

**BLUE FIN**



**BUILDING**

SIDE BANK **+** **ET** THIS

**IS**

**NOW.**

110 SOUTHWARK STREET  
LONDON SE1

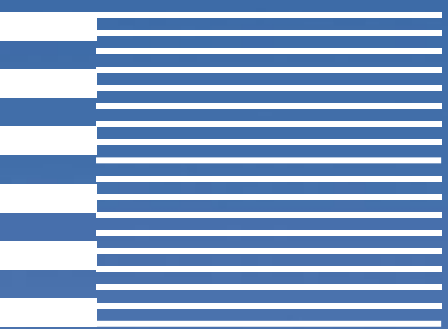


**IN**

**DAMN**

AN ICONIC LANDMARK  
INSPIRING OFFICE SPACE  
STUNNING CENTRAL ATRIUM  
GRADE A SPECIFICATION  
EXCELLENT CONNECTIONS

**THIS BANKSIDE ICON JUST GOT BETTER...**



# THIS IS NOW

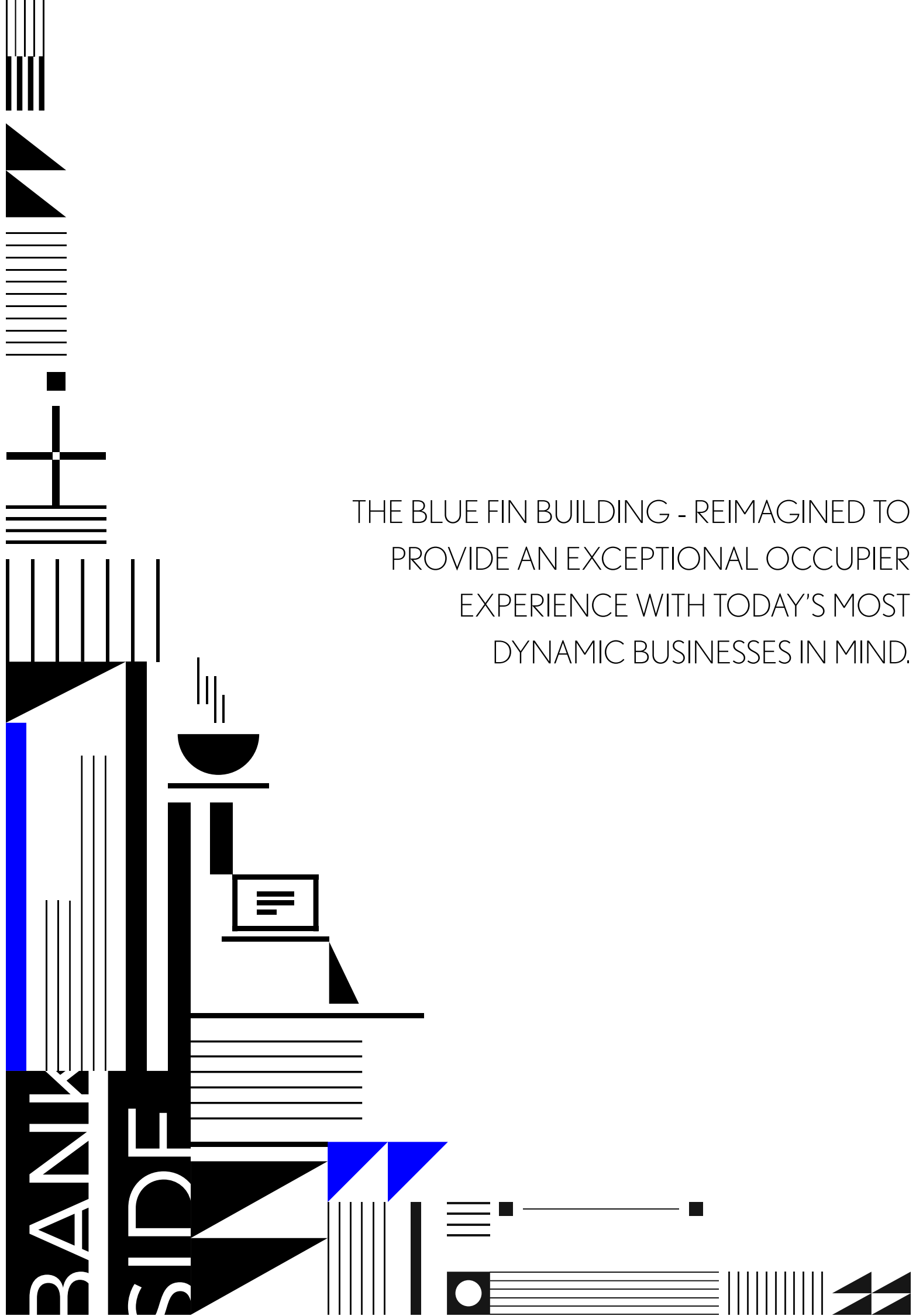
PEOPLE ARE THE FOCUS FOR FORWARD THINKING BUSINESSES

VIBE ATTRACTS TALENT

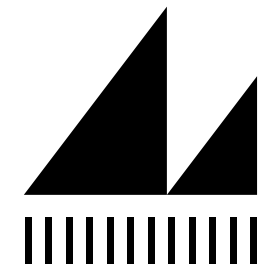
EXPERIENCE INSPIRES INNOVATION

THE WORKING ENVIRONMENT POWERS PRODUCTIVITY

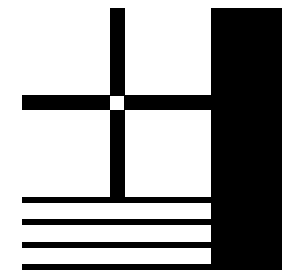




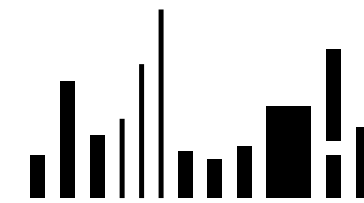
THE BLUE FIN BUILDING - REIMAGINED TO  
PROVIDE AN EXCEPTIONAL OCCUPIER  
EXPERIENCE WITH TODAY'S MOST  
DYNAMIC BUSINESSES IN MIND.



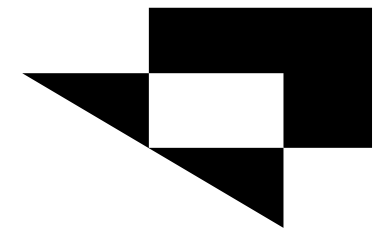
THE BUILDING



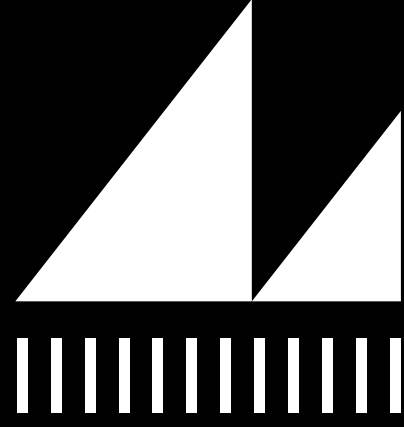
ACCOMMODATION



LOCAL AREA



CONTACT



THE BUILDING

A LANDMARK BUILDING, **EVOLVED** ▾

COLLABORATIVE SOCIAL SPACES DESIGNED  
FOR THE ENJOYMENT, PRIDE AND PRODUCTIVITY  
OF EMPLOYEES AND VISITORS.



ELEVENTH



WINTER GARDEN

10<sup>TH</sup>

BANKSIDE KITCHEN & COMMUNAL TERRACE



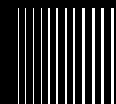
2<sup>ND</sup>

MEETING ROOMS

CYCLE CENTRE  
CHANGING FACILITIES  
DRYING ROOM

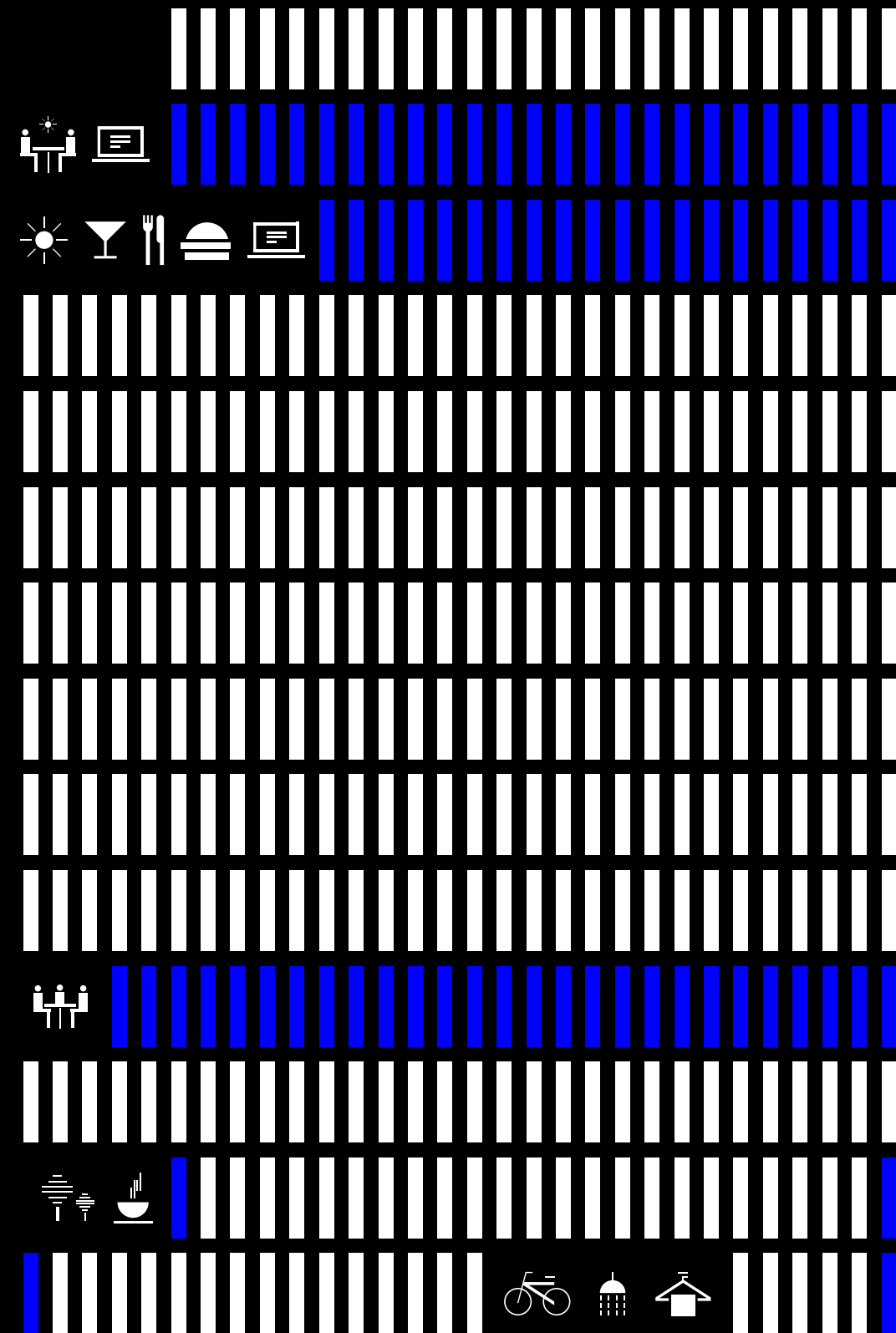
LOWER

GROUND



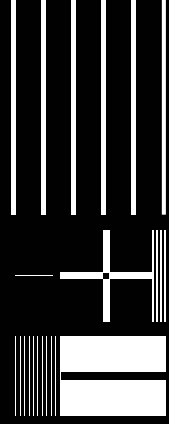
ATRIUM BREAKOUT  
BANKSIDE CAFÉ & MEZZANINE

GROUND FLOOR



6,921 SQ. FT OFFICE

9,386 SQ. FT OFFICE

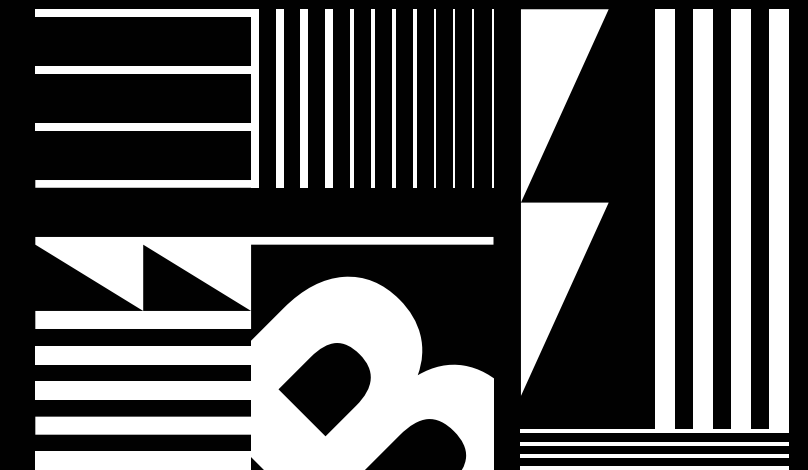


SINCE WHEN DID AN ENTRANCE  
BECOME AN EXPERIENCE?

**SINCE NOW.**



Double height entrances and a dramatic central atrium rise 12 floors to set the tone for an impressive and special arrival experience. Recently refurbished, the stylish reception and lounge area welcome occupiers and guests alike and lead on to the new Bankside Café and mezzanine, a buzzing collaborative meeting and break out space.





THE BUILDING  
AMENITIES

PANORAMIC VIEWS FROM THE 10<sup>TH</sup> FLOOR TERRACE

THE BLUE FIN BUILDING OFFERS UNRIVALLED OUTDOOR AMENITY WITH A COMMUNAL TERRACE ON THE 10TH FLOOR ENJOYING PANORAMIC VIEWS ACROSS LONDON, SEATING AND A BAR FOR SUNDOWN DRINKS.



IT'S NOT JUST **THEORY AND HAPPY THOUGHTS**

ACCORDING TO ACCENTURE, EMPLOYERS WITH A GREAT EMPLOYEE EXPERIENCE OUTPERFORM THE S&P 500 INDEX BY 122%.

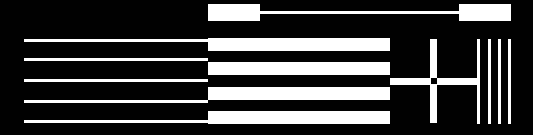
\*Forbes - Experience Economy. It's No Longer About The Product



SINCE WHEN DID A RAINY DAY  
MEAN LUNCH IN THE SUN?

**SINCE NOW.**

A year round indoor/outdoor space, the Bankside Terrace is housed in a glass pod with dining areas and bifold doors and serves a range of hot and cold food and drinks.



## BANKSIDE TERRACE

10TH FLOOR TERRACE **GLASS POD** AND INDOOR EATERY

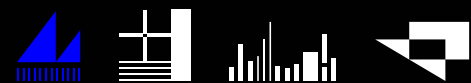


THE BUILDING



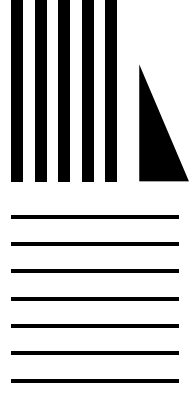
# BANKSIDE KITCHEN

Urban street food to eat in or take away, the Bankside Kitchen provides an alternative in-house option for breakfast, lunch or post-work eats.

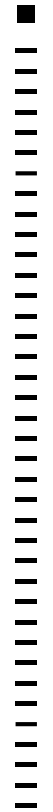
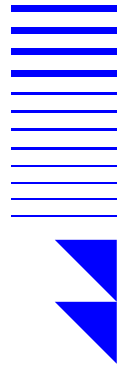


THE BUILDING





# THE WINTER GARDEN





ACCOMMODATION

WORK FROM A NEW

# PERSPECTIVE

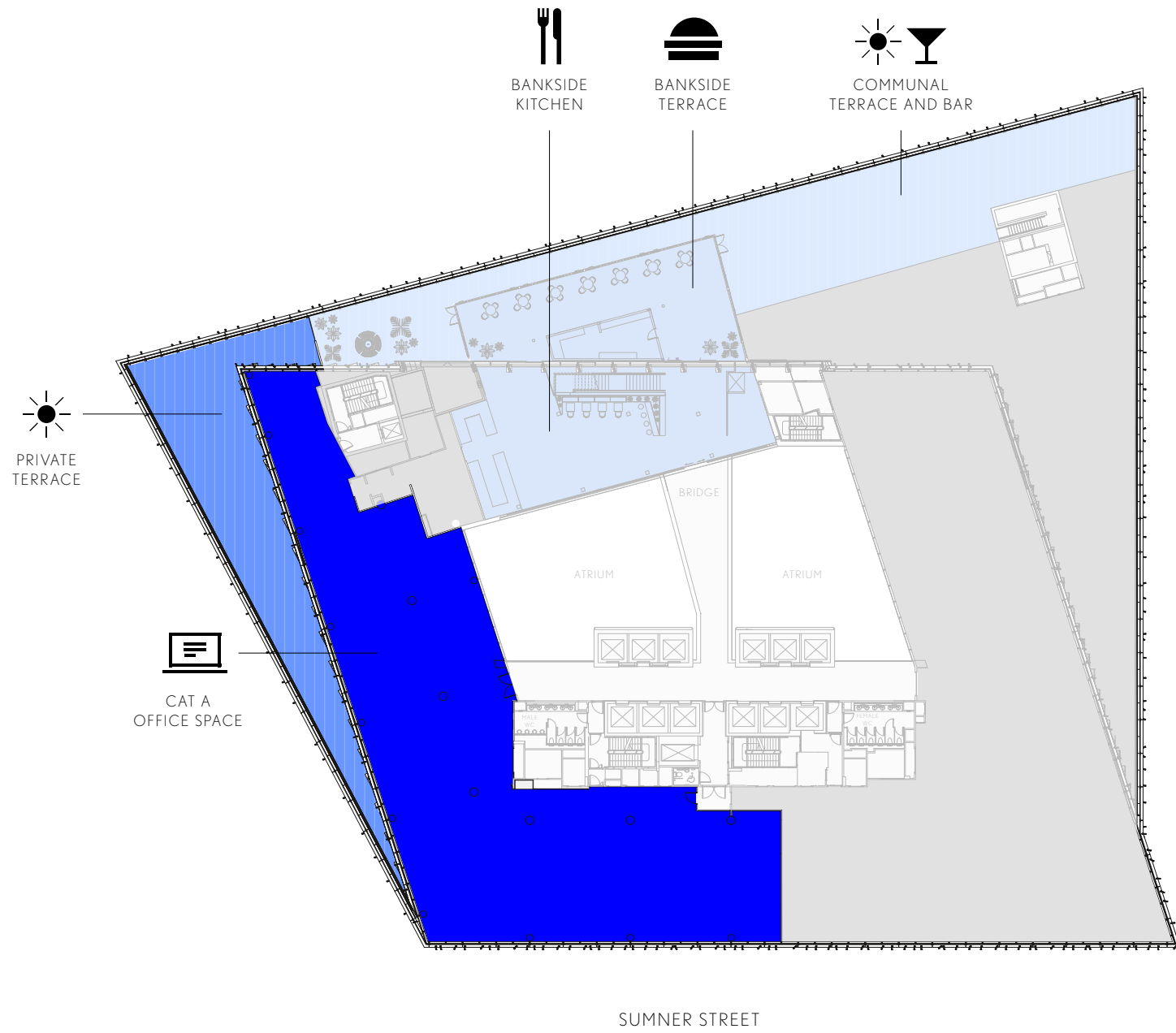
LIGHT-FILLED CAT A REFURBISHED  
OFFICE FLOORS WITH SENSATIONAL VIEWS  
AND DIRECT ACCESS TO COMMUNAL  
BREAK OUT SPACES.

+

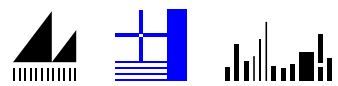


# 10TH FLOOR

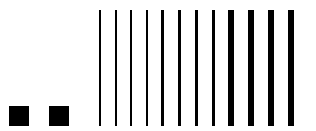
9,375 SQ FT



View from the private terrace

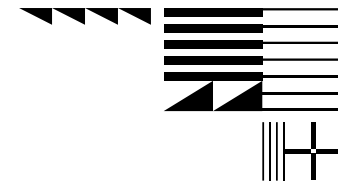
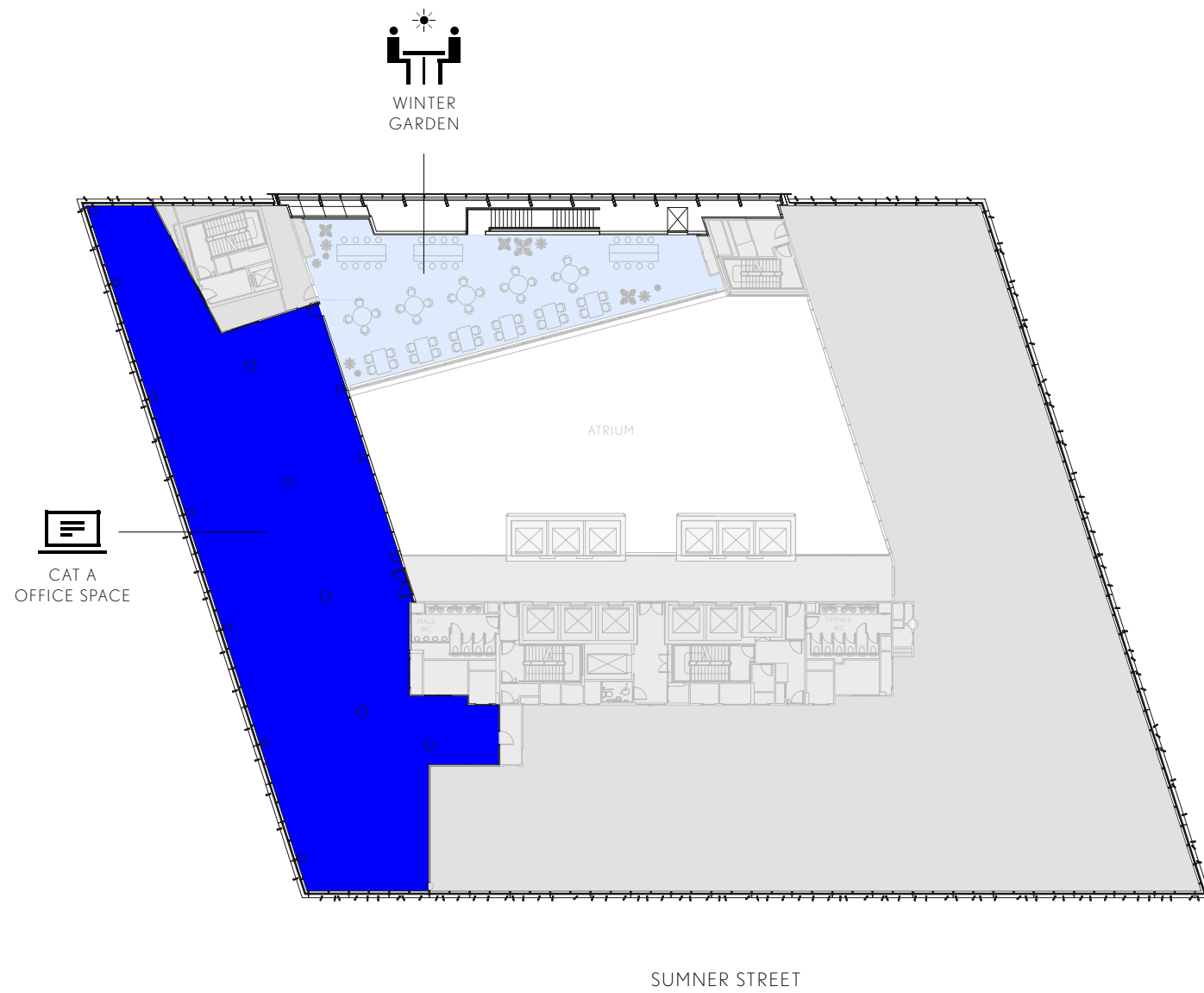


ACCOMMODATION

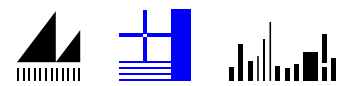
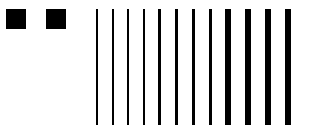


# 11TH FLOOR

6,921 SQ FT



Views overlooking the Tate Modern and the City



ACCOMMODATION





FOUR PIPE  
FAN COIL AIR  
CONDITIONING

LED  
LIGHTING

FULL HEIGHT  
GLAZING

FULL ACCESS  
RAISED FLOOR

1:10  
OCCUPANCY  
RATIO

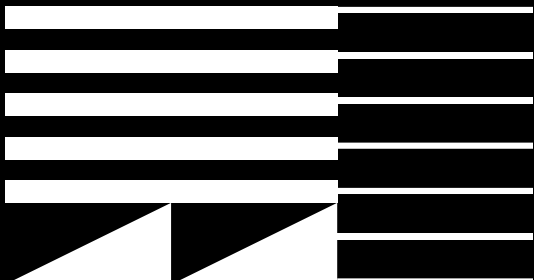
PANORAMIC  
VIEWS

BREEAM  
VERY GOOD

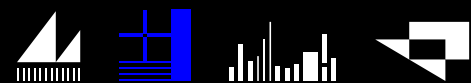
CYCLE SPACES  
AND  
DRYING ROOM

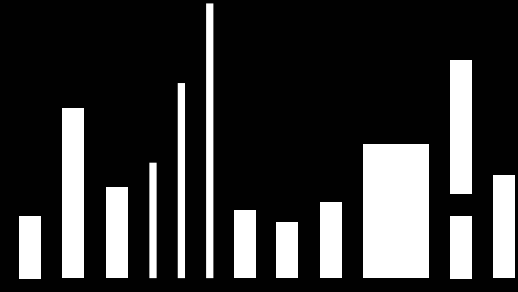
SHOWERS AND  
CHANGING  
ROOMS

STORAGE  
AVAILABLE



# SPECIFICATION





LOCAL AREA

DISCOVER THE BEAT OF **BANKSIDE** ■

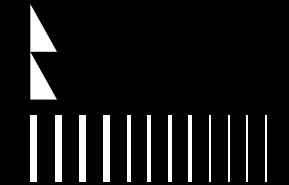
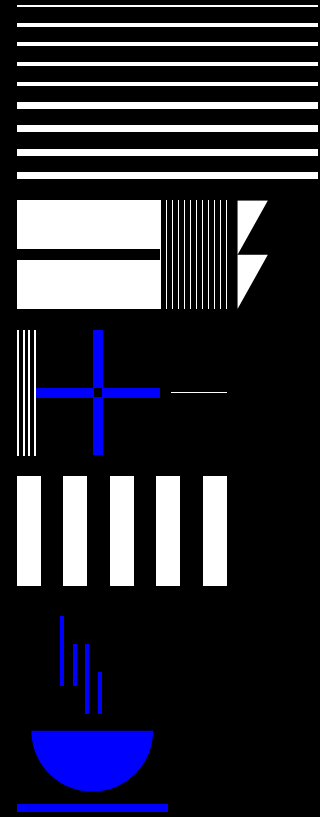
THIS UNIQUE AND PROMINENT LOCATION  
NOT ONLY OFFERS EXTENSIVE CULTURAL  
OPTIONS BUT IS POSITIVELY BURSTING WITH  
WORLD-CLASS CULINARY VENUES.





# THIS IS THE TASTE

Bankside's lineup of restaurants, bars and cafés has made it a key destination on London's culinary map. Borough Market and Flat Iron Square offer experimental street food and the latest fine dining options alongside artisanal producers and independent coffee brands to create an area rich with choice and flavour.



LOCAL AREA



© 2011 myc  
SIMMYC.



# GET WITH THIS IS THE SCENE

NEVER BEFORE HAS SOUTHWARK BEEN SO ALIVE WITH CULTURE AND CREATIVITY.

**A SHORT WALK AWAY:**

Tate Modern  
The Globe  
Southbank Centre  
Hayward Gallery  
National Theatre  
Young Vic Theatre

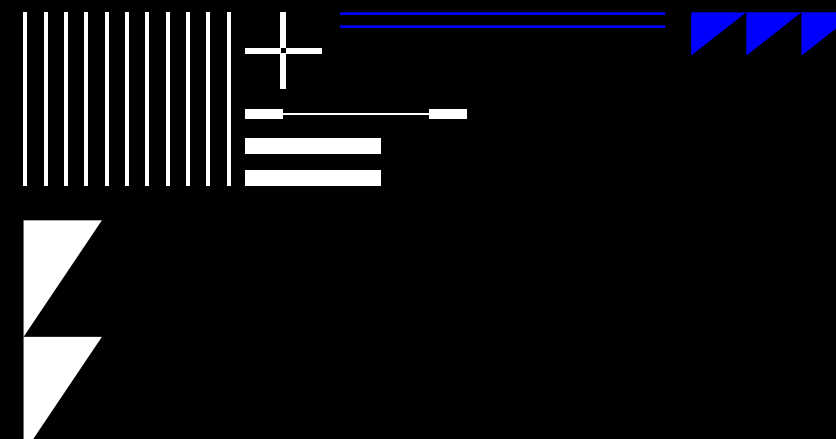
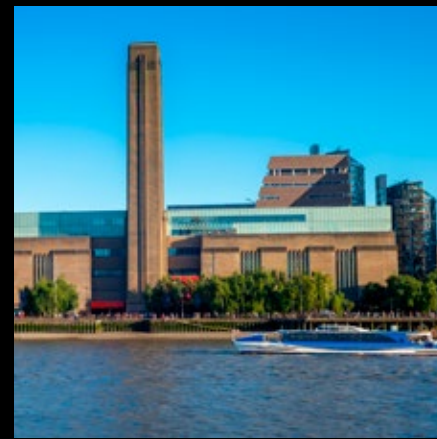
The Old Vic  
Southwark Playhouse  
Menier Chocolate Factory  
White Cube  
Fashion And Textile Museum  
Bridge Theatre

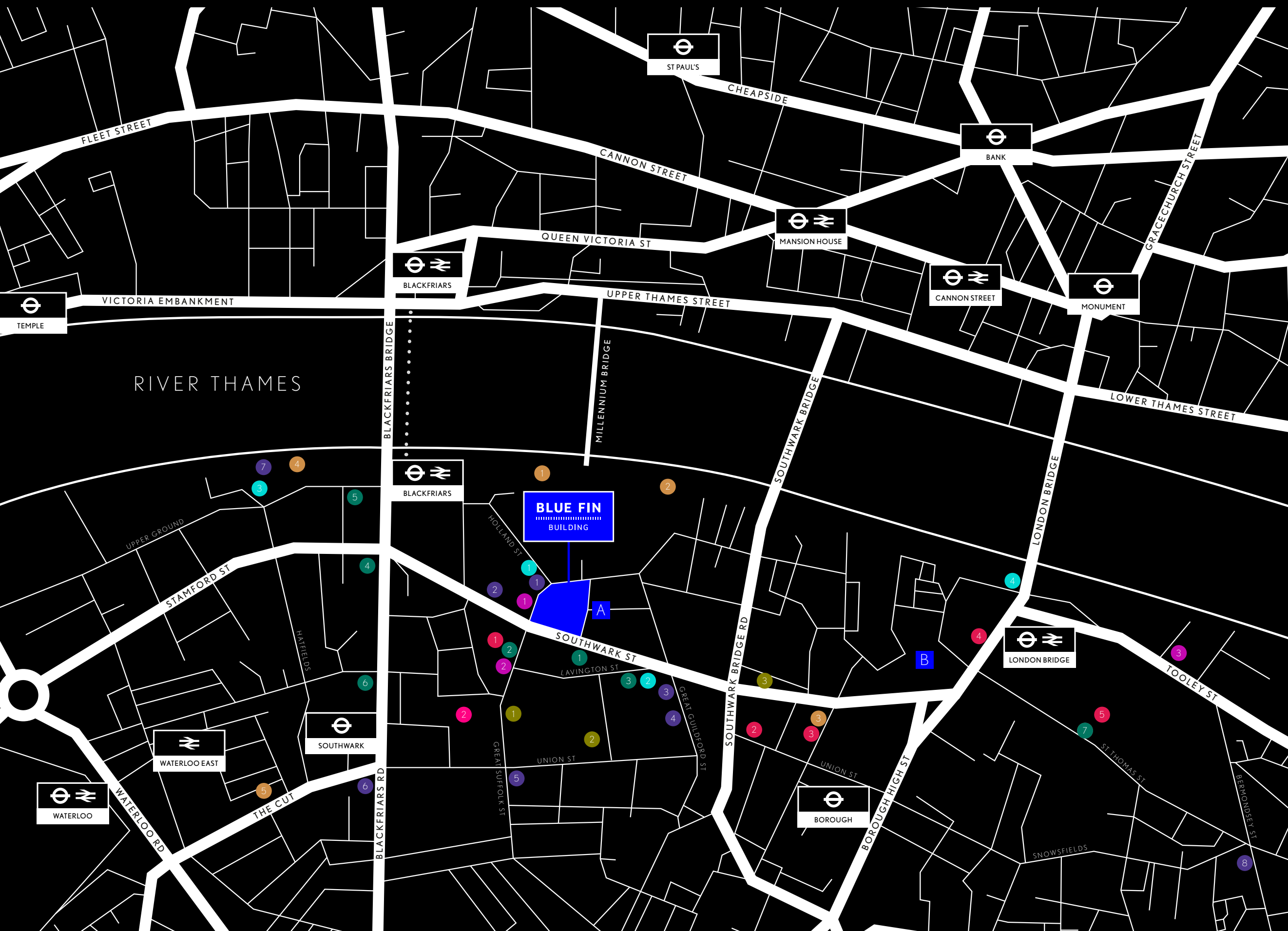


LOCAL AREA

# ARTS & CULTURE

Bankside and the Southbank continually pulse with current exhibitions, performances and events - a dynamic and exciting scene that runs through and shapes this unique London quarter. From modern art to critically acclaimed theatre, exclusive concerts to Shakespeare's own playhouse, Bankside is as lively as it is diverse.





### RESTAURANTS

- 1 Capricci
- 2 Tibits
- 3 Hixter
- 4 Caravan Bankside
- 5 Union Street Café by Gordon Ramsay
- 6 Baltic
- 7 Sea Containers Restaurant
- 8 Tanner & Co

### HOTELS

- 1 Mercure London Bridge
- 2 Hilton Bankside
- 3 CitizenM
- 4 The Mad Hatter Hotel
- 5 Bankside Hotel
- 6 Ibis London Blackfriars
- 7 Shangri-La Hotel at The Shard

### BARS/PUBS

- 1 The Distillery Bar
- 2 Flat Iron Square
- 3 The Boot & Flogger
- 4 Whiskey Ginger
- 5 Aqua Shard

### LEISURE AND FITNESS

- 1 Fitness4Less
- 2 CrossFit Central London
- 3 The Fitting Rooms

### LUNCH/CAFÉ'S

- 1 Gail's Bakery
- 2 Itsu
- 3 Black Sheep Coffee
- 4 London Grind

### CULTURE

- 1 Tate Modern
- 2 Shakespeare's Globe
- 3 Menier Chocolate Factory
- 4 Curzon Sea Containers
- 5 Young Vic Theatre

### RETAIL

- 1 Co-op Food
- 2 Sainsbury's Local
- 3 Hay's Galleria

### BANKSIDE MIX

**A**

- Camino
- Tonkotsu
- The Refinery
- Bankside Fit Hub
- LEON
- Tossed
- Coco di Mama
- Vapiano
- Starbucks Coffee
- Pret A Manger
- M&S Simply Food

### BOROUGH MARKET

**B**

- Tapas Brindisa
- Padella
- Elliot's
- Wright Brothers
- Bedales of Borough Market
- Monmouth Coffee Company
- Aesop
- Paul Smith
- The Market Porter

# 7 TUBE LINES

## 4 NATIONAL RAIL STATIONS

### WALKING TIMES

BLACKFRIARS 4 mins

-  Thameslink
-  National Rail
-  District
-  Circle

SOUTHWARK 5 mins

-  Jubilee

BOROUGH 9 mins

-  Northern

LONDON BRIDGE 11 mins

-  Thameslink
-  National Rail
-  Northern
-  Jubilee

### TRAVEL TIMES

BANK 4 mins

From Waterloo

BOND STREET 6 mins

From Southwark

VICTORIA 8 mins

From Blackfriars

WATERLOO 11 mins

-  National Rail
-  Northern
-  Bakerloo
-  Jubilee
-  Waterloo & City

CANNON STREET 14 mins

-  National Rail
-  District
-  Circle

ST PAUL'S 15 mins

-  Central

CANARY WHARF 8 mins

From Southwark

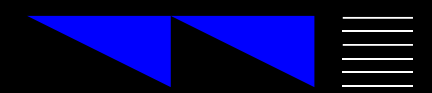
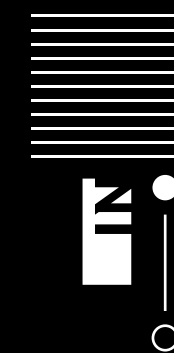
KING'S CROSS ST PANCRAS 12 mins

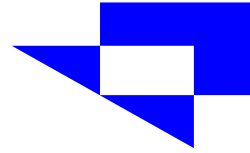
From Blackfriars

LIVERPOOL STREET 17 mins

From Southwark

Sources: walkit.com, tfl.gov.uk





## FOR MORE INFORMATION



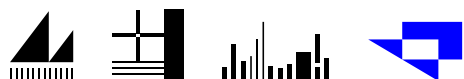
ANDREW PARKER 020 3296 4288 andrew.parker@cushwake.com	JAMES TAYLOR 020 7152 5166 james.taylor@cushwake.com
ALEX NOVELLI 020 3296 2133 alex.novelli@cushwake.com	JOEL RANDALL 020 7152 5517 joel.randall@cushwake.com

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CONTACT

**BLUE FIN**



**BUILDING**

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