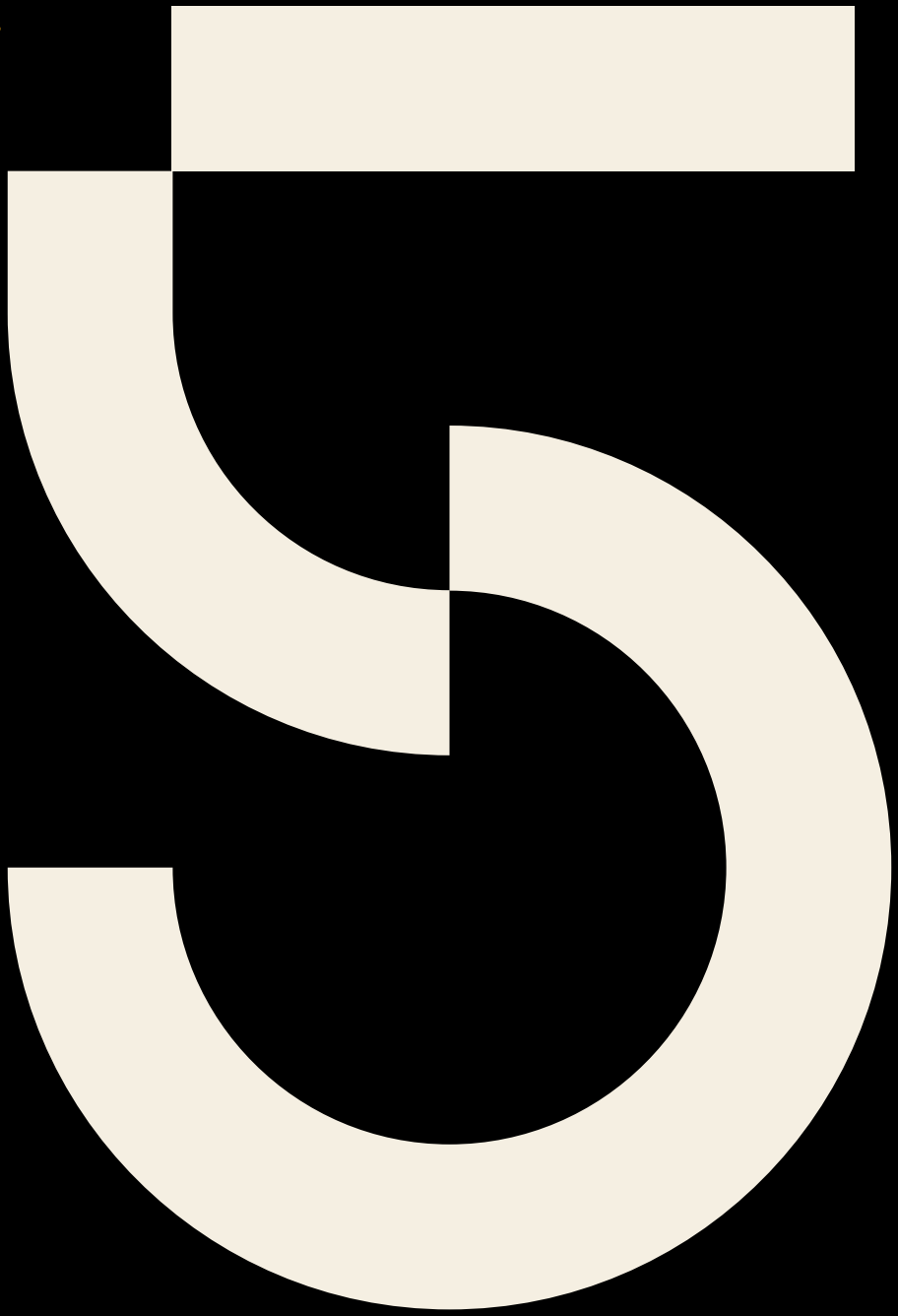
66,500 Sq Ft of
Superior Workspace
that Satisfies
All the Senses



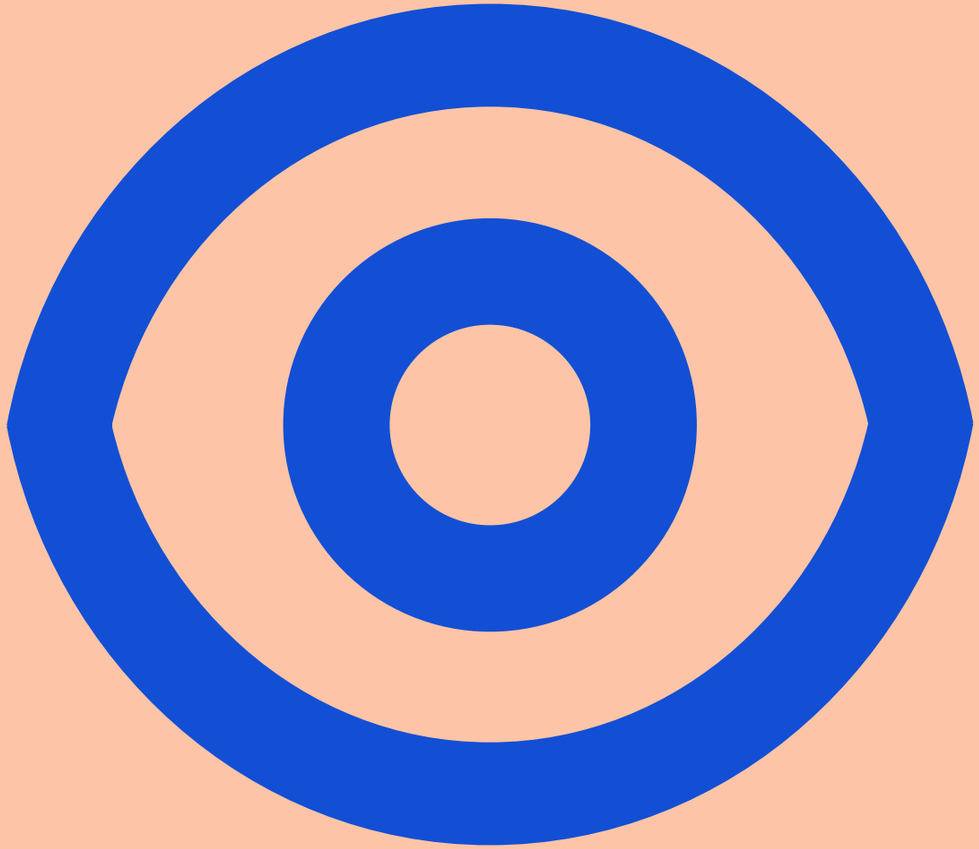
Five Cadogan



Our five senses – sight, hearing, smell, taste and touch are essential to how we experience and interact with the world.

Five Cadogan offers 66,500 Sq Ft of superior workspace that satisfies all the senses.

Five Cadogan



A SIGHT FOR SORE EYES

A VISION TO BEHOLD

06

Five Cadogan has been comprehensively rejuvenated inside and out - creating a striking first impression.

The revitalised building delivers on the needs of the modern occupier.



Five Cadogan

LOOK & FEEL

BREEAM ‘Excellent’

Market leading ground floor common amenity

Common coffee point in double height reception area

Common areas WiFi enabled / floors are connection ready

EPC A

Fully electric (from renewable sources)

CAT A+ available on 1st floor

Brand new VRF heating & cooling systems throughout

Fitness studio and presentation suite

New reception with host service

Modern exposed ceilings

Sky lounge with rooftop function suite

IN FULL VIEW

Glazed Atrium

Roof Terrace / Plant
2,989 Sq Ft

Sky Lounge

Floor 06
9,486 Sq Ft

Floor 05
Private Terrace

Floor 05
10,236 Sq Ft

Floor 04
10,379 Sq Ft

7,000 Sq Ft - Available
3,000 Sq Ft - Under Offer

Floor 03
10,373 Sq Ft

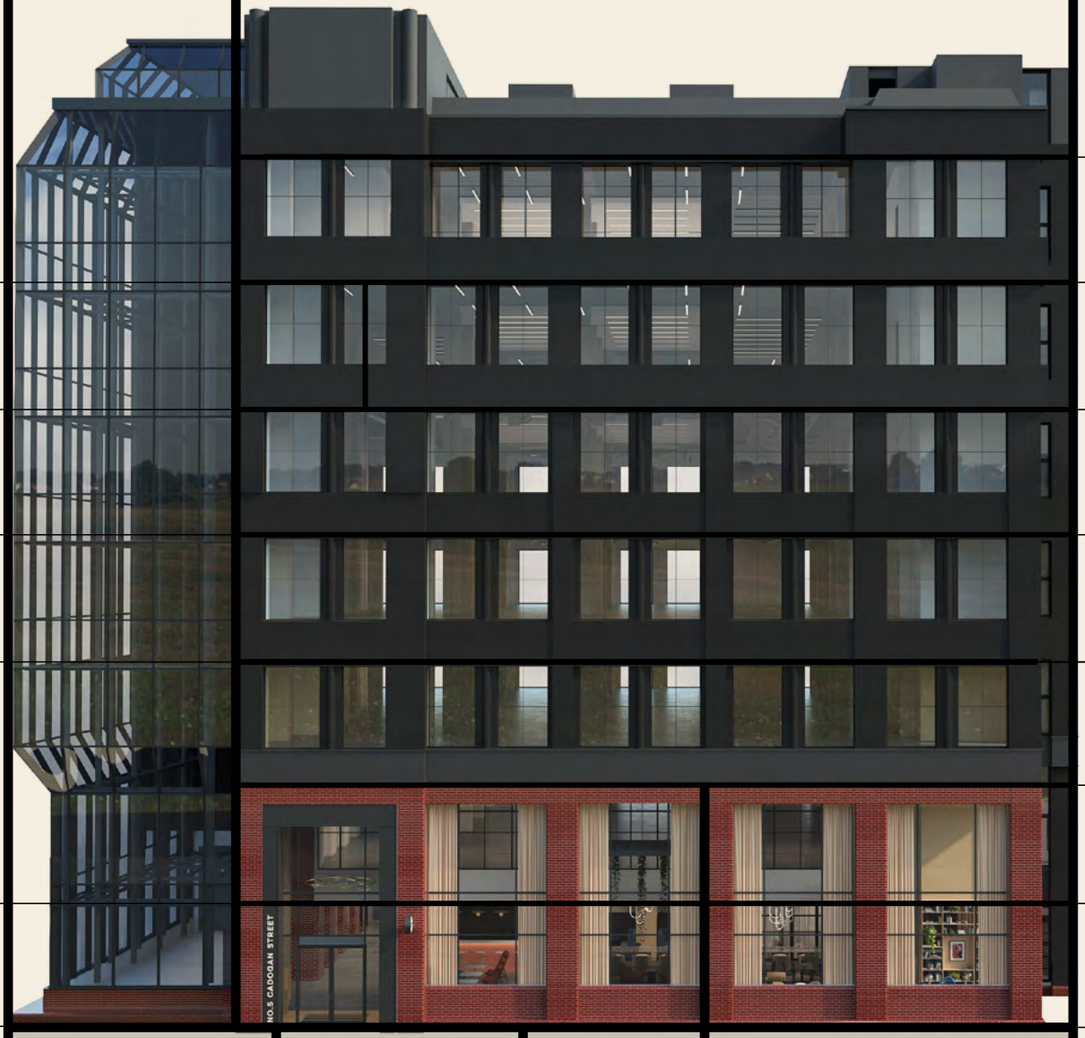
4,400 Sq Ft - Available
5,700 Sq Ft - Under Offer

Floor 02
10,411 Sq Ft

Floor 01
8,740 Sq Ft
(Fitted)

Network Rail

Reception



Car Park / Bike Store

Presentation Suite

Gym & Yoga Space

End of Travel Facilities

Basement Amenities

Five Cadogan

THE SWEET SMELL OF SUCCESS

WAKE UP & SMELL THE COFFEE

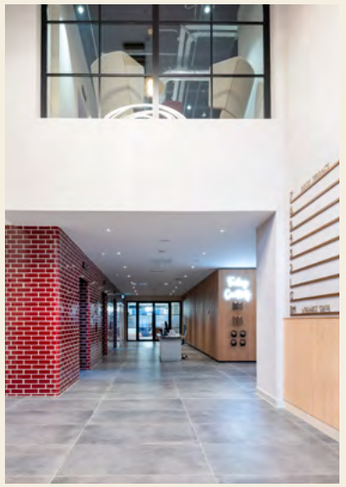
Setting the tone, the immediacy of the repurposed lobby at ground level showcases Five Cadogan's offering. Welcoming reception, fashionable breakout areas, instant workspace with amenities aplenty - a spectacular point of arrival and a feast for the senses.



NOSE FOR BUSINESS









- Reception
- Community Welcome Bar
- Breakout
- Huddle Space / Collaboration
- Kitchenette
- Focus Rooms
- Superloos
- Meeting Rooms
- Collaborative Area
- Booths

Five Cadogan



SAFE & SOUND



KEEP YOUR EAR TO THE GROUND

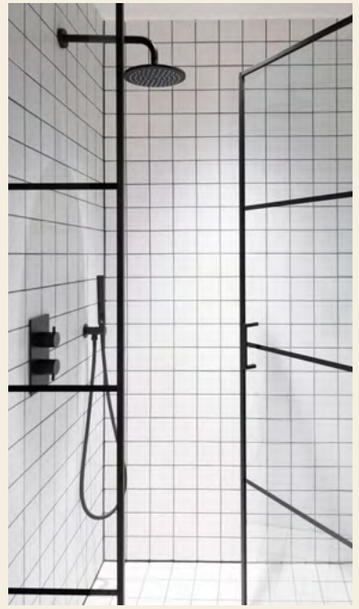
For the healthy commuter, the gym enthusiast or the cinefile; the lower ground facilities at Five Cadogan are abundant; catering to all requirements. From secure parking and wellness facilities to cinema room and storage - a safe and sound space in every sense of the word.



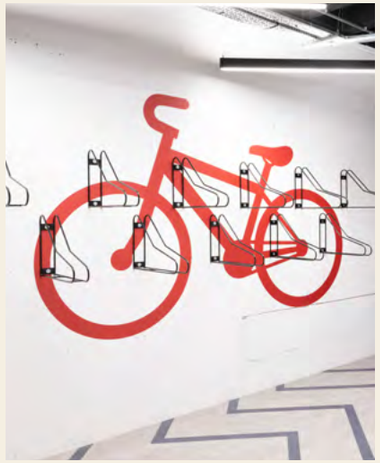
SURROUND SOUND

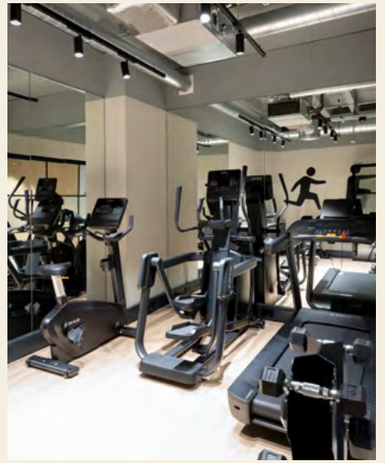












- Connecting Staircase
- Community Tea Point
- Huddle Area
- Wellness Pods
- Presentation / Cinema Room
- Yoga Suite / Multifaith Room
- Gymnasium
- Bike Store / Parking Bays
- Changing Room
- Shower Rooms
- Lockers
- Drying Room
- EV Car Charge / DDA / Parking
- DDA WC / Shower Room
- Cleaners Cupboard
- Motorcycle Bays



HIGH FIVE

FEEL THE SUN

Five Cadogan's 2,989 Sq Ft communal terrace and Sky Lounge not only offers stunning rooftop breakout and collaboration space but also affords the opportunity to host spectacular events with city skyline views.



PRESS THE FLESH





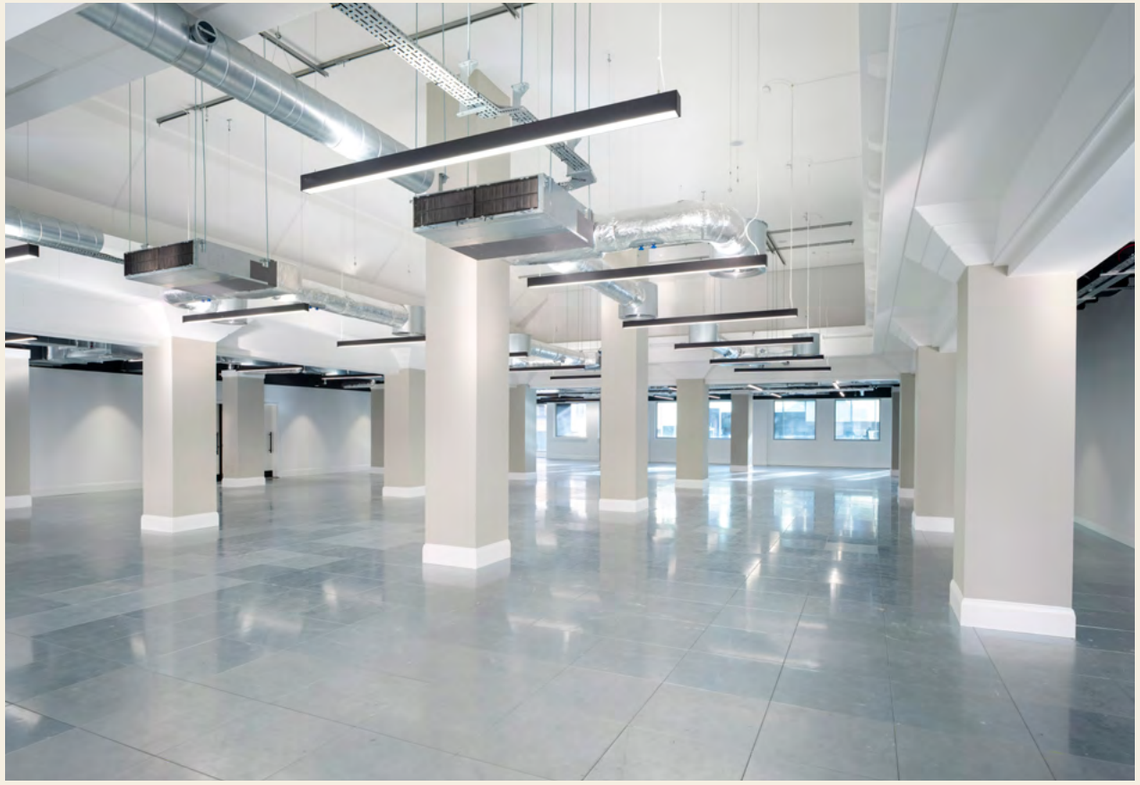


Bar area with 24 seats
External seating for 36
2x 'Igloo pods' seating 14
W/C on this level
32 PV Panels

Five Cadogan



A SENSE OF SPACE





Five Cadogan





Floor: Five		
	Workstations:	84
	4P Meeting Room:	01
	6P Meeting Room:	02
	1P Focus Room:	03
	Open Collaboration:	06
	4P Phone Booth:	02
	Lounge:	06
	Tea Point:	01
	Reception:	01
	Comms Room:	01



FLOOR: BASEMENT

- Connecting Staircase
- Community Tea Point
- Huddle Area
- Wellness Pods
- Presentation / Cinema Room
- Yoga Suite / Multifaith Room
- Gymnasium
- Bike Store / Parking Bays
- Changing Room
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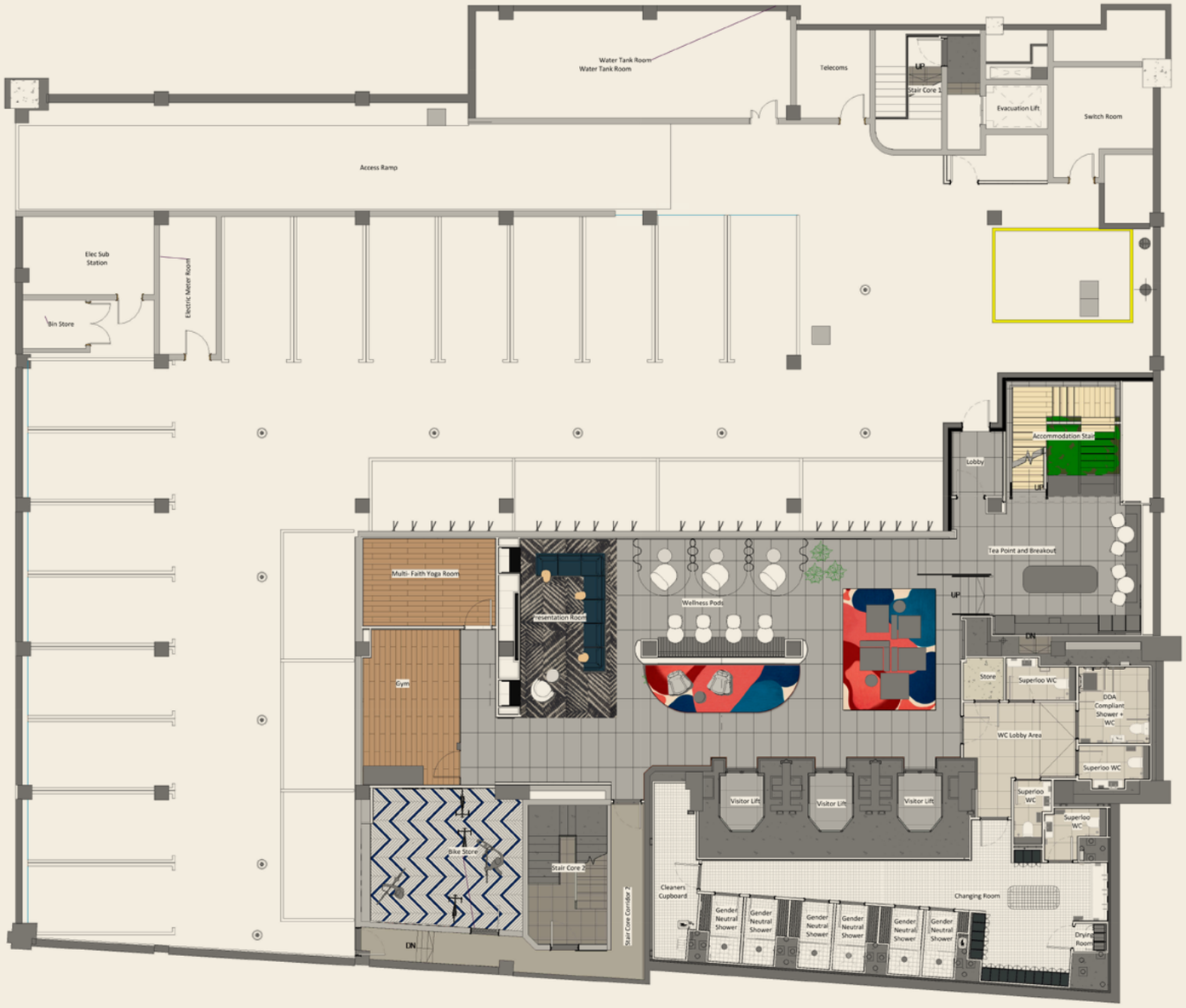


FLOOR: GROUND

- Reception
- Community Welcome Bar
- Breakout
- Huddle Space / Collaboration
- Kitchenette
- Focus Rooms
- Superloos
- Meeting Rooms
- Collaborative Area
- Booths



FLOOR: GROUND

NOW LET

Delivered in Cat A+

Workstations:	48
Dedicated Kitchen:	01
Collaboration / Touchdown:	02
Dedicated Meeting Room:	04
Dedicated Reception:	01
Private Pods:	02
Comms Room:	01



FLOOR: ONE

Delivered in Cat A+	
Workstations:	76
6p Meeting Room:	03
1p Focus Room:	02
Open Collaboration:	04
4p Phone Booth:	02
Lounge:	03
Tea Point:	01
Reception:	01
Comms Room:	01



FLOOR: FIVE

1:12 sq m occupational density	
Workstations:	84
4P Meeting Room:	01
6P Meeting Room:	02
1P Focus Room:	03
Open Collaboration:	06
4P Phone Booth:	02
Lounge:	06
Tea Point:	01
Reception:	01
Comms Room:	01



FLOOR: TYPICAL

1:10 sq m occupational density	
Workstations:	96
4P Meeting Room:	01
12P Meeting Room:	01
12P Training Room:	01
Open Collaboration:	05
Events Space:	50
1P Phone Booth:	02
2P Booth:	01
Tea Point:	01
Visitor Waiting Area:	01
Reception:	01
Entertainment:	01
Breakout:	42
Resource Point:	01
Lockers:	100
Comms Room:	01
Cleaners' Cupboard & Store Room:	01



FLOOR: ROOF

- Bar area with 24 seats
- External seating for 36
- 2x ‘Igloo pods’ seating 14
- W/C on this level
- 32 PV Panels





IN GOOD TASTE

FIVE A DAY

As you'll see, Five Cadogan's location is second to none when it comes to local amenity.

From contemporary, cosy pubs to independant sandwich shops, here's Five of the best from the immediate area.



03

Cosy watering hole featuring a menu of beer, wine & creative signature cocktails in a contemporary space.



04 Fast, fresh and fantastic Taiwanese food ready when you are.



05

Serving up fresh ingredients in the form of salads, snacks and amazing coffee.

02 Experience cosy pub vibes, craft brews and hearty eats in a welcoming setting that's perfect for socialising and relaxing.



01 Proudly independent. Est 2008. Speciality sandwiches & Piece roast coffee.



01	Piece
02	The Duke's Umbrella
03	Tabac
04	Bao
05	Sprigg

MOUTH WATERING

Five Cadogan

CAFÉS

01 Pret A Manger
02 Tinderbox
03 Gordon St Coffee
04 Costa Coffee
05 Caffè Nero
06 Piece
07 Fern Coffee Bar
08 Starbucks
09 Caffè Nero
10 Launch Coffee
11 Cafe Milano

RESTAURANTS

01 Pizza Punks
02 Topolobamba
03 Bar Soba
04 Sugo
05 Bread Meats Bread
06 Miller and Carter
07 Gaucho
08 Glaschu
09 Alston Bar & Beef
10 Zizzi
11 Buck's Bar
12 La Lanterna
13 Scamp
14 Gost
15 The Ivy
16 Chaakoo Bombay Café
17 Ho Wong
18 Nando's
19 Turbine 75
20 Mezcal
21 Bao

SHOPPING

01 Buchanan Galleries
02 Princes Square
03 St Enoch Centre

GYMS

01 PureGym
02 Beat Theory Fitness
03 The Gym Group
04 Revolution Spin
05 Two Birds Fitness

BARS

01 The Admiral Woods
02 Bavaria Brauhaus
03 The Noble
04 The Smokin' Fox
05 The Waterloo
06 The Solid Rock Café
07 Champagne Central
08 Stereo
09 Tabac
10 The Social
11 The Duke's Umbrella
12 26 Hope Street
13 Devil of Brooklyn

GROCERIES

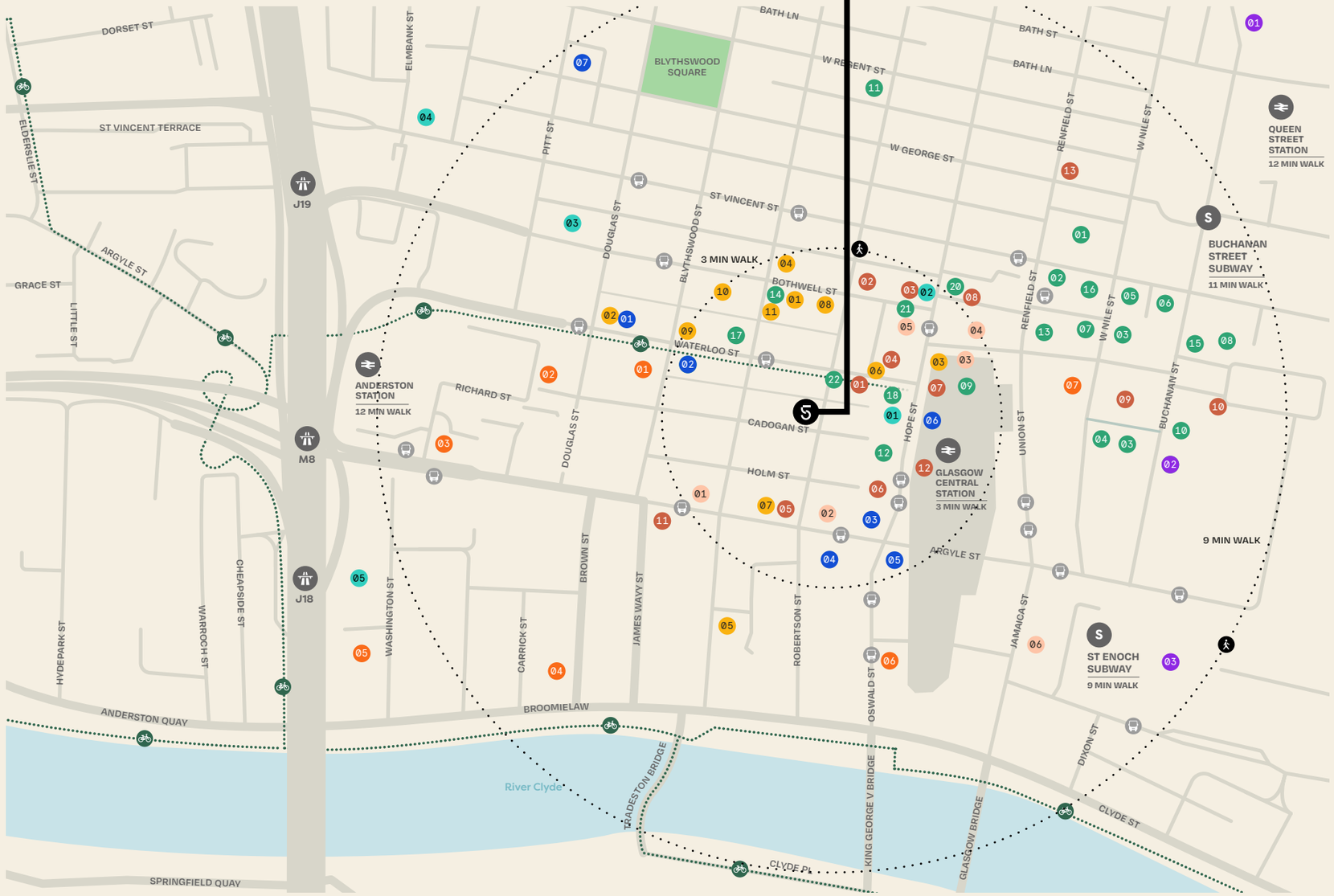
01 Tesco Express
02 Co-op
03 M&S Food
04 Sainsbury's Local
05 Tesco Express
06 Lidl

HOTELS

01 ibis Styles
02 Hotel Indigo
03 Yotel
04 Radisson Blu
05 Motel One
06 voco Grand Central
07 Malmaison

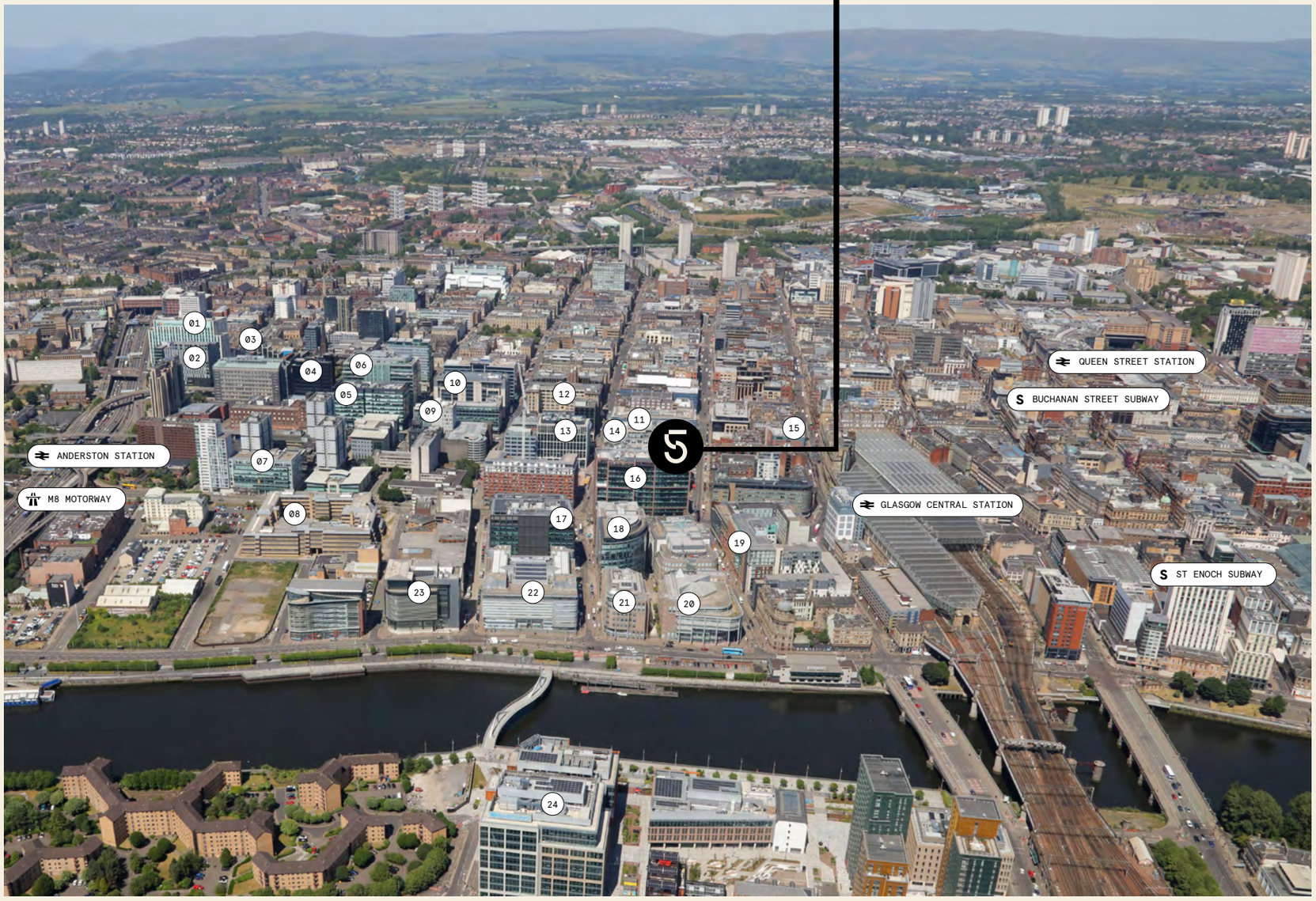
PARKING

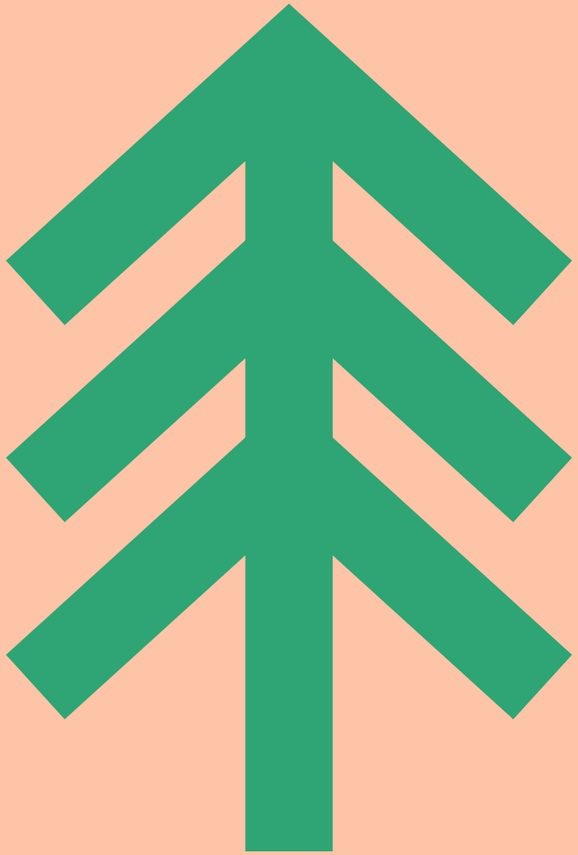
01 Q-Park Waterloo Street
02 Cadogan Square Car Park
03 500 Argyle St Parking
04 Brown St Car Park
05 Washington Street Car Park
06 NCP Glasgow Central Station
07 NCP Glasgow Mitchell St



TASTE BUDS

	NEIGHBOURING OCCUPIERS
01	Scottish Power
02	KPMG
03	Santander
04	Diageo
05	Morgan Stanley
06	Virgin Money
07	AXA
08	Ministry of Defence
09	Chubb
10	Pinsent Masons
11	NFU
12	Jacobs
13	OVO Energy
14	Esure
15	SSE
16	JPMorganChase
17	HM Revenue & Customs
18	Morton Fraser Macroberts
19	Scottish Government
20	Department for Work & Pensions
21	Scottish Courts & Tribunals Service
22	BT
23	Scottish Government
24	Barclays





GOOD SENSE

ENERGY & CARBON

- Carbon Neutral Development
- Net Zero Operational Carbon
- On site EV charging facilities
- Energy efficient VRF system to reduce operational energy
- On site renewable energy
- 32 PV panels on the roof
- Lower embodied carbon though specification of green materials

TRANSPORT & ACTIVE TRAVEL

- Prime City Centre Location
- 15 minutes from Glasgow Airport
- Secure cycle storage with 42 spaces
- Changing facilities and drying lockers
- Parking for 20 vehicles

EXTERNALLY BENCHMARKED

- EPC ‘A’ rated
- Targeted BREEAM Excellent
- WELL Platinum (Pre-Assessment)

CIRCULAR ECONOMY & WASTE MANAGEMENT

- Re-use of raised access floor throughout the project
- 100% of construction waste to be diverted from landfill

BIODIVERSITY

- The project boasts a Biodiversity Net Gain
- Green roof and planting scheme to increase biodiversity
- Installation of bird and bat boxes to aid breeding
- Pollinator strategy with native flora and fauna

HEALTH & WELLBEING

- Low VOC products specified throughout the building
- Communal landscaped rooftop terrace
- Ventilation rate of 14l/s per person
- On site fitness studio
- Wellbeing pods
- Communal cinema room



GET IN TOUCH

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fivecadogan.com