

# BREATHE. SOCIALISE. WORK.

- 3. BREATHE
- 4. SOCIALISE
- 5. WORK
- 6. FORUM. 4
- 7. FORUM. 5
- 8. ASPIRE
- 9. CONNECT
- 10. CONTACT

BREATHE

SOCIALISE

WORK

FORUM.4

FORUM.5

ASPIRE

CONNECT

CONTACT



# BREATHE.

REFLECT ON A WORKPLACE  
DESIGNED TO INSPIRE

Contemporary architecture allows natural light to flood into the Forum through floor to ceiling glass.

Overlooking tranquil lakes, the buildings adeptly bring a sense of outdoor space into the working environment.

Landscaped grounds are enjoyed from a choice of footpaths and seating areas, enabling people to take time out to walk the grounds or sit by the lake and relax.

Enjoy the benefits of giving your company space to breathe.



RELAX  
WITH  
A VIEW.



COFFEE  
& CAKE  
WITH  
A VIEW.



LUNCH  
BREAK  
WITH  
A VIEW.

EXERCISE  
WITH  
A VIEW.



# SOCIALISE.

A PLACE TO BELONG  
AND THRIVE

We're building something special at Forum, where people enjoy their work life.

The surrounding amenities make this an enviable location.

- Whiteley Shopping Centre
- Solent Hotel & Spa
- New Caffè Dallucci
- Golf courses
- Community groups including boot camp, pilates and yoga
- A calendar of events to bring people together

Look forward to a workplace designed for more than work, where people come first.



# WORK.

AN EVOLUTION OF THE  
HIGHEST STANDARDS

FORUM provides the best office space on the South Coast. Its flexibility and impressive specification makes it the perfect choice for your business.

## SPECIFICATION

- Full height atrium undergoing major transformation
- Flexible floor spaces available to be split from 5,650 SQ FT
- Floor plates with full height glazing
- Air Conditioning
- Raised Floors
- Shower facilities on each floor
- Excellent car parking ratio
- On-site cycle storage
- New Caffè Dallucci
- Beautiful lakeside setting





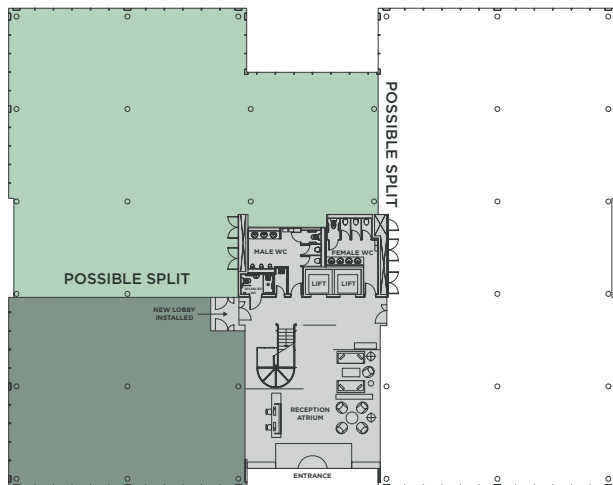
# FORUM.4

7,963 TO 25,257 SQ FT

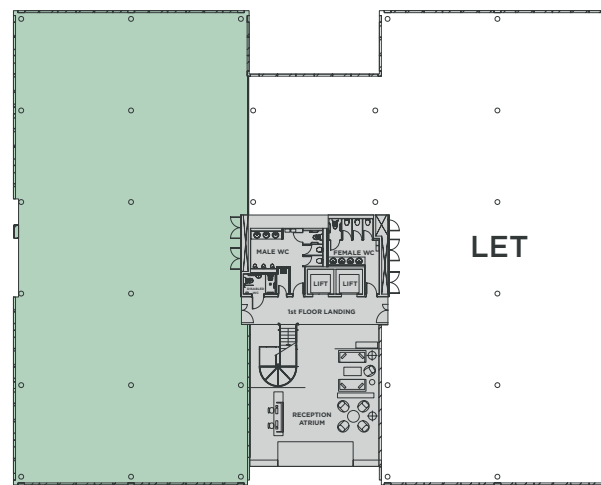
DESIGNED TO OFFER OCCUPIERS FLEXIBILITY, PRESTIGE AND QUALITY.

### SPECIFICATION

- Stunning full height atrium
- Flexible floorplates with full height glazing
- 4-pipe fan coil air conditioning throughout
- Suspended ceilings with LED lighting
- Full access raised floors
- Car parking ratio 1:236 sq ft
- Male, female and disabled WCs on all floors
- 2 x 13-person passenger lifts
- Beautiful ground floor lakeside terrace
- Shower facilities on each floor
- EPC Rating D 83 [\(Click to view\)](#)



GROUND FLOOR PLAN [\(CLICK TO ENLARGE\)](#)



FIRST FLOOR PLAN [\(CLICK TO ENLARGE\)](#)

### ACCOMMODATION

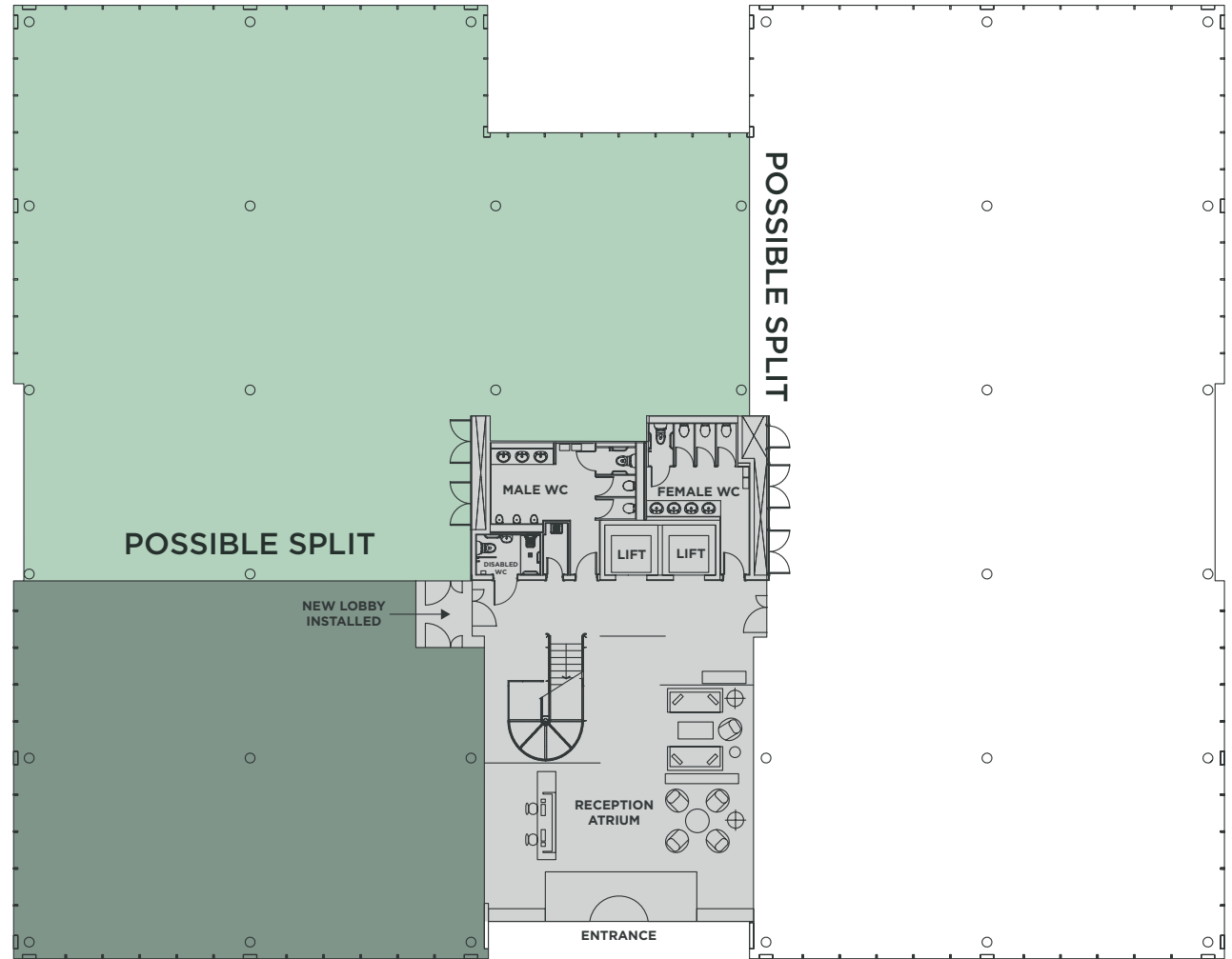
FLOOR	IPMS SQ M	IPMS SQ FT
2ND	LET TO RANDSTAD	
PART 1ST	739.8	7,963
PART 1ST	LET TO IINSURER	
GROUND	1,606.7	17,294
<b>TOTAL</b>	<b>2,346.5</b>	<b>25,257</b>

# FORUM.4

## GROUND FLOOR

### SPECIFICATION

- Stunning full height atrium
- Flexible floorplates with full height glazing
- 4-pipe fan coil air conditioning throughout
- Suspended ceilings with LED lighting
- Full access raised floors
- Car parking ratio 1:236 sq ft
- Male, female and disabled WCs on all floors
- 2 x 13-person passenger lifts
- Beautiful ground floor lakeside terrace
- Shower facilities on each floor
- EPC Rating D 83

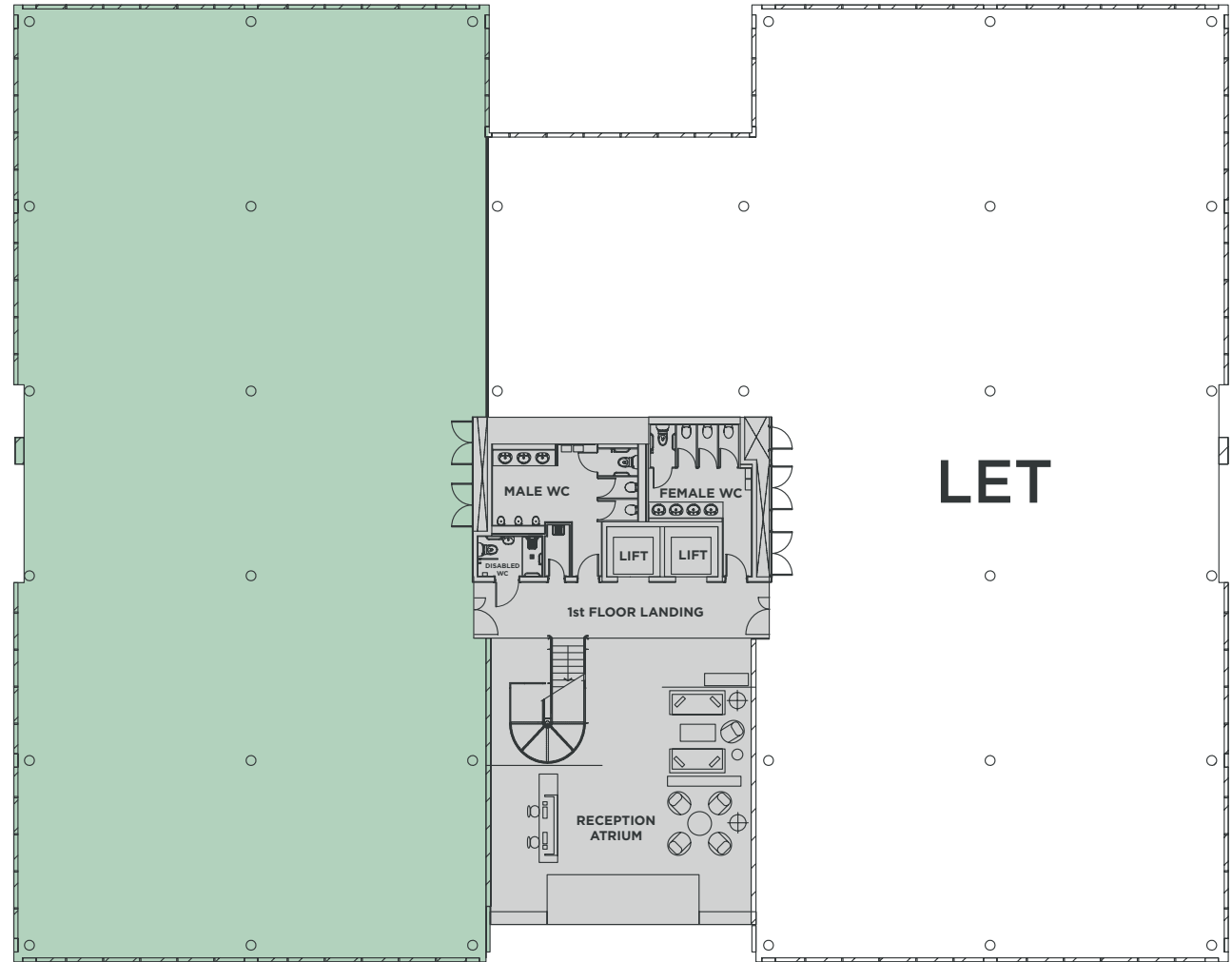


# FORUM.4

## FIRST FLOOR

### SPECIFICATION

- Stunning full height atrium
- Flexible floorplates with full height glazing
- 4-pipe fan coil air conditioning throughout
- Suspended ceilings with LED lighting
- Full access raised floors
- Car parking ratio 1:236 sq ft
- Male, female and disabled WCs on all floors
- 2 x 13-person passenger lifts
- Beautiful ground floor lakeside terrace
- Shower facilities on each floor
- EPC Rating D 83





# FORUM.4

## EPC RATING CERTIFICATE

### Energy Performance Certificate Non-Domestic Building

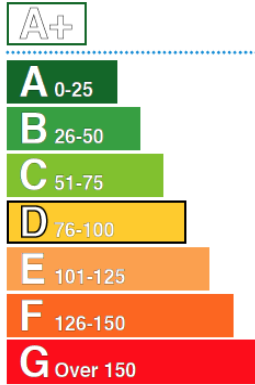
Forum 4  
The Forum, Parkway  
Whiteley  
FAREHAM  
PO15 7FH

Certificate Reference Number:  
0233-3007-0282-0900-0991

This certificate shows the energy rating of this building. It indicates the energy efficiency of the building fabric and the heating, ventilation, cooling and lighting systems. The rating is compared to two benchmarks for this type of building: one appropriate for new buildings and one appropriate for existing buildings. There is more advice on how to interpret this information on the Government's website [www.communities.gov.uk/epbd](http://www.communities.gov.uk/epbd).

#### Energy Performance Asset Rating

More energy efficient



83 This is how energy efficient the building is.

#### Technical information

Main heating fuel: Natural Gas  
Building environment: Air Conditioning  
Total useful floor area (m<sup>2</sup>): 5213  
Building complexity (NOS level): 4

#### Benchmarks

Buildings similar to this one could have ratings as follows:  
57 If newly built  
131 If typical of the existing stock

#### Administrative information

This is an Energy Performance Certificate as defined in S12007:991 as amended  
Assessment Software: IES Virtual Environment 5.9.0.1 using calculation engine SBEM v3.2.b  
Property Reference: 232299030000  
Assessor Name: Steve Jones  
Assessor Number: STRO000005  
Accreditation Scheme: Stroma Accreditation Ltd  
Employer/Trading Name: Charterhouse Energy Ltd  
Employer/Trading Address: Still Lane, London Road, Southborough, Tunbridge Wells, TN4 0QB  
Issue Date: 12 Nov 2008  
Valid Until: 11 Nov 2018 (unless superseded by a later certificate)  
Related Party Disclosure:  
Recommendations for improving the property are contained in Report Reference Number: 0020-0946-3220-3067-9002

#### If you have a complaint or wish to confirm that the certificate is genuine

Details of the assessor and the relevant accreditation scheme are on the certificate. You can get contact details of the accreditation scheme from the Government's website at [www.communities.gov.uk/epbd](http://www.communities.gov.uk/epbd), together with details of the procedure for confirming authenticity of a certificate and for making a complaint.



For advice on how to take action and to find out about technical and financial assistance schemes to help make buildings more energy efficient visit [www.carbontrust.co.uk](http://www.carbontrust.co.uk) or call us on 0800 085 2005



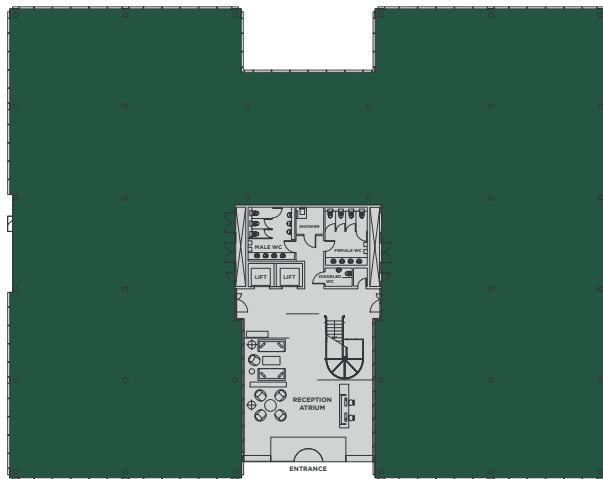
# FORUM.5

17,207 TO 34,427 SQ FT

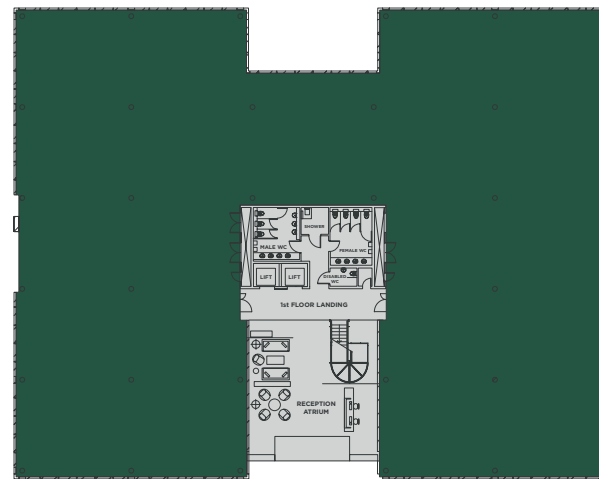
ACCOMMODATION  
SUITABLE FOR A RANGE  
OF OCCUPANCY SOLUTIONS

## SPECIFICATION

- Stunning full height atrium
- Flexible floorplates with full height glazing
- 4-pipe fan coil air conditioning throughout
- Suspended ceilings with integral lighting
- Full access raised floors
- Car parking ratio 1:236 sq ft
- Male, female and disabled WCs on all floors
- 2 x 13-person passenger lifts
- Beautiful ground floor lakeside terrace
- Shower facilities on each floor
- EPC Rating D 82 [\(Click to view\)](#)



GROUND FLOOR PLAN [\(CLICK TO ENLARGE\)](#)



FIRST FLOOR PLAN [\(CLICK TO ENLARGE\)](#)

## ACCOMMODATION

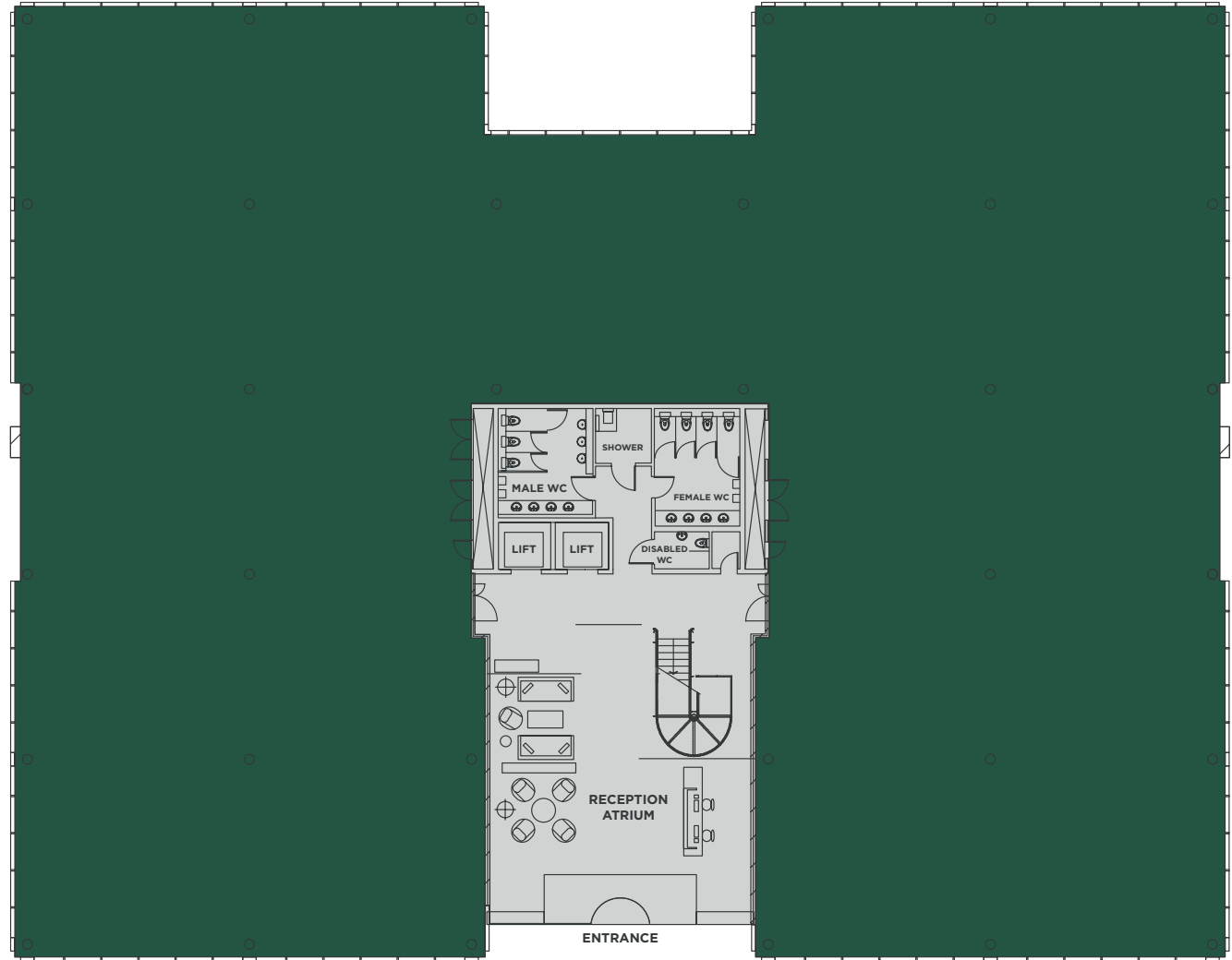
FLOOR	IPMS SQ M	IPMS SQ FT
2ND	LET TO PEACH TECHNOLOGIES	
1ST	1,599.8	17,220
GROUND	1,598.6	17,207
<b>TOTAL</b>	<b>3,198.40</b>	<b>34,427</b>

# FORUM.5

## GROUND FLOOR

### SPECIFICATION

- Stunning full height atrium
- Flexible floorplates with full height glazing
- 4-pipe fan coil air conditioning throughout
- Suspended ceilings with integral lighting
- Full access raised floors
- Car parking ratio 1:236 sq ft
- Male, female and disabled WCs on all floors
- 2 x 13-person passenger lifts
- Beautiful ground floor lakeside terrace
- Shower facilities on each floor
- EPC Rating D 82

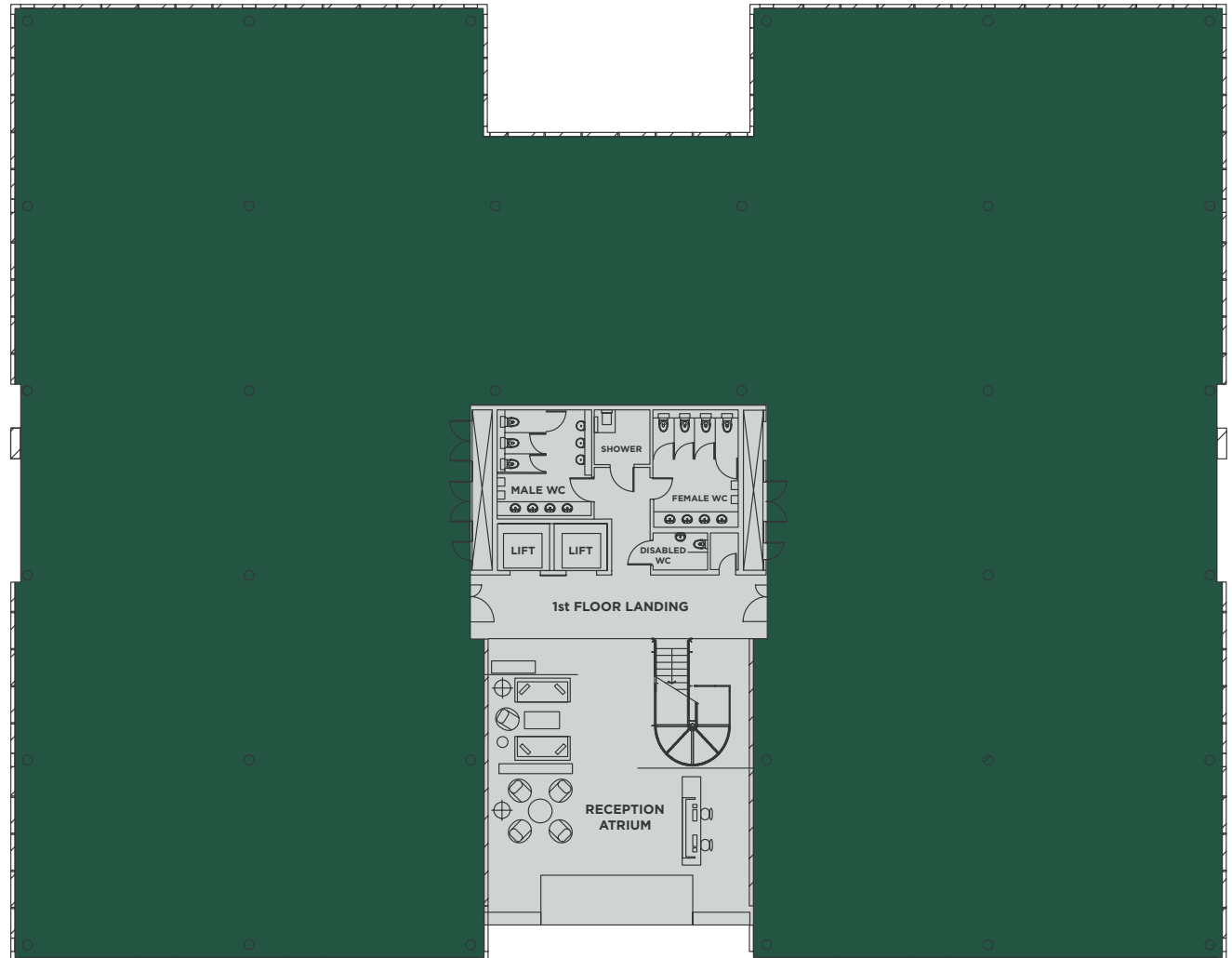


# FORUM.5

## FIRST FLOOR

### SPECIFICATION

- Stunning full height atrium
- Flexible floorplates with full height glazing
- 4-pipe fan coil air conditioning throughout
- Suspended ceilings with integral lighting
- Full access raised floors
- Car parking ratio 1:236 sq ft
- Male, female and disabled WCs on all floors
- 2 x 13-person passenger lifts
- Beautiful ground floor lakeside terrace
- Shower facilities on each floor
- EPC Rating D 82



# FORUM.5

## EPC RATING CERTIFICATE

### Energy Performance Certificate HM Government Non-Domestic Building

Forum 5  
The Forum, Parkway  
Whiteley  
FAREHAM  
PO15 7FH

Certificate Reference Number:  
0966-3034-0783-0500-9101

This certificate shows the energy rating of this building. It indicates the energy efficiency of the building fabric and the heating, ventilation, cooling and lighting systems. The rating is compared to two benchmarks for this type of building: one appropriate for new buildings and one appropriate for existing buildings. There is more advice on how to interpret this information on the Government's website [www.communities.gov.uk/epbd](http://www.communities.gov.uk/epbd).

#### Energy Performance Asset Rating

More energy efficient



Net zero CO<sub>2</sub> emissions

**A** 0-25

**B** 26-50

**C** 51-75

**D** 76-100

◀ **82** This is how energy efficient the building is.

**E** 101-125

**F** 126-150

**G** Over 150

Less energy efficient

#### Technical information

Main heating fuel: Natural Gas  
Building environment: Air Conditioning  
Total useful floor area (m<sup>2</sup>): 5207  
Building complexity (NOS level): 4

#### Benchmarks

Buildings similar to this one could have ratings as follows:  
**57** If newly built  
**132** If typical of the existing stock

#### Administrative information

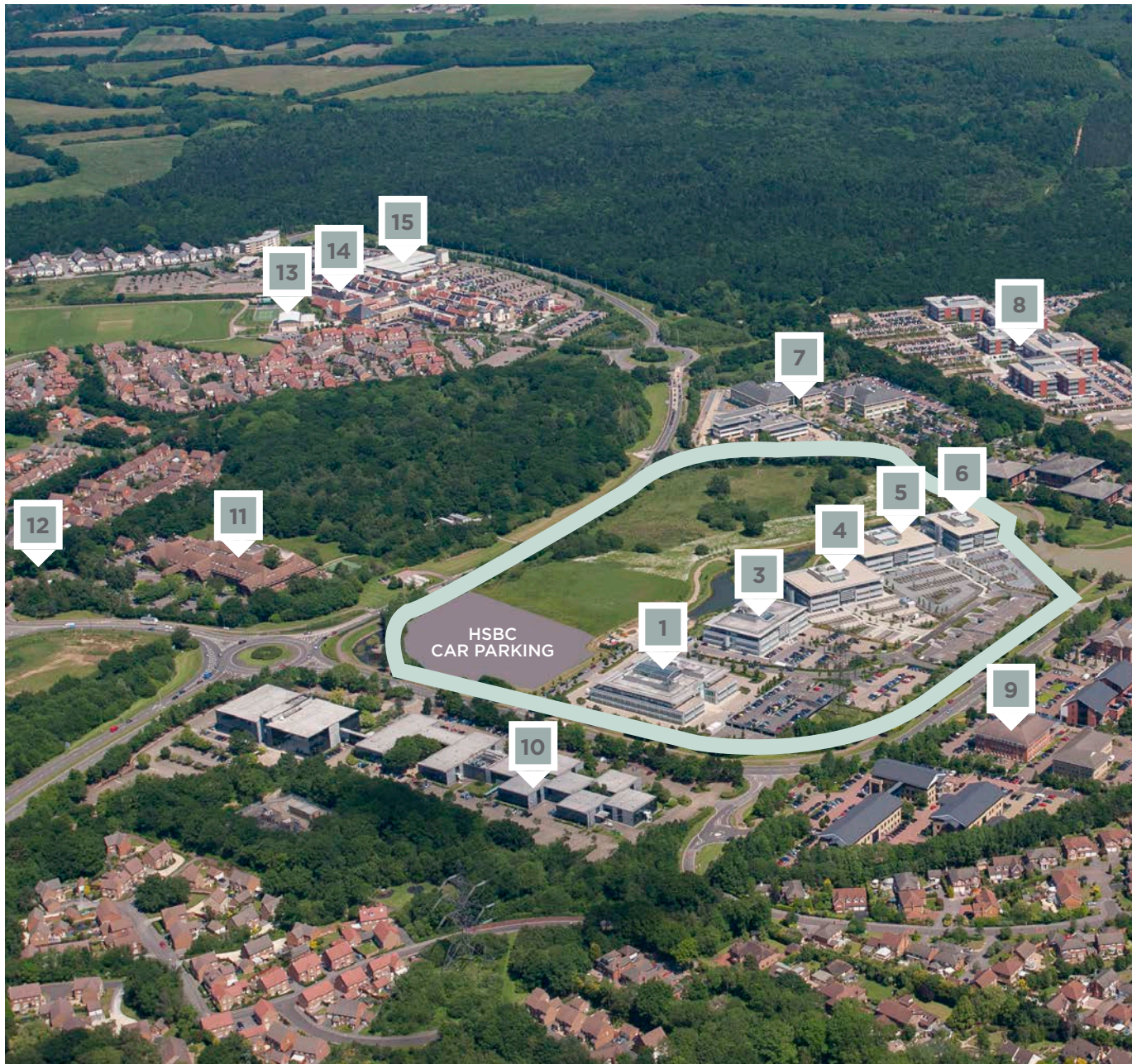
This is an Energy Performance Certificate as defined in SI2007.991 as amended  
Assessment Software: IES Virtual Environment 5.9.0.1 using calculation engine SBEM v3.2.b  
Property Reference: 963715360000  
Assessor Name: Steve Jones  
Assessor Number: STRO000005  
Accreditation Scheme: Stroma Accreditation Ltd  
Employer/Trading Name: Charterhouse Energy Ltd  
Employer/Trading Address: Still Lane, London Road, Southborough, Tunbridge Wells, TN4 0QB  
Issue Date: 12 Nov 2008  
Valid Until: 11 Nov 2018 (unless superseded by a later certificate)  
Related Party Disclosure:  
Recommendations for improving the property are contained in Report Reference Number: 0990-0548-6730-6304-1002

#### If you have a complaint or wish to confirm that the certificate is genuine

Details of the assessor and the relevant accreditation scheme are on the certificate. You can get contact details of the accreditation scheme from the Government's website at [www.communities.gov.uk/epbd](http://www.communities.gov.uk/epbd), together with details of the procedures for confirming authenticity of a certificate and for making a complaint.



For advice on how to take action and to find out about technical and financial assistance schemes to help make buildings more energy efficient visit [www.carbontrust.co.uk](http://www.carbontrust.co.uk) or call us on 0800 085 2005



# ASPIRE.

SURROUND YOUR BUSINESS WITH THOSE WHO HAVE SHARED AMBITIONS FOR SUCCESS

## LOCAL OCCUPIERS:

1. HSBC
3. MULTI-LET
4. RANDSTAD & 1 INSURER
5. PEACH TECHNOLOGIES
6. SPECSAVERS
7. ZURICH INSURANCE
8. NATIONAL AIR TRAFFIC SERVICE
9. MATCHTECH
10. ITV

## LOCAL AMENITIES:

11. SOLENT HOTEL & SPA
12. PARSONS COLLAR PUBLIC HOUSE
13. MEADOWSIDE LEISURE CENTRE
14. WHITELEY SHOPPING CENTRE
15. TESCO SUPERSTORE



# CONNECT.

FORUM IS PERFECTLY PLACED FOR THRIVING BUSINESSES.

Adjoining the M27 at Junction 9, only 8 minutes from Swanwick railway station and within 15 minutes drive of Southampton airport.



**ROAD LINKS**

SOUTHAMPTON.....	10 MILES
PORTSMOUTH.....	12 MILES
LONDON.....	80 MILES
M3 J14.....	11 MILES
M4 J13.....	55 MILES



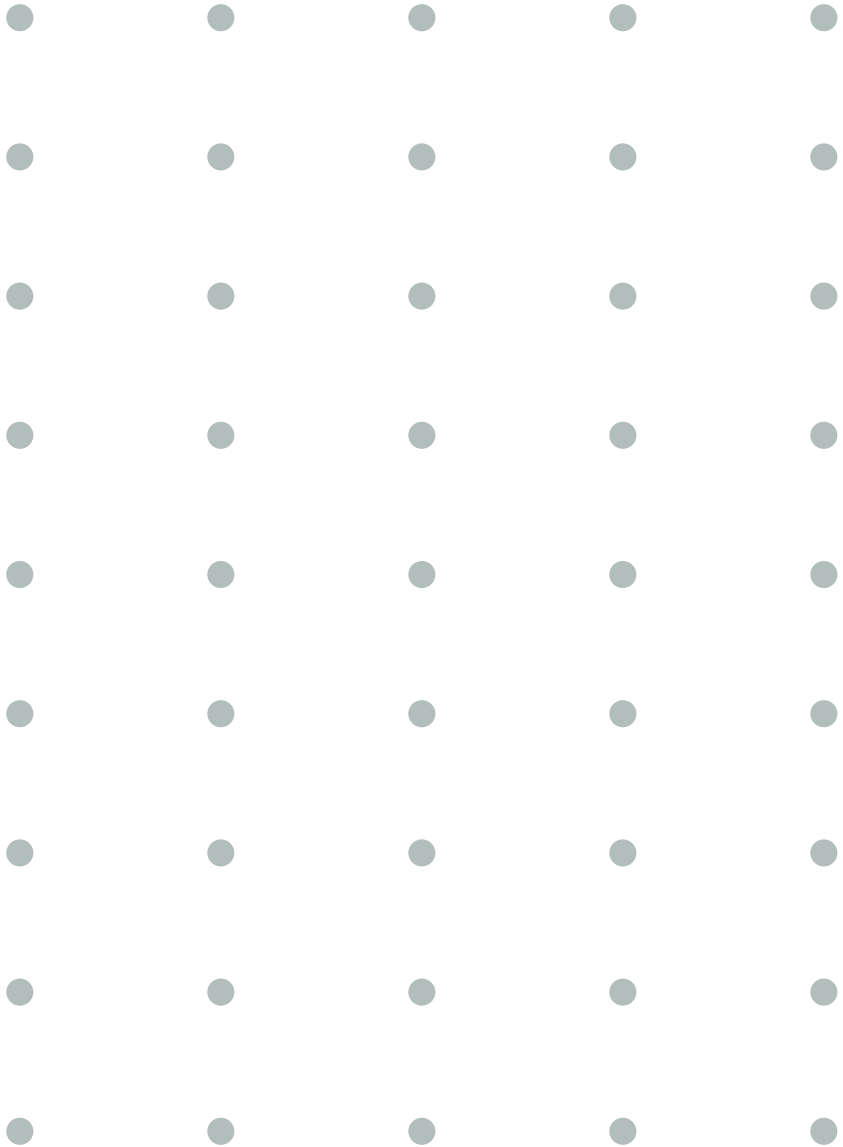
**RAIL LINKS**

SOUTHAMPTON PARKWAY TO LONDON WATERLOO.....	71 MINS
PORTSMOUTH TO LONDON VICTORIA.....	116 MINS



**AIR LINKS**

SOUTHAMPTON.....	10 MILES
HEATHROW.....	70 MILES
GATWICK.....	68 MILES



# CONTACT.

**Emma Lockey**  
emma.lockey@cbre.com



**Nik Cox**  
ncox@hughesellard.com



MIS REP CLAUSE  
MISREPRESENTATION ACT 1967. CBRE and Hughes Ellard for themselves and for the vendors or lessors of these properties whose agents they are, give notice that: i) The particulars are set out as a general outline only for the guidance of intending purchasers or lessees and do not constitute, nor constitute part of an offer or contract. ii) All descriptions, references to condition and necessary permission for use and occupation and other details are given in good faith and are believed to be correct, but any intending purchaser or tenant should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them. All dimensions and areas are approximate. iii) No person in the employment of has any authority to make or give any representation or warranty in relation to this property. FINANCE ACT 1989 Unless otherwise stated, all prices and rentals quoted are exclusive of Value Added Tax to which they may be subject. PROPERTY MISDESCRIPTION ACT 1991 These details are believed to be correct at the time of compilation, but may be subject to subsequent amendment.

**K** Designed and produced by kubiakcreative.com 162268 6/17



