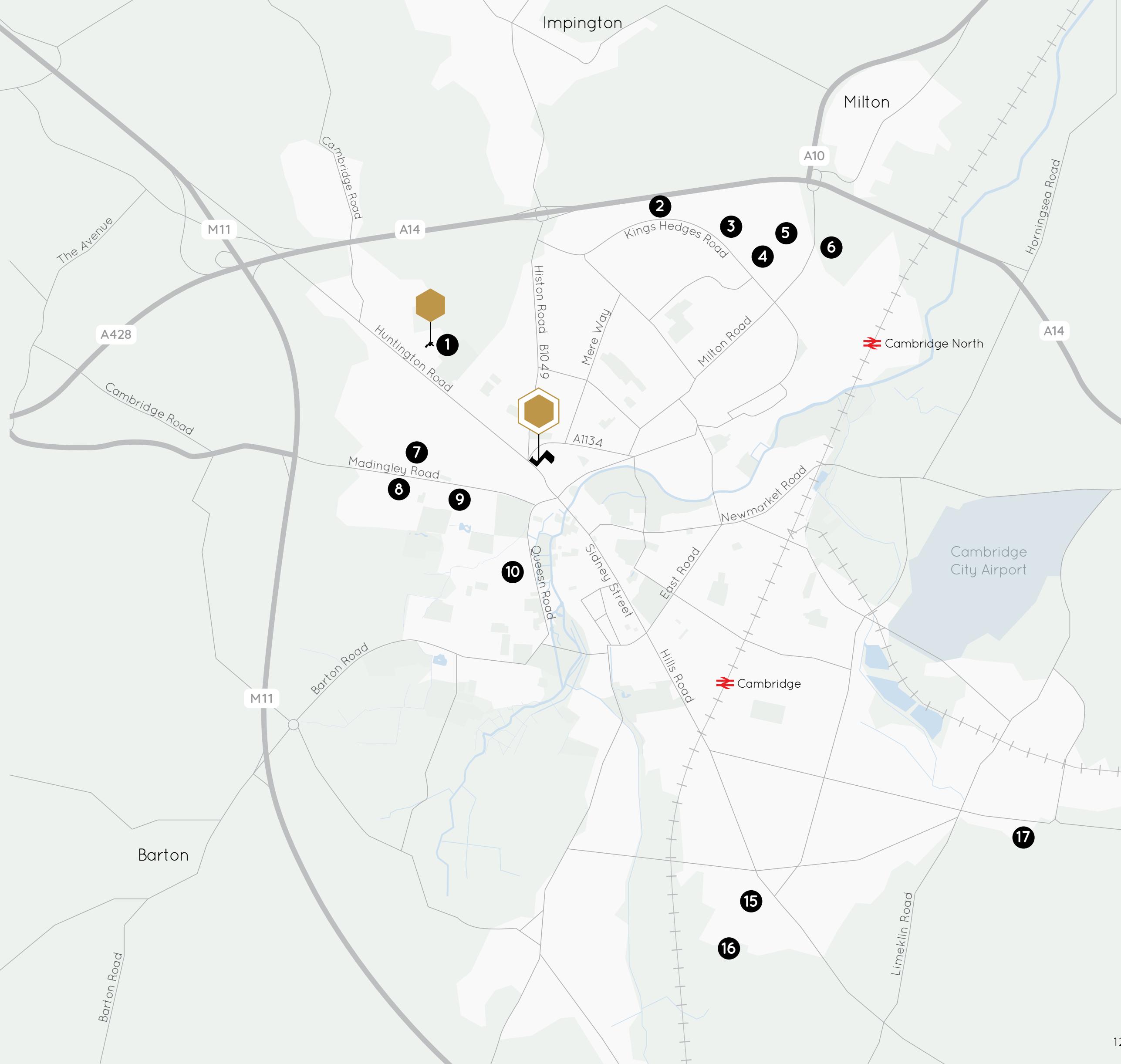
Panel events & workshops

WIDER CAMBRIDGE CITY CENTRE /
SCIENCE & INNOVATION FACILITIES

- 1 Crop Sciences Centre
- 2 Allia Future Business Centre Cambridge Campus
- 3 181 Cambridge Science Park
- 4 Bio-Innovation Centre, Cambridge Science Park
- 5 Bradfield Centre, Cambridge Science Park
- 6 St Johns Innovation Park
- 7 Cambridge University Madingley Site
- 8 West Cambridge:
Maxwell Centre, Hauser Forum, Cavendish Lab
- 9 Cambridge University Centre for Mathematical Sciences
- 10 Cambridge University Library
- 11 Cambridge Institute for Sustainability Leadership
- 12 Judge Business School
- 13 Cambridge University Department of Engineering
- 14 Cambridge University Chemical Lab
- 15 Addenbrookes Hospital Campus
- 16 Cambridge Biomedical Campus:
Astra Zeneca, Milner Therapeutics Institute
- 17 Peterhouse Technology Park

 Journey Campus

 Co-Labs



WIDER CAMBRIDGE CITY CENTRE /
LOCAL AMENITY & TRANSPORT LINKS

Journey Campus is situated on the edge of the city centre at the southern end of the main arterial roads of Huntingdon Road, Histon Road and Madingley Road, which ensures easy access to the A14, M11, A428 and the inner ring road.

Travel times	
 Cambridge Station	
Car	13 mins
Cycle	12 mins
Bus	17 mins
E-Scooter	19 mins

Cambridge North Station	
Car	14 mins
Cycle	16 mins
E-Scooter	24 mins
Bus	34 mins

M11/A14 Junction by Car	
Huntingdon Road	9 mins
Cambridge Road	9 mins
Milton Road	12 mins

Bars & Restaurants

	Walking time
1 Sir Isaac Newton	1 mins
2 Pakka	2 mins
3 Namaste Village	3 mins
4 The Architect	3 mins
5 Castle Inn	3 mins
6 The Grapes	4 mins
7 Carpenters Arms	4 mins
8 The Punter	5 mins
9 Galleria	7 mins
10 The Tipsy Vegan	8 mins
11 The River Bar	9 mins
12 KIBOU	12 mins
13 The Ivy	13 mins

Coffee

	Walking time
1 Kettle's Yard Cafe	5 mins
2 Frédéric's	7 mins
3 Fitzbillies	7 mins
4 Bould Brothers Coffee	10 mins
5 Michaelhouse Cafe	14 mins
6 Cafe at Abantu	15 mins
7 Market Square Coffee	16 mins

University Colleges

	Walking time
1 St John's College	8 mins
2 Jesus College	13 mins
3 Trinity College	15 mins
4 Christ's College	15 mins
5 Emmanuel College	17 mins

County Hall and the historic Castle Mound are situated adjacent to the park. There are frequent bus services, including the Cambridge Guided Bus, to and from the city centre as well as Cambridge North and Cambridge Station.

Within walking distance are a wide variety of restaurants, bars and coffee shops, along with a number of retail options on Bridge Street leading into Market Square.

Retail

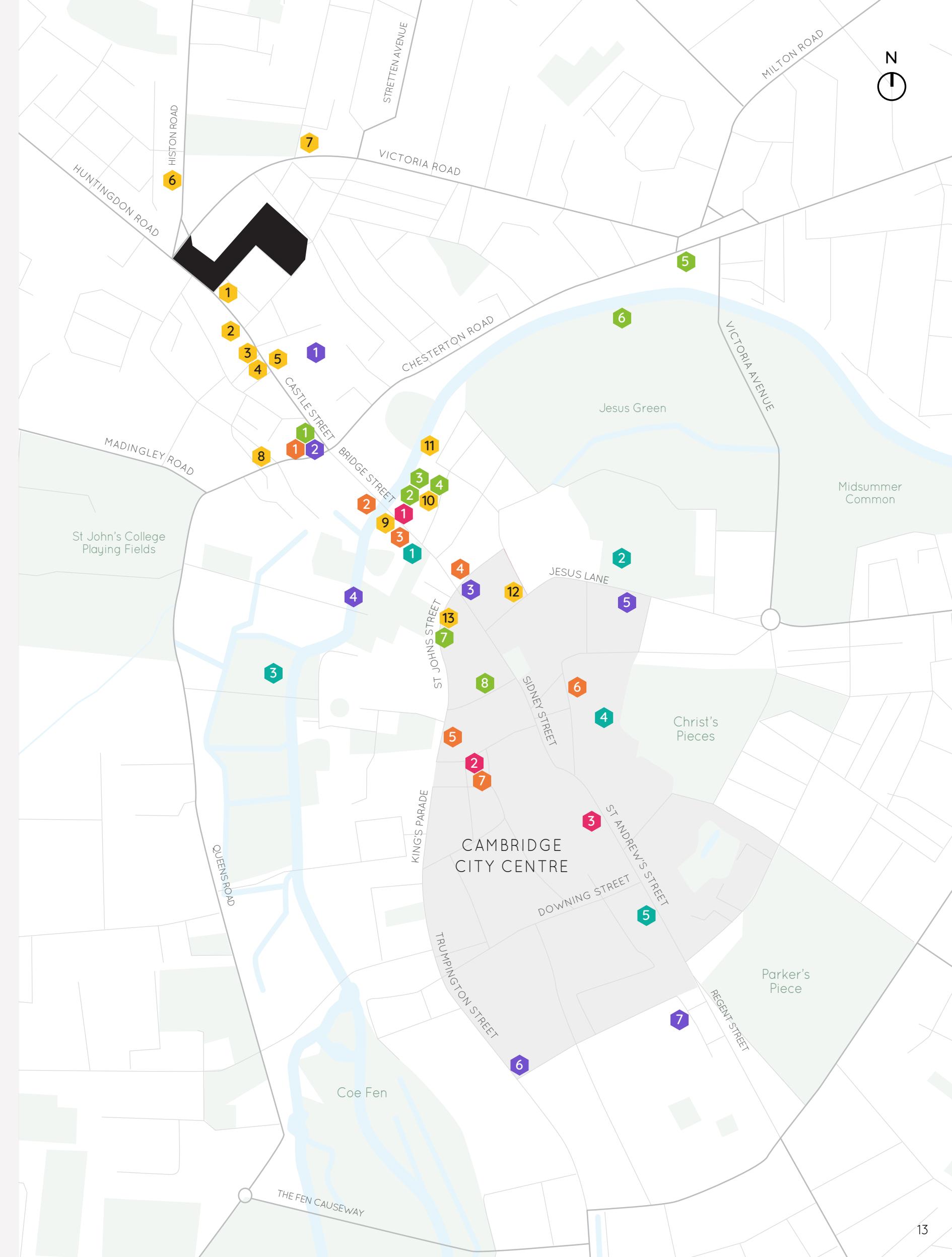
	Walking time
1 Cambridge Wine Merchants	7 mins
2 All Saints Garden Art & Craft Market	11 mins
3 Cambridge Market Square	14 mins
4 Grand Arcade	15 mins
5 Lion Yard	18 mins

Leisure

	Walking time
1 Kettle's Yard	4 mins
2 Punting Tours Cambridge	8 mins
3 Quayside	8 mins
4 The Varsity Hotel & Spa	9 mins
5 The Tivoli	11 mins
6 Jesus Green Lido	11 mins
7 Cambridge Gin Laboratory	12 mins

Culture

	Walking time
1 Castle Mound	3 mins
2 The Museum of Cambridge	4 mins
3 The Round Church	10 mins
4 Bridge of Sighs	13 mins
5 All Saints Church	14 mins
6 The Fitzwilliam Museum	21 mins
7 Heong Gallery	21 mins



First-Step by journey sits within the journey portfolio - a property company focused on delivering flexible and fitted spaces in the UK's key knowledge economies. This allows our residents to focus on growing their core business rather than tying up capital and energy in real estate strategy.

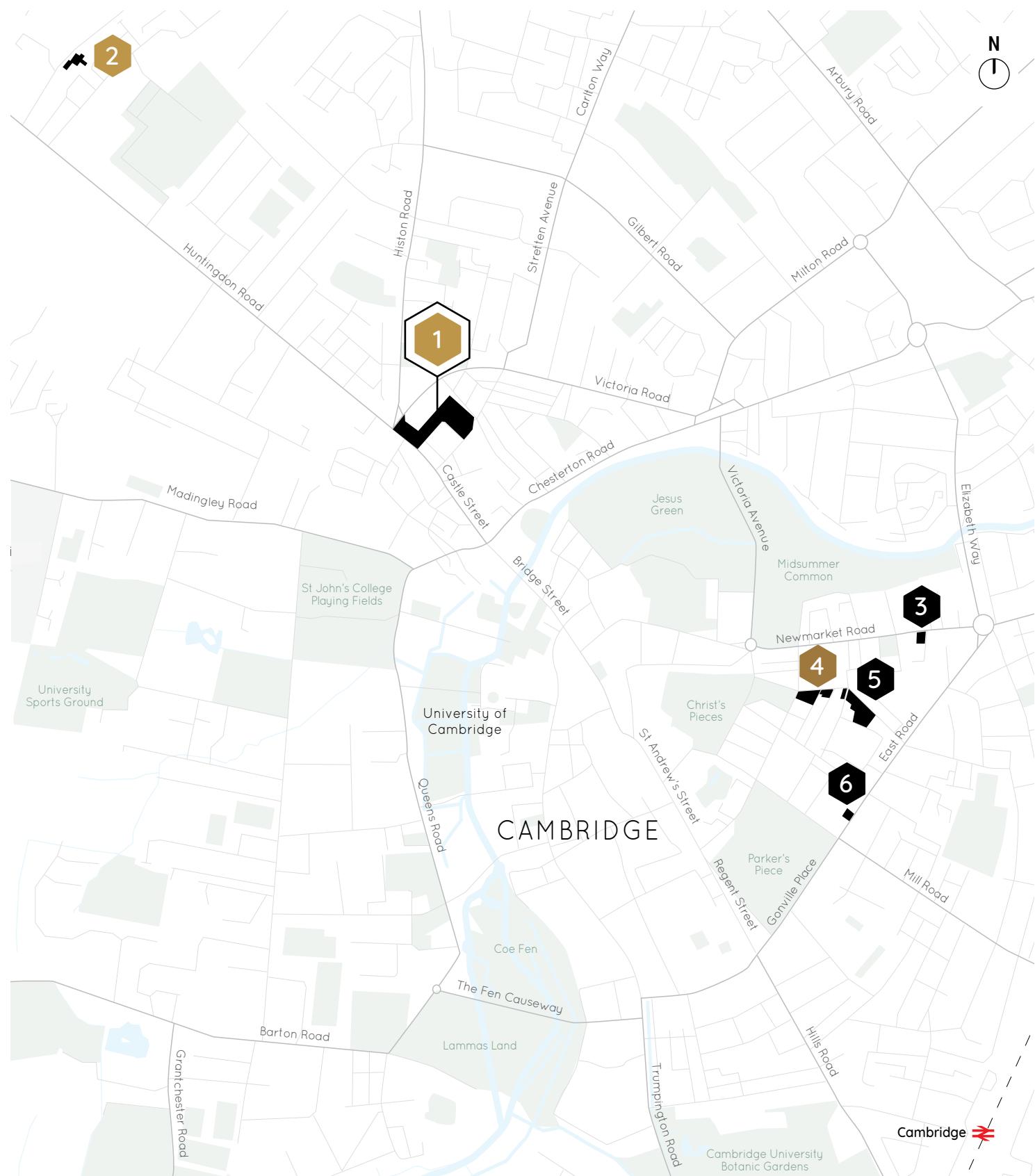
The operational portfolio will include lab, incubator, R&D, workspace, event space and supporting amenities including residences. The goal is to create unique spaces for our residents and to promote well-being and ESG.

The platform will be connected by a digital interface providing communication, clubs, and events to create a member community.

journey has an experienced management team that understands the importance of listening and reacting to customer requirements. This is especially important for fast growing companies that have dynamic and evolving space requirements.

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JOURNEY PORTFOLIO / CAMBRIDGE

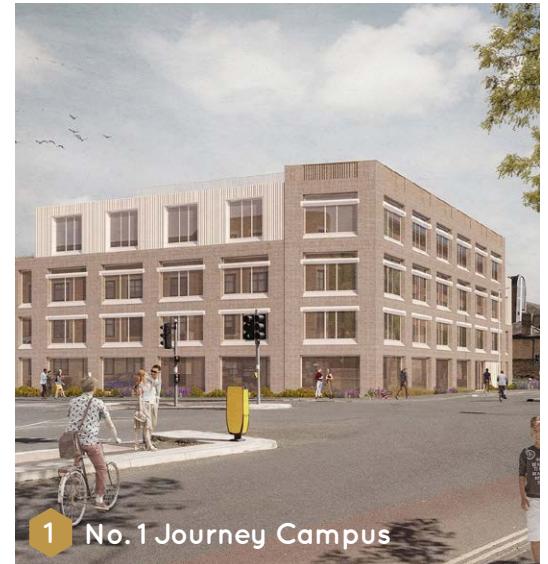


The start-up hub is located in north-west Cambridge, between the science parks in north Cambridge and the West Cambridge Innovation District, just off Huntingdon Road with access via bus, bicycle and car directly to the historic city centre. This site is one of six workplace locations across Cambridge managed by journey.

1 Journey Campus

- 2 Co-Labs
- 3 Generator
- 4 The Fitzroy
- 5 Burleigh Campus
- 6 Wellington House

journey Labs



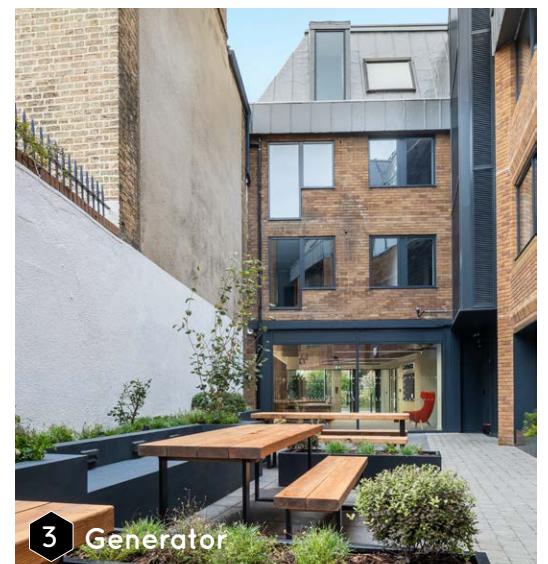
1 No. 1 Journey Campus



1 No. 7 Journey Campus



2 Co-Labs by journey



3 Generator



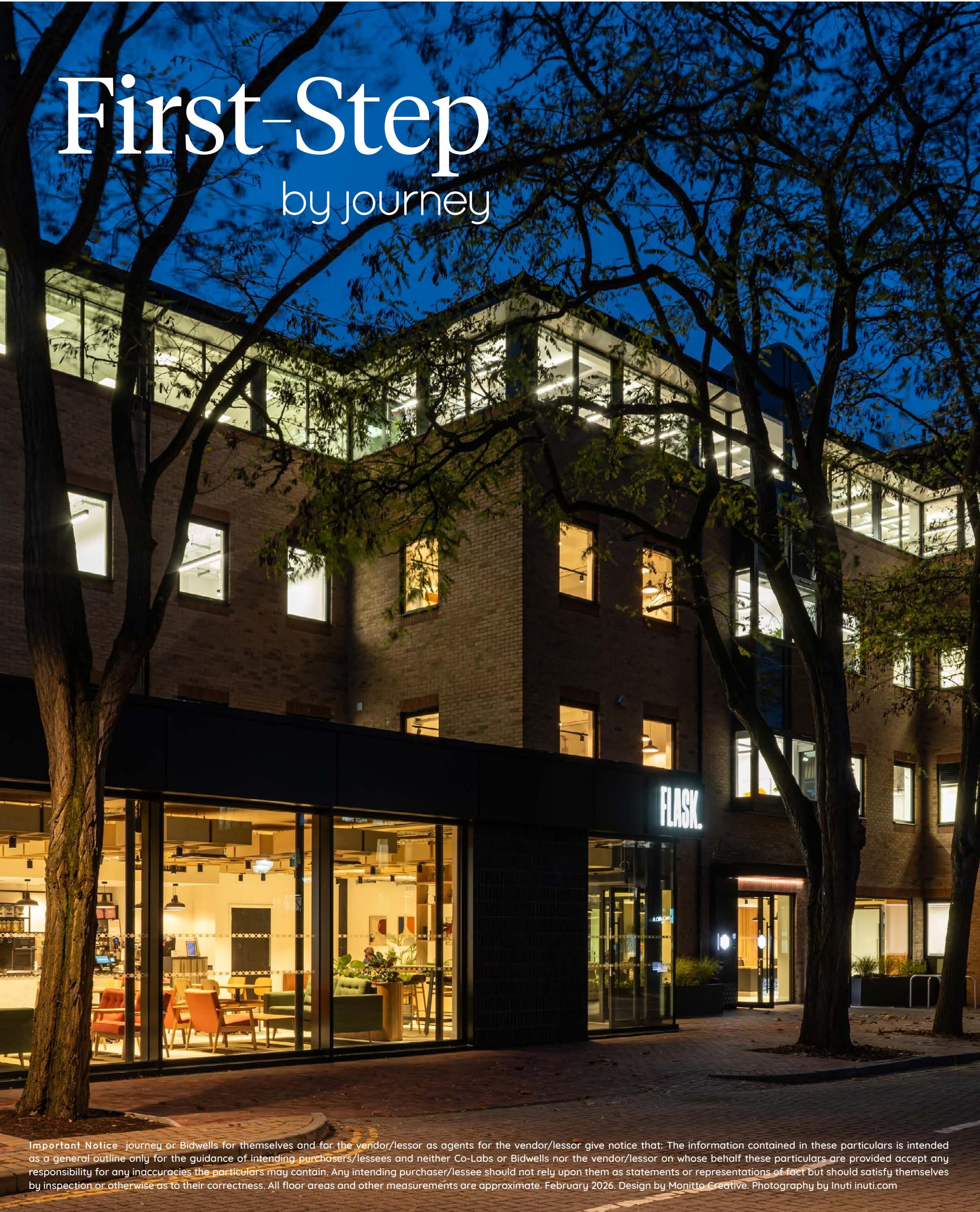
4 The Fitzroy



5 Burleigh Campus

First-Step

by journey



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