

ONEFRIARYTEMPLEQUAY.CO.UK

ONE FRIARY[^]

TEMPLE QUAY

READY Q1 2026

POSITIONED FOR SUCCESS:
BRISTOL'S IDEAL WORKPLACE



LEADING THE MARKET IN

SUSTAINABLE OFFICE DESIGN

TARGETING THE HIGHEST ESG CREDENTIALS TO REINFORCE YOURS

BREEAM®

BREEAM 'OUTSTANDING'



EPC A

NABERS

Targeting Nabers 4*



TARGETING WELL GOLD CERTIFICATION



WiredScore GOLD



SmartScore CERTIFIED

DURING CONSTRUCTION



By retaining the existing structure, **1,730 t CO2e of embodied carbon is captured.**



57% of total embodied carbon is saved by reusing the structure. Meeting the LETI 2030 target for embodied carbon.



The steel frame and precast GRC façade both have a **very long-life span** of 100+ years.



As part of our BREEAM 'Outstanding' target we are minimising waste and increasing material efficiency – **targeting zero waste to landfill.**



We are **saving over 50 tonnes of high-quality reclaimed flooring.**

IN OPERATION



100% electric building. Each floor sub-metered.



400W peak output. Photovoltaic panels on roof.



Electric vehicle charging.



Automatic **LED lighting** controls with passive infrared sensors.



VRF serving heating and cooling loads results in **31% reduction in energy consumption and 23% reduction in carbon emissions** when compared to alternative systems.



Mechanical heat recovery ventilation to each floor.



Low water use appliances on all floors.



Exposed concrete soffits designed to act as a heat sink - reducing cooling or heating loads.



Enhanced indoor air quality through improved air ventilation and filtration systems.



Connected to **Bristol's District Heat Network.**



Bee hotel and bird boxes **promoting biodiversity.**



THE TEAM BEHIND ONE FRIARY



For further information or
to arrange a viewing please
contact the joint agents:

**Lambert
Smith
Hampton**

PETER MUSGROVE
pmusgrove@lsh.co.uk
M 07841 684906

ROXINE FOSTER
rfoster@lsh.co.uk
M 07834 626024

0117 926 6666
lsh.co.uk

**Hartnell
TaylorCook**

CHRIS GRAZIER
chris.grazier@htc.uk.com
M 07788 105578

NATALIE BENNETT
natalie.bennett@htc.uk.com
M 07799 773808

0117 923 9234
htc.uk.com

DELIVERED BY:

bankfoot|APAM

bankfootapam.com



APAM

apamuk.com

DESIGNED BY:

tp bennett

tpbennett.com

IMPORTANT NOTICE: These particulars are intended only as a guide and must not be relied upon as statements of fact. They are not intended to constitute any part of an offer or contract and all plans, floor areas and diagrams should be treated strictly for guidance only and are not to scale.

Designed and produced by SAENTYS
+44 (0)20 7407 8717 | info@saentys.com
saentys.com | 3950

