
NEWS RELEASE

STARTS

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Arc Monitoring joins Brabazon Office Park

Property consultants Alder King have secured another tenant for Terrace Hill's Brabazon Office Park in Filton.

Arc Monitoring has taken Unit 9, a 1,824 sq ft office unit, on a ten year lease at a rent of £19.75 per sq ft.

Arc Monitoring is a local company and was founded in October 1999 by the Management team of a successful security company based in Bristol. They operate a CCTV surveillance facility with a remote monitoring service and monitor a number of sites throughout the UK.

They are the third Bristol based company to announce their relocation to Brabazon this year. In January IT specialists, Xype moved to Unit 1 Brabazon Office Park, a 5,046 sq ft unit. This leaves Phase One of the scheme 40 per cent let or sold.

Thomas Dugay from Alder King commented: "Businesses are choosing Brabazon because it provides high quality office accommodation with good transport links. With neighbouring companies including Airbus, Rolls Royce and Hewlett Packard, Brabazon is located in an established commercial area in Bristol and this is an important requirement for occupiers looking to relocate."

Unit 9 is part of Phase One of Brabazon Office Park, which created nine self-contained buildings in a landscaped environment varying in size from 1,800 sq ft to 5,000 sq ft.

Terrace Hill has also submitted a revised planning application for Phase Two of Brabazon Office Park, which has been redesigned to accommodate current high

level of market demand for larger office units. The new scheme will provide three units of 5,150 sq ft, 8,000 sq ft and 9,000 sq ft.

Henry Burlingham, Development Executive of Terrace Hill commented: "We are altering plans for Phase Two of Brabazon Office Park to meet occupier demand for larger format office buildings.

"We are receiving a lot of interest in Phase Two from occupiers and we are in advanced negotiations on a pre-let basis."

Alder King and AtisReal are joint letting agents on Brabazon Office Park. For further information please call 0117 317 1000 or visit www.alderking.com.

ENDS

For press enquiries, please call Zoe Sheppard on 0117 317 1025.

Note to editors:

Alder King LLP is a leading multi-discipline property consultancy and winner of the Estates Gazette Property Adviser of the Year – South West award. Employing around 170 people the business is one of the largest provincially based property consultancies operating in the United Kingdom and has representation across seven regional offices – Bristol, Cardiff, Exeter, Gloucester, Swindon, Taunton and Truro.

As market leaders in the South West working in both the public and private sector, Alder King is owned and managed by 42 partners and offers unrivalled market knowledge in all areas of commercial property ranging from:

- Agency – offices, industrial, retail and leisure and investment
- Professional Services – rating consultancy, rent reviews and lease renewals, expert witness, compensation and valuation
- Development – commercial and residential land agency and consultancy, strategic and speculative development
- Planning Consultancy – land appraisals, planning applications, appeals

- Asset Recovery - including banking support, compulsory purchase and compensation
- Building Consultancy Services – dilapidations and structural surveys, project management and monitoring
- Management Services – property management, facilities management, PFI/PPP consultancy