

THE  
**CHATWIN**  
BUILDING  
81 COLMORE ROW



**NEW FLEXIBLE,  
PRESTIGIOUS OFFICES**

DISCOVER THE CHARACTER OF  
**COLMORE**

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**COLMORE**

**AFTER 150 YEARS OF BEING PART OF THE COLMORE COMMUNITY, 81 COLMORE ROW BEGINS A NEW CHAPTER.**

The Chatwin Building is the refurbishment and extension of the Grade II listed 81 Colmore Row, breathing new life into the building whilst retaining the original character to offer space in the heart of the Colmore business district.

Named after Julius Alfred Chatwin, born in Birmingham and one of the City's most prolific architects. His legacy lives on in the form of many buildings still standing today including the impressive Old Joint Stock pub, the graceful St Philip's Cathedral, and a huge number of other churches throughout the region.

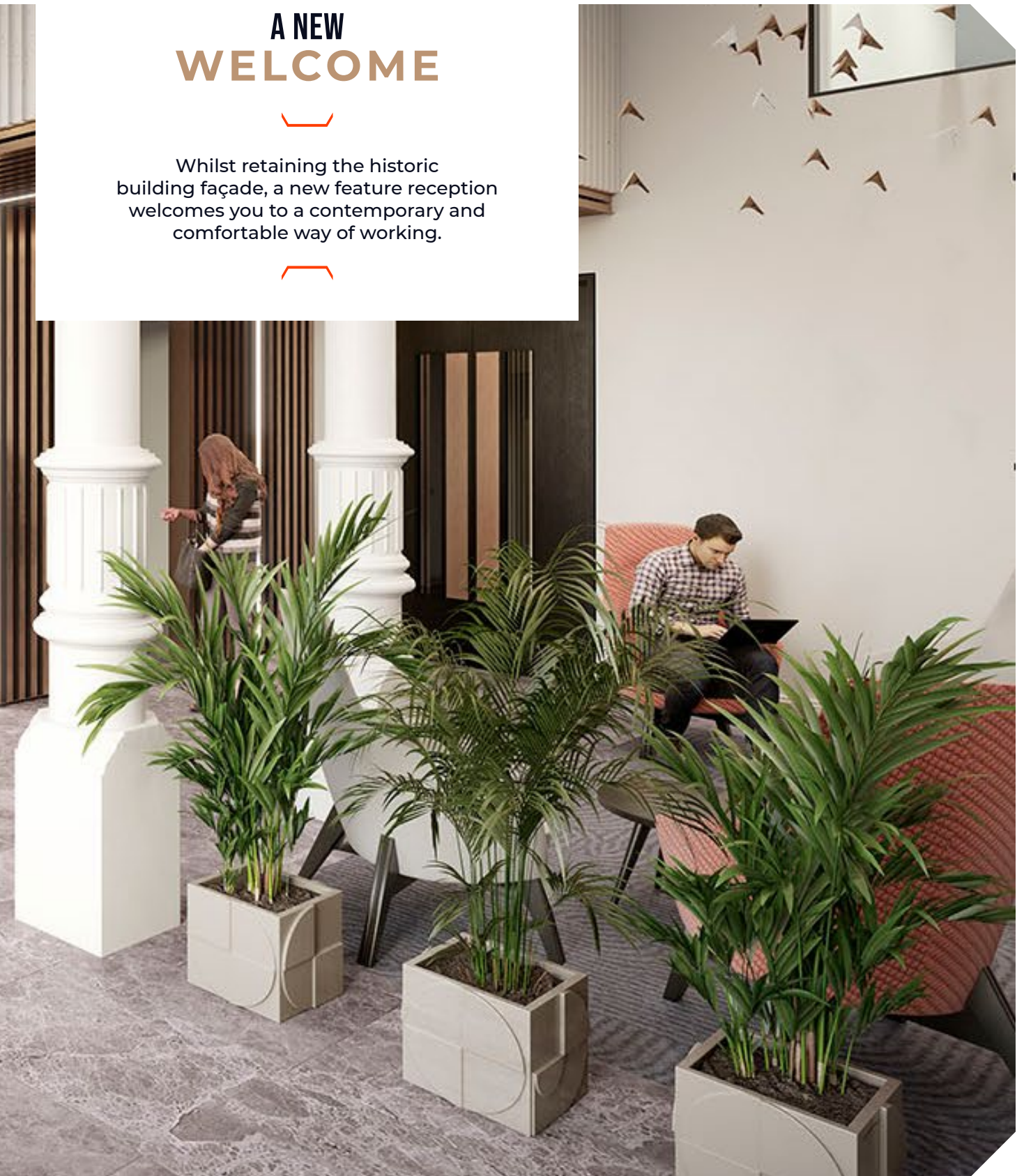
This is a chance to be in a characterful building and be part of a street full of history and culture.





## A NEW WELCOME

Whilst retaining the historic building façade, a new feature reception welcomes you to a contemporary and comfortable way of working.





## VIEWS FROM THE TOP

Take in the breathtaking views of Cathedral Square and Colmore Row from the new balcony terraces.



# RE-IMAGINED SPACE

As the needs of occupiers evolve in a new age of working, generous and spacious communal areas have been created for occupiers to enjoy.

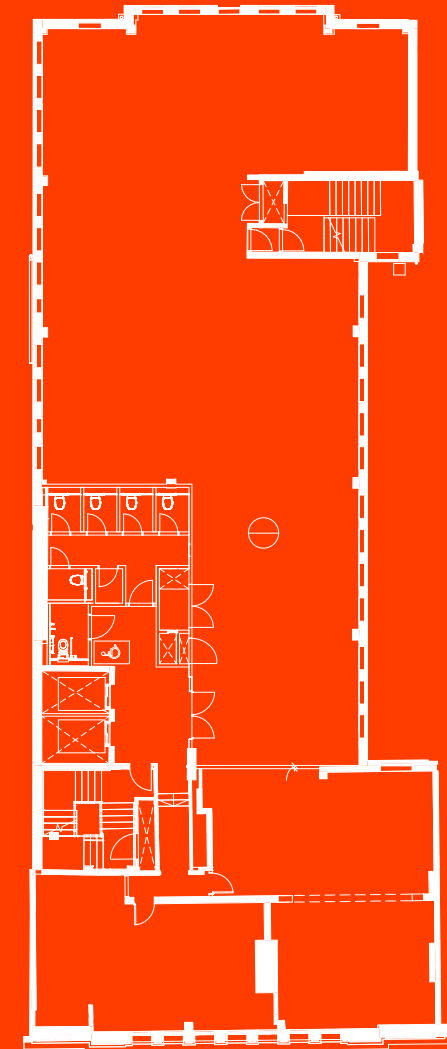
This welcoming and re-imagined amenity area offers flexible breakout and function space, bookable meeting rooms and a stunning roof terrace which all contribute to a better way of working.





# TYPICAL FLOOR

Ranging from 3,293 SQ FT to 4,711 SQ FT



## CONTEMPORARY

A NEW CONTEMPORARY ENVIRONMENT  
WRAPPED IN HISTORICAL IMPORTANCE.

# FLOOR SPECIFICATION



**FLOOR 6.** 3,763 SQ FT

**FLOOR 5.** 3,293 SQ FT

**FLOOR 4.** 3,301 SQ FT

**FLOOR 3.** 4,705 SQ FT \*

**FLOOR 2.** 4,711 SQ FT \*

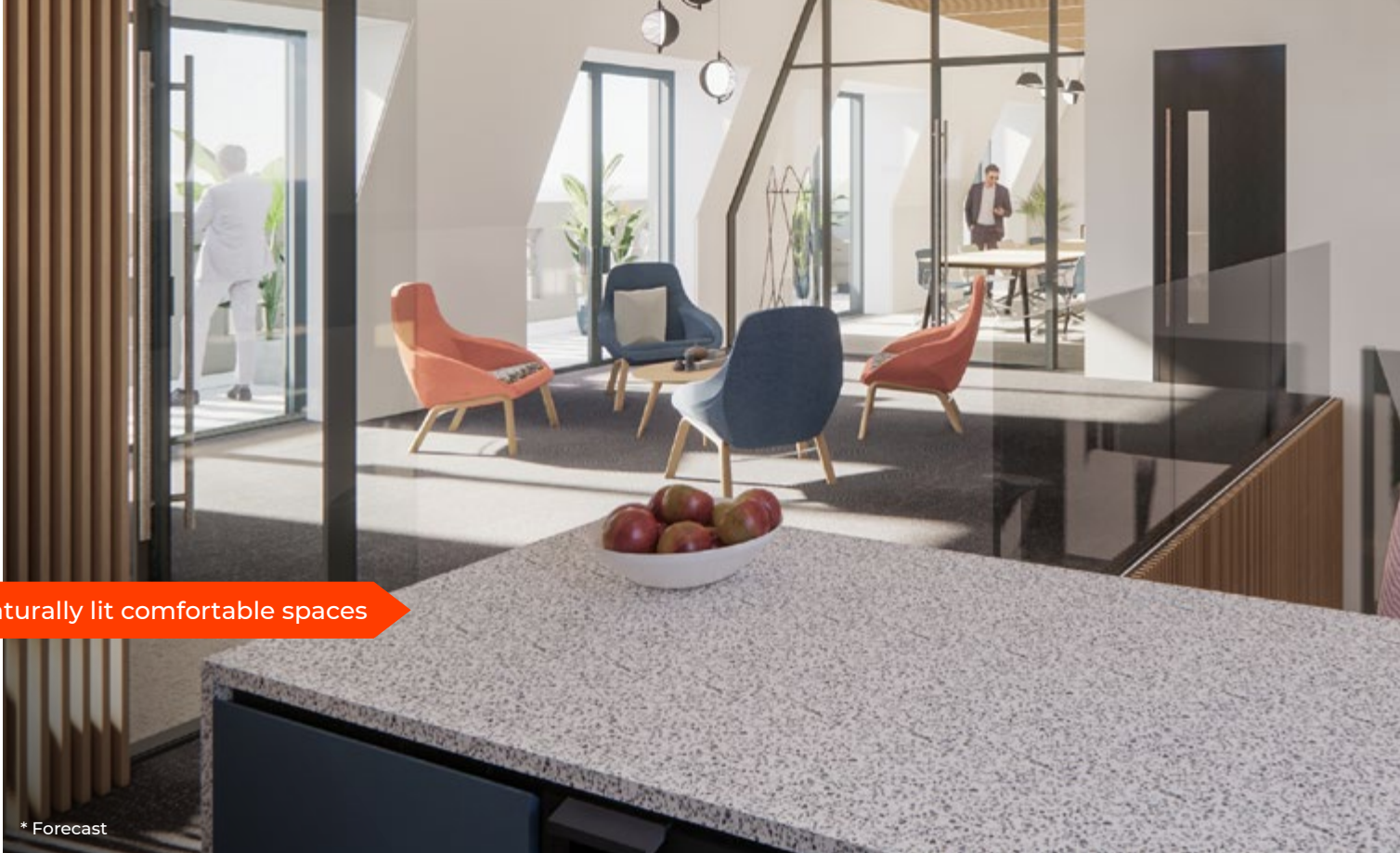
**FLOOR 1.** 3,340 SQ FT

IPMS 3  
\* Starting from 555 SQ FT

- } Full access raised floors
- } Suspended plank ceiling
- } LED lighting
- } Brand new VRF air conditioning
- } High quality WCs
- } 2 brand new lifts

## ESG CREDENTIALS

- › EPC - B\*
- › BREEAM In Use - Excellent\*
- › 100% Renewable Electricity
- › Brand new energy efficient M&E with BMS
- › Communal Collaboration Space with balcony
- › Extensive planting scheme



Naturally lit comfortable spaces



Balcony views across St Philips



Large communal meeting rooms

\* Forecast

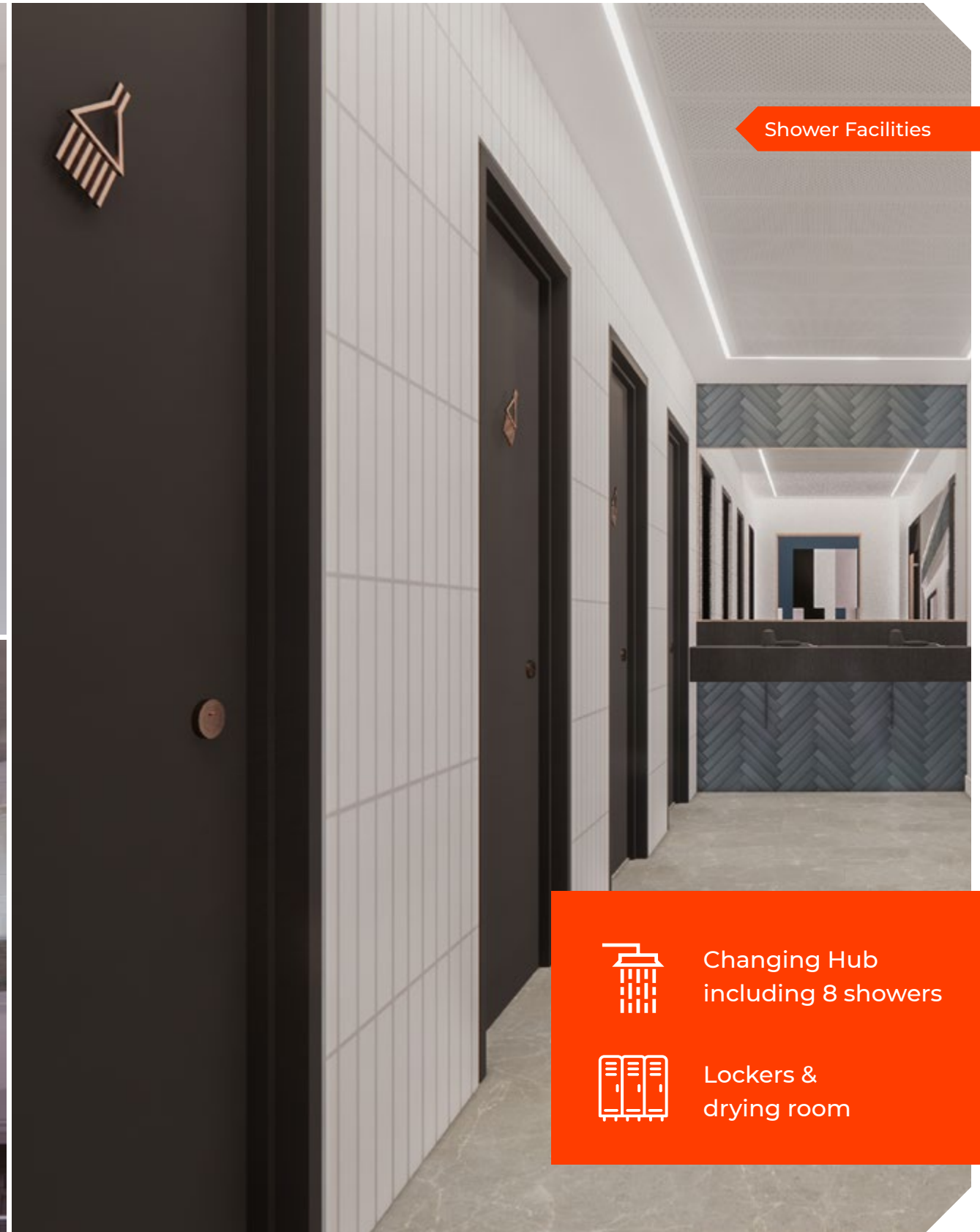




Office space & mezzanine



4 Electric Vehicle Charging Spaces  
Basement store for 40 bicycles



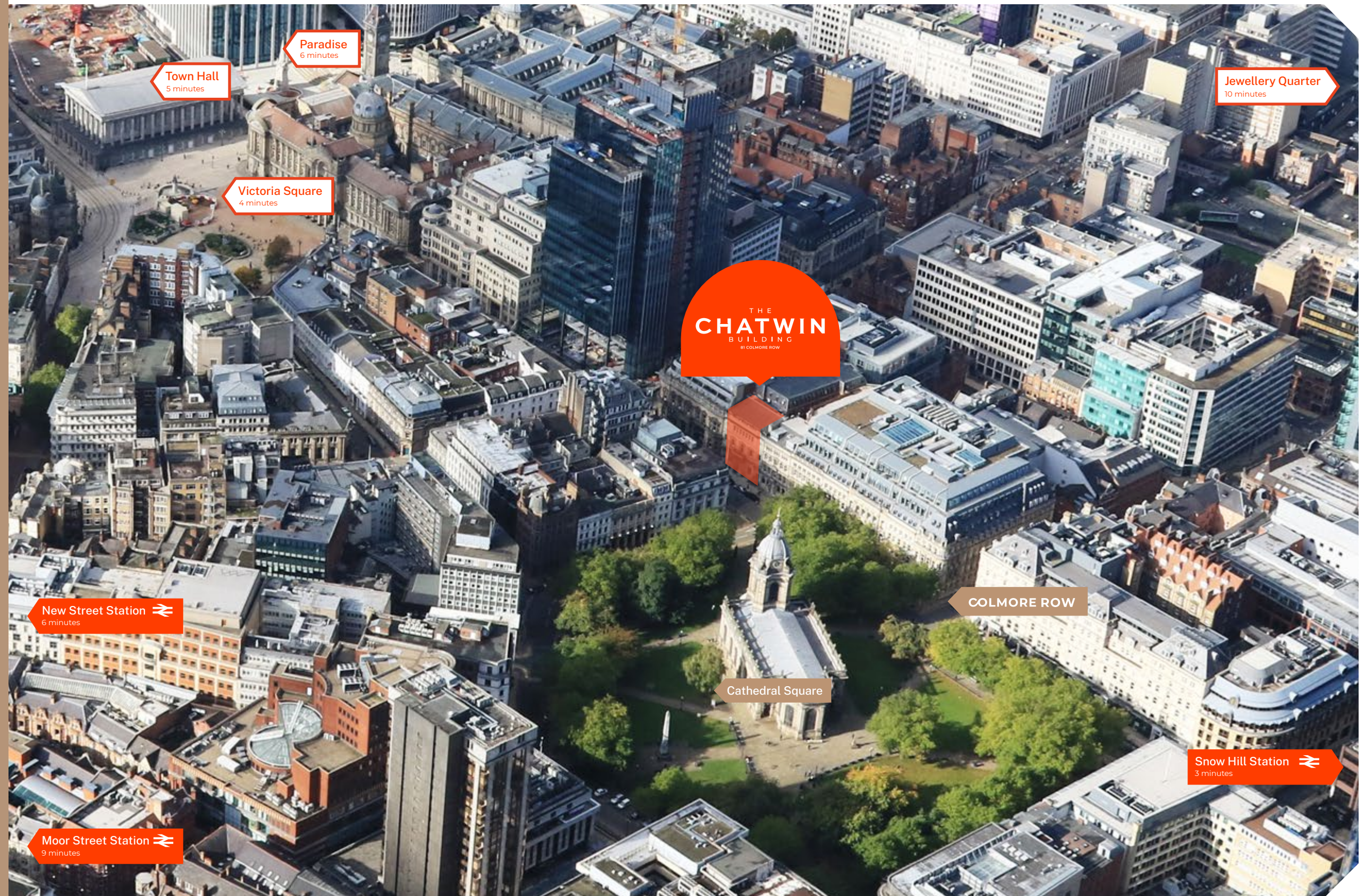
Shower Facilities

-  Changing Hub including 8 showers
-  Lockers & drying room

# CONNECT AT CHATWIN

THE CHATWIN BUILDING IS ONLY A 3 MINUTE WALK TO BIRMINGHAM SNOW HILL STATION AND JUST A 6 MINUTE WALK TO NEW STREET STATION.

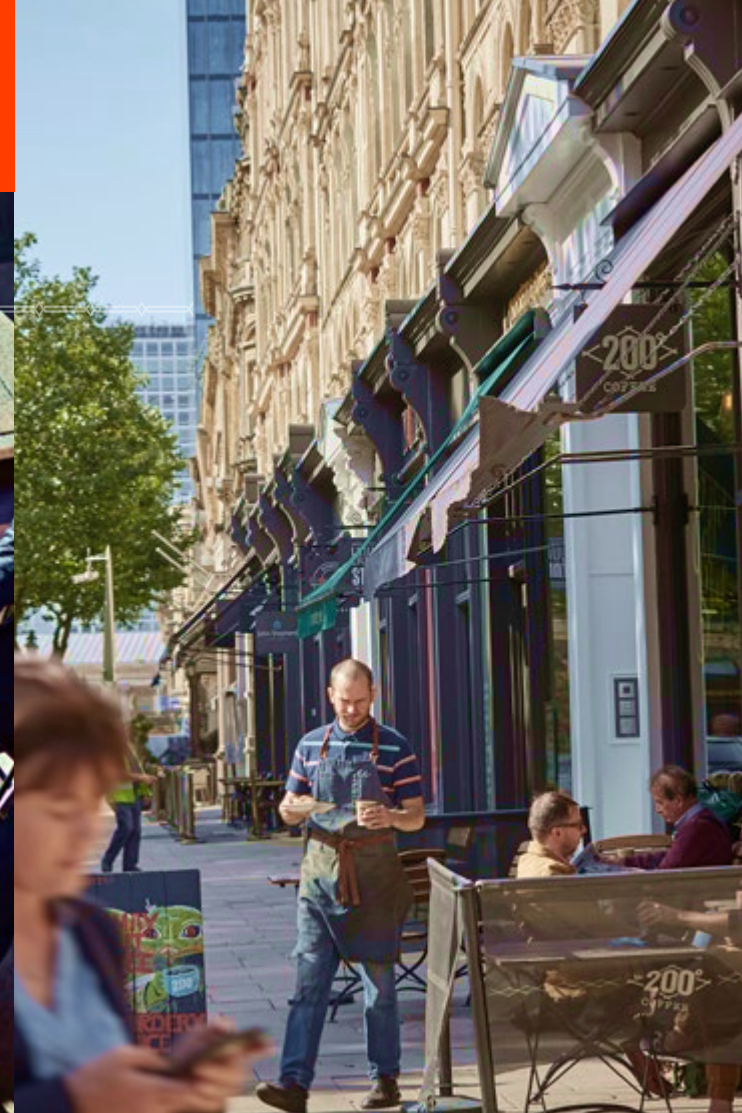
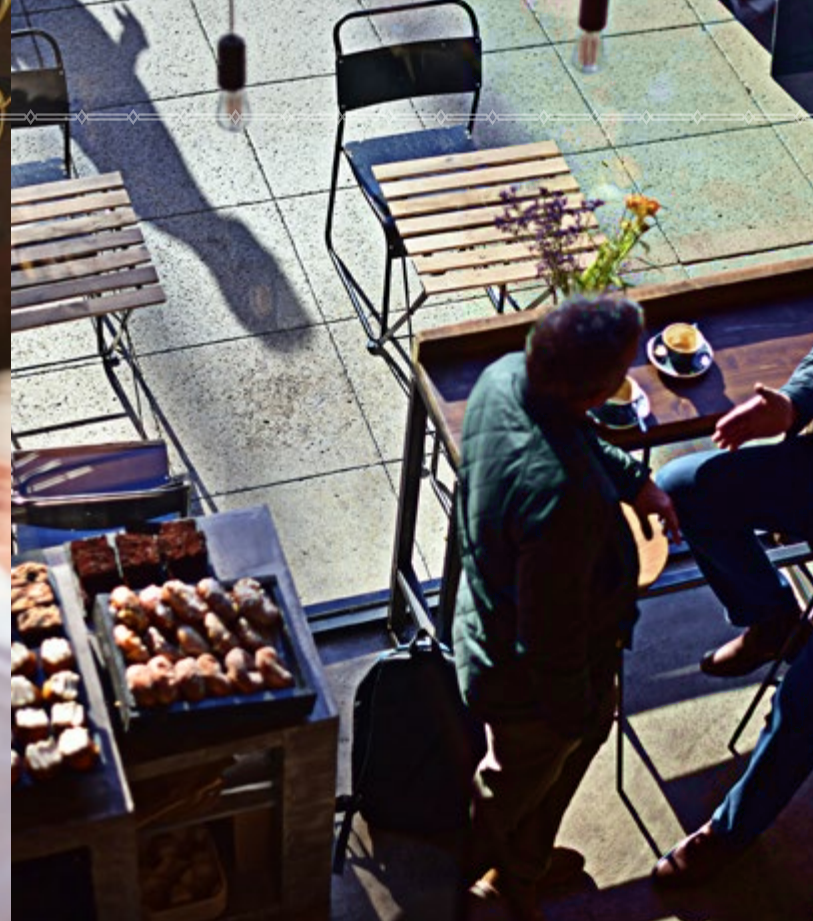
The location offers so many choices when it comes to great food and drink within easy walking distance.



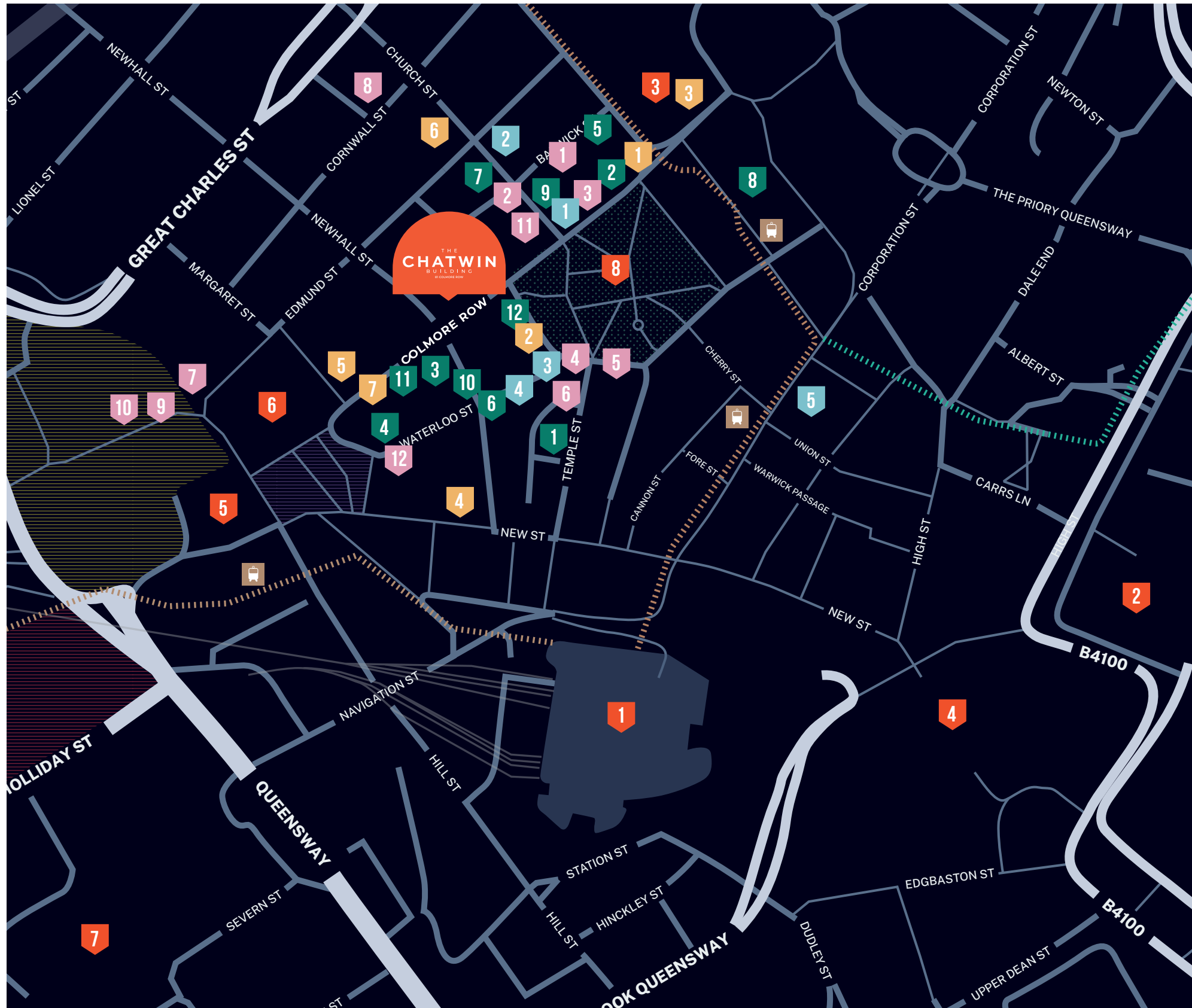


LOCATED ON COLMORE ROW, THE CHATWIN BUILDING IS IN THE VERY HEART OF BIRMINGHAM'S BUSINESS COMMUNITY.

With views of St Philip's Cathedral and a vast choice of restaurants, bars and other amenities, this newly refurbished space is bringing one of Birmingham's historical buildings back in a contemporary way whilst retaining its beautiful historic past.



# DISCOVER COLMORE



## RESTAURANTS

- 1 Tattu
- 2 Fazenda
- 3 Gusto
- 4 Fumo
- 5 The Ivy
- 6 San Carlo
- 7 Dishoom
- 8 Purnells
- 9 Rosa's Thai Cafe
- 10 Vinoteca
- 11 Gaucho
- 12 Adam's

## BARS

- 1 The Botanist
- 2 The Alchemist
- 3 The Colmore
- 4 PureCraft Bar
- 5 Primitivos
- 6 Cosy Club
- 7 Utopia
- 8 The Good Intent
- 9 Madeleine at The Grand
- 10 Dirty Martini
- 11 Henman & Cooper
- 12 The Old Joint Stock

## WALKING DISTANCES

- 1 New Street Station  
6 mins
- 2 Moor Street Station  
9 mins
- 3 Snow Hill Station  
3 mins
- 4 Bullring  
10 mins
- 5 Town Hall  
5 mins
- 6 Museum & Art Gallery  
4 mins
- 7 Mailbox  
9 mins
- 8 St Philip's Cathedral  
1 min

## CAFES

- 1 200 Degrees
- 2 Damascena
- 3 Costa
- 4 Second Cup
- 5 Starbucks
- 6 Home Is Where
- 7 Java Lounge

## HOTELS

- 1 The Grand
- 2 Hotel Du Vin
- 3 Premier Inn
- 4 N°8 Waterloo St Apartments
- 5 Staybridge Suites

- Victoria Square
- Paradise
- Arena Central
- Green Space
- Metro Stops
- Metro
- Future Metro Extensions

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