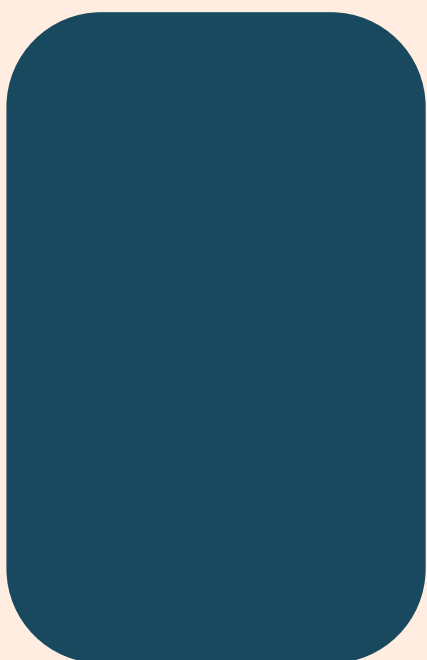
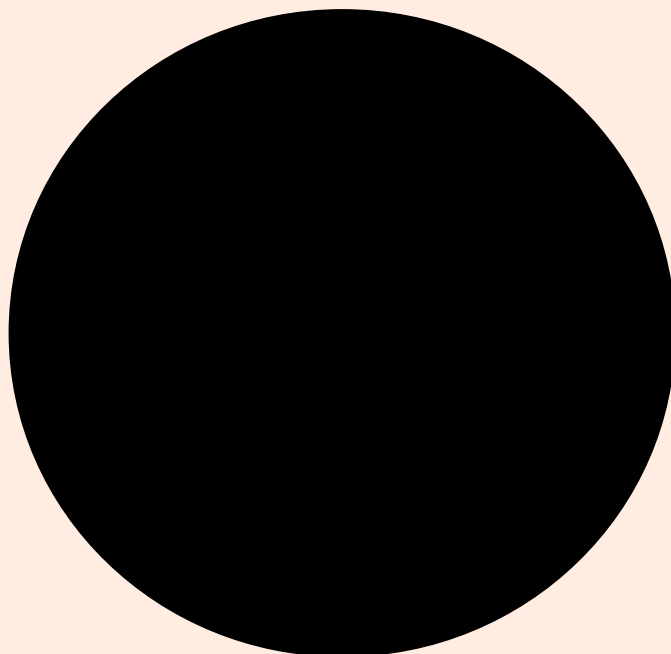


Riverside





Stylish space designed for growth

Positioned on the banks of the River Irwell, Riverside sits proudly alongside premium dining destination Spinningfields, and within easy reach of Manchester city centre.

Its four-building campus combines striking modernist architecture with thoughtfully designed, high-spec workspaces suitable for businesses of all shapes and sizes.

At its heart is a beautifully refreshed courtyard. Thoughtful landscaping and comfortable seating create an inviting place to take a break, catch up with colleagues or collaborate outdoors.

Arriving at Riverside has been reimagined as we bring the hotel experience to your workday. The reception offers a bright and inviting atmosphere equipped with stylish decor and a welcoming host. There are additional spaces here, too, from a coworking area with a tea and coffee point, a bookable meeting room, phone booths and comfortable breakout spaces.



Lounge and breakout space



Bookable meeting room



Multi-faith room



Attractive large courtyard for breakout space



FORM

Free access to FORM open gym





Prioritise your work-life balance

At Riverside, we're making your workday as easy and as productive as possible, and that includes your work-life balance. Bike storage, showers with towel service, and free access* to FORM's open gym on-site help achieve your goals, both personally and professionally.

You can also enjoy discounts on one-to-one sessions and group classes with FORM, as well as sessions at BODE, an on-site physiotherapy studio that can support you when you're in need of some TLC.



Showers and changing facilities



Exclusive discount on classes



Bike racks



Community events

*Sign ups and induction are required, and customers will be treat as members according to FORM rules and regulations.



Riverside customers get **FREE** access to FORM's open gym.





Make a connection and join our community



Connection, collaboration and community are at the heart of Riverside.

Shared spaces and a varied events programme bring people and businesses together, with everything from yoga and courtyard activities to networking events and social gatherings.

That sense of connection extends beyond the campus. Riverside benefits from convenient transport links, while a short walk across the bridge puts the restaurants, shops and culture of Manchester city centre within easy reach.



On-site parking



Discounted FORM classes



Great transport links



Community events programme



A peaceful haven in the heart of the city

In the core of this campus-like cluster lies a peaceful, expansive courtyard perfectly situated for customers to enjoy a break from the hustle and bustle of a city centre working day.

Fitted with new seating areas, decking, and plants, this courtyard is ideal for breakout sessions, lunch breaks or just a stroll and sit to break up the day.

We also regularly host community events in the courtyard, from summer parties to yoga sessions as part of our dedication to building communities and providing those extra benefits to our customers' workdays.



Workspace options

Design a workspace perfectly tailored to your needs, with the freedom to customise a package that suits you.

Leased

Our leased offices are for companies that want to personally build a work environment and home for their brand and ethos. We provide the space and a place in our professional community, with the opportunities to connect with like-minded businesses and scale within the portfolio.

Your office can be a blank canvas, ready for you to shape, or you can work with our in-house design team to plan a space that fits your vision.

Key features:

-  Space personalised to your requirements
-  Optional design and fit out service
-  You're in control of your day-to-day operations

Furnished

Designed for businesses that want a seamless move-in experience, our fitted and furnished offices provide everything you need from day one. Each space includes high-quality furniture, kitchen and meeting room facilities, and essential services like power and data - so you can focus on work, not setup.

Key features:

-  Interior designed by us
-  Fit out and furniture included
-  Ready to move in straight away

Managed

Our managed solution takes our Furnished offering one step further. Designed for businesses of any size, it includes the fit out, furnishings and bespoke interior design, alongside rent, utilities, and connectivity - all in one customisable bill.

Key features:

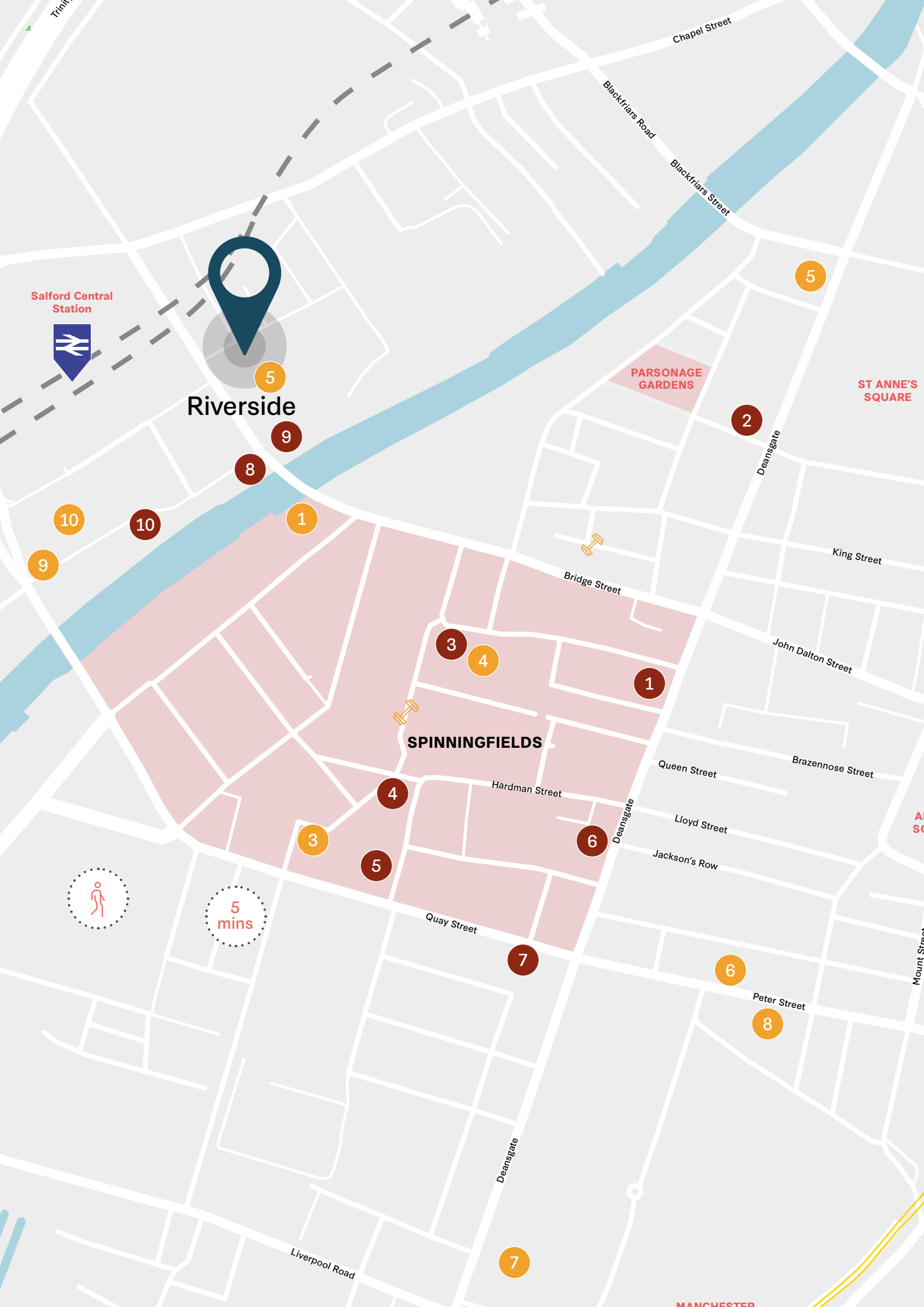
-  Fit out and furniture included
-  All operational services included
-  One single customisable bill

Compare our workspace options

	Leased	Furnished	Managed
Flexible terms	✓	✓	✓
Fit-out delivered by us	Optional	✓	✓
Furniture package		✓	✓
One single bill			✓
Electricity			✓
Internet	Referral	Referral	✓
Cleaning	Referral	Referral	✓
Facilities management			✓
Dilapidations			✓
Secure parking (building dependent)	Optional	Optional	Optional

What's included:

-  **25% off** meeting rooms
-  FORM gym
-  24/7 building access
-  Wellness programme
-  Cycle storage and lockers
-  Events programme
-  Access to on-site facilities
-  Business support



Local amenities

There's no shortage of amenities to enjoy at Riverside. Deansgate and Spinningfields are just a stone's throw away, with ample opportunities for shopping, eating and drinking.

From 20 Stories and Wagamama to the acclaimed Menagerie and Australasia restaurants, you have your pick of top-notch places to dine out, and an on-site Caffè Nero, Burgundi Barbers and a Tesco Express, provides a handy place to pick up your groceries.

The 5-star Lowry Hotel is directly adjacent with its own restaurant and spa facilities, plus the stunning Trinity Bridge spanning the River Irwell provides an easy pedestrian link to Deansgate.

Culture vultures can enjoy the People's History Museum just across the road, and the gothic splendour of the John Ryland's Library just a few minutes away.

Eating & Drinking

- 1 Australasia
- 2 Gaucho
- 3 The Oast House
- 4 The Ivy Manchester
- 5 20 Stories
- 6 Hawksmoor
- 7 Starbucks
- 8 Menagerie
- 9 Caffè Nero
- 10 Foodwell

Shopping & Leisure

- 1 People's History Museum
- 2 Harvey Nichols
- 3 M&S Foodhall
- 4 Flannels
- 5 Tesco Express
- 6 Albert Hall
- 7 Hilton
- 8 Radisson Blu Edwardian
- 9 Sainsbury's
- 10 Multi-story car park



25% off
for Bruntwood
customers

Meeting Rooms

Riverside has a large bookable meeting room that provides the ideal space for you and your team to meet or for you to welcome clients. It's a fully equipped, modern meeting room space that harnesses collaboration and connection. With space for up to 20 people, Riverside is home to as top value city centre meeting location.



Space for up to 10 people



Dedicated host to welcome guests



Superfast Wi-Fi



Complimentary premium refreshments



Bookable online and via the Bruntwood app

At Bruntwood, we work to create thriving cities

Recognising the urgency of the climate crisis, and driven to create change from within the commercial property sector, we're committed to developing a sustainable and fair future for our communities by reinventing with the planet in mind.

We'll be operating at net zero in the spaces that we control by 2030 - but we know that it's what we do in the immediate future that really matters.

We're embedding sustainability across all of our operations - including three key areas that impact our customers:



Upgrading existing buildings - for instance, by changing gas-fuelled boilers to air source heat pumps, which release less carbon emissions.



Creating new, net zero buildings - our new buildings are net zero in construction and operation (in common areas), and don't use fossil fuels to provide heating and hot water.



Recommending sustainable interior design options - from carpets to lighting, our team can suggest environmentally friendly design choices that match your budget.

It's impossible to summarise all of our sustainability actions, goals and success stories into a few short paragraphs, so we invite you to dive deeper into our work by taking a look at our additional resources:

Visit our **Sustainability page** →

Download **Net Zero Pathway** →

For more information, or if you have any questions, our dedicated team is ready to assist at sustainability@bruntwood.co.uk.

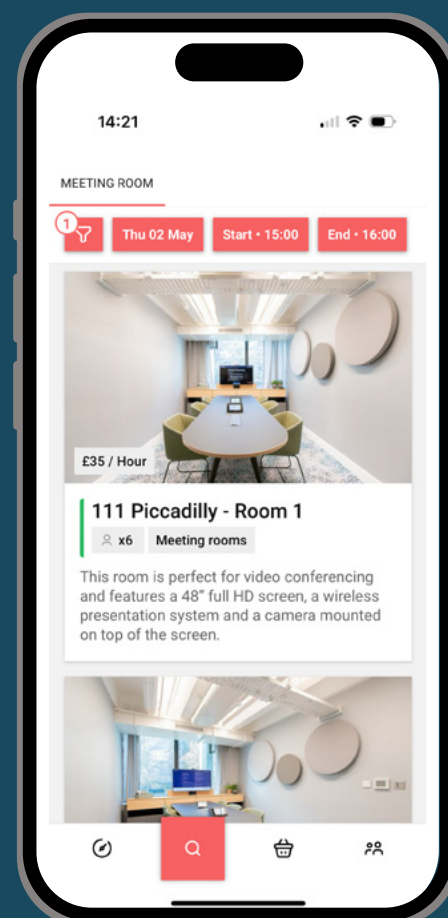


To power more of our spaces with renewable energy, we've purchased an industry-first 42.4% stake in Kirk Hill wind farm, based in Ayrshire, Scotland. Electricity created by the wind farm will be allocated to our offices, serviced spaces, and common areas*, a significant milestone on our path to net zero. *where we get our electricity from the National Grid.

Download the Bruntwood App

Book meeting rooms, RSVP to events, order food and receive exclusive discounts:

- Exclusive community events
- Bruntwood and Bruntwood SciTech customer discounts
- Book meeting rooms
- Wellbeing activities
- Available on your app store



Available on:





Edwards.

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