

Press release

AXA IM Alts completes 90,000 sq ft Building C at Assembly Bristol

AXA IM Alts, a global leader in alternative investments with €183 billion of assets under management^[1], has achieved Practical Completion of Assembly Bristol's Building C, delivering 90,000 sq ft of BREEAM Excellent and SmartScore certified Grade A office space across 12 storeys in the centre of Bristol.

Using modern methods of construction (MMC) and offsite fabrication, Building C's upfront embodied carbon has been reduced by 45% against a typical office building. The property offers exceptional occupier amenity with balconies on every floor and a 5,000 sq ft rooftop terrace with club lounge.

Building C is already 26% let, with the remaining space available to lease. Bristol-based law firm Clarke Willmott LLP has relocated its head office to the top two floors of the new building, a move that supports its commitment to high quality flexible working and the highest standards of sustainability. Leading provider of end-to-end wireless IoT connectivity solutions, Nordic Semiconductor, has also occupied a further 7,800 sq ft across the entire ninth floor of Building C.

The completion of Building C follows the delivery of the 200,000 sq ft Building A in 2021, which is fully let by BT.

Assembly Bristol is a flagship mixed-use regeneration scheme, offering 320,000 sq ft of flexible and smart workspace across three buildings, as well as cafés and public space. The scheme is located at the heart of the well-connected urban area of Bristol, providing a short walk to the city centre, Temple Meads Station, Cabot Circus shopping district, and the Floating Harbour.

Assembly Bristol has been developed by AXA IM Alts, on behalf of clients, with Bell Hammer acting as development manager.

Assembly benefits from a prime location on the waterfront in Bristol city centre, landscaping and numerous outdoor spaces, as well as stunning rooftop views. It is a unique workplace, sustainably designed with flexible floorplates and natural light, and focused on the well-being of its occupants.

Rob Samuel, Head of UK Development at AXA IM Alts, commented: "Following BT opening its new flagship office at Building A of Assembly Bristol, the next phase of Assembly unlocks new opportunities for occupiers to benefit from the project's exceptional location, amenity offer and workspaces. Clarke Willmott and Nordic Semiconductor's pre-lettings at Building C are testament to sustained demand for well-located office space in Bristol that will bring teams together, aid in recruitment and retention, and be a source of pride for global businesses."

– ENDS –

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About AXA IM Alts

AXA IM Alts is a global leader in alternative investments with €183 billion of assets under management^[1] comprising c.€84 billion of primarily private real estate, €88 billion of private debt and alternative credit, as well as c.€11 billion in Infrastructure and private equity. We take a 360° approach to real estate & infrastructure investing with over €129 billion of assets under management in direct opportunities, held indirectly through debt and listed equities and via long term private equity investments into operating platforms. ESG is fully integrated into our investment decision making processes with our responsible investment approach anchored by the three key pillars of decarbonisation, resilience and building tomorrow. AXA IM Alts employs 840+ people located in 15 offices around the world and serves the needs of more than 600 clients from Europe, North America, Asia Pacific and Middle East. We are the number one property portfolio and asset manager in Europe^[2], and one of the largest worldwide.

1 Source: AXA IM Alts data (unaudited) as of 31 December 2023.

2 Highest-ranked European Real Estate Manager in IPE's Global Top 150 Real Estate Investment Managers, based on total value of real estate assets under management, November/December 2023.

About AXA Investment Managers

AXA Investment Managers (AXA IM) is a leading global asset manager offering a diverse range of global investment opportunities in both alternative and traditional asset classes. Through our products we aim to diversify and grow portfolios, while delivering long-term investment performance and value for clients.

AXA IM manages approximately €844 billion in assets, of which €480 billion are categorised ESG-integrated, sustainable or impact as at the end of December 2023. We are committed to reaching net zero greenhouse gas emissions by 2050 across all eligible assets, and to integrating ESG principles across our business, from stock selection to our corporate actions and culture.

Part of the AXA Group, a worldwide leader in insurance and asset management, AXA IM employed over 2,700 employees and operates from 23 offices in 18 countries globally at end of December 2023

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