

The

MAILBOX

BIRMINGHAM

250,000

SQ FT GRADE A
OFFICE SPACE

23

ON-SITE
RESTAURANTS
AND BARS

687

CAR PARK
SPACES

3,000

RESTAURANT
COVERS

2

ON-SITE
HOTELS

238

HOTEL
ROOMS

328

SEATER
BOUTIQUE
CINEMA

1,250

RESIDENTIAL
APARTMENTS

2,500

ON SITE
EMPLOYEES

RANKED N° 1

FOR QUALITY OF LIFE
OF ANY UK CITY OUTSIDE
THE CAPITAL

ONE OF

EUROPES **YOUNGEST** **CITIES**

WITH 60% OF THE
POPULATION UNDER
THE AGE OF 35

£115Bn **REGIONAL** **ECONOMY**

OVER 18,000

PEOPLE MOVED
FROM LONDON
TO BIRMINGHAM
DURING 2020

UK'S **LARGEST** **CITY**

OUTSIDE OF LONDON

35 MILES **OF CANALS**

IN BIRMINGHAM
(MORE THAN VENICE!)

2022 **COMMONWEALTH** **GAMES** HOST



SHOP, **STAY,** **WORK** **OR PLAY**

The Mailbox is one of the UK's largest mixed-use destinations outside London, overlooking Birmingham's famous canal network. Widely regarded as Birmingham's premium destination, The Mailbox presents occupiers with a uniquely vibrant 24/7 environment at the heart of Birmingham City Centre. The Mailbox boasts unrivalled accessibility to some of the city's best dining, retail and leisure amenities, providing an exclusive sense of community for all of our visitors & residents. Mailbox's diverse tenant mix offers customers a vibrant day and night experience for business, leisure, shopping & dining all year round.

WHY BIRMINGHAM?

Birmingham is the biggest city in the UK outside of London, with the largest regional economy & the highest productivity growth in the UK. Birmingham has the highest concentration of businesses and is home to over 100,000 companies (440,000 in the broader Midlands). It is also a hotbed for entrepreneurs and innovative start-ups with over 75,000 new companies started in the five years to 2017, more than any other regional city.



UK SECOND LARGEST CITY

- Birmingham is at the heart of UK's second largest city region, the West Midlands
- The region is home to 4.2 million people and one of Europe's youngest populations, with 40% of residents aged 25 or younger



WELL CONNECTED

- To London & the rest of the UK
- London 1hr 20mins by train
- Birmingham International Airport in 15 mins
- Excellent road & rail networks - HS2 approved in February 2020



DEMAND FOR OFFICES

- Availability of city centre Grade-A office space has decreased by 6% per year since the end of 2009
- Tenants such as Goldman Sachs, BT and AXA have identified Birmingham as a regional hub for decentralising material parts of their operations



STRATEGIC LOCATION

- 100 miles north of Central London
- 90 miles south of Manchester
- Named the UK's regional city of influence in 2017
- Set to benefit from the government's 'levelling up' agenda



BURGEONING TECH ECONOMY

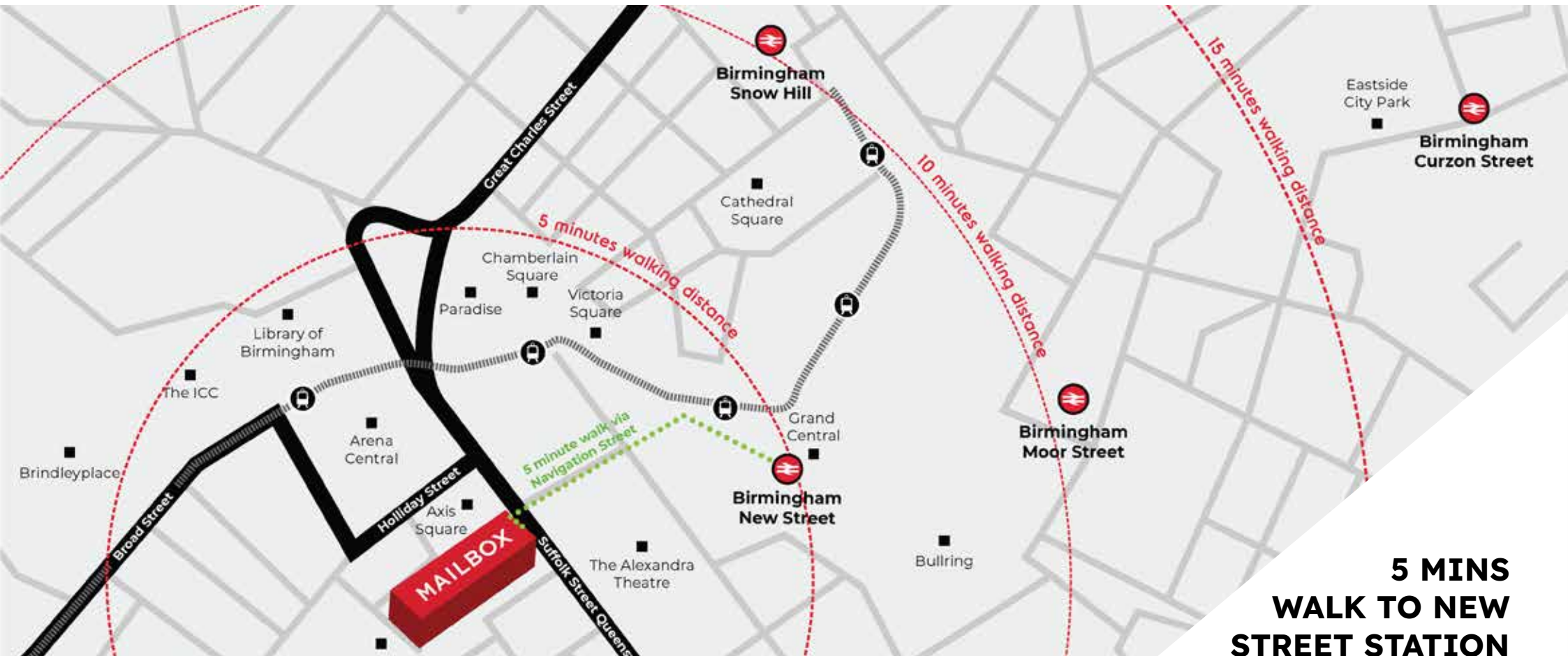
- Five universities in the region producing over 25,000 graduates a year
- Positioned as one of the fastest growing tech economies in the UK



STRONG SERVICE DRIVEN ECONOMY

- Supporting its reputation as one of the most investable cities in the UK with a 28.1 billion economy (2018), Birmingham has the highest concentration of financial and professional services outside of London

IN THE HEART OF THE CITY



**5 MINS
WALK TO NEW
STREET STATION**

BBC

wsp

advanced
People. Partnership. Solutions.

ASSOCIATED
ARCHITECTS

SPACES.

Calvin Klein
underwear

Paul Smith

HARVEY JONES
KITCHENS

Pennyblacks

CASTLE FINE ART

Café Sorah

bar
estilo
RESTAURANT BAR TAPAS

RIBBLE

HARVEY NICHOLS

GIEVES & HAWKES

TOMMY HILFINGER

NICKY
CLARKE

CHURCHILLS

Malmaison

Nando's

AC
HOTELS
MARriott.

Zizzi

CÔTE
BRASSERIE

EVERYMAN

MEDICINE

MILLER & CARTER
- STEAKHOUSE -

indico

GAS
STREET
SOCIAL

ALUNA

SIXES
CRICKET CLUB



Lucarelli

james lakeland

nicky
clarke

TESCO

Q PARK

TONI & GUY



**A TRULY
UNIQUE
OFFICE,
LEISURE
& RETAIL
EXPERIENCE
IN THE HEART
OF THE CITY**

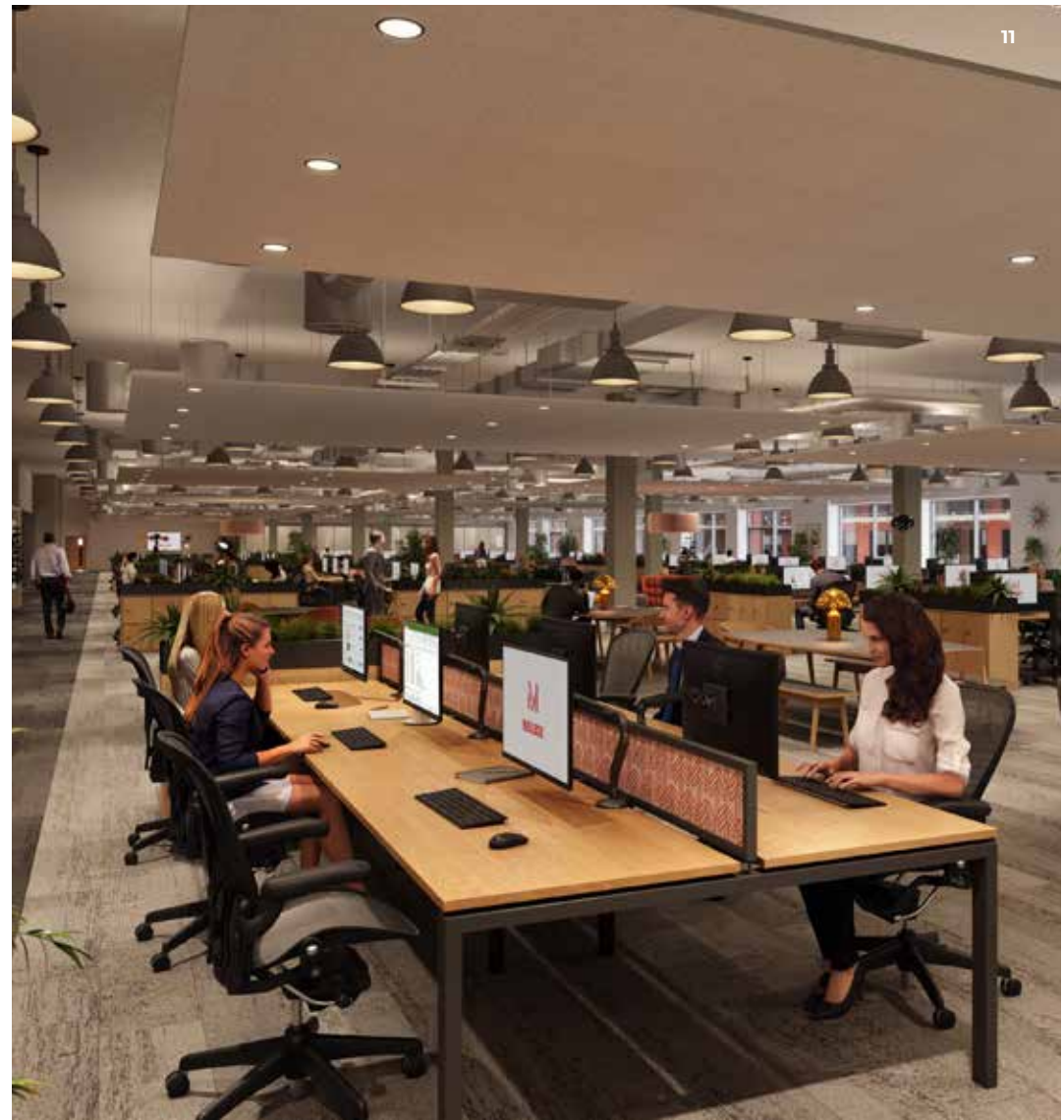


UNIT 2-4

RESTAURANT/ BAR OPPORTUNITY (5,330 SQ Ft)

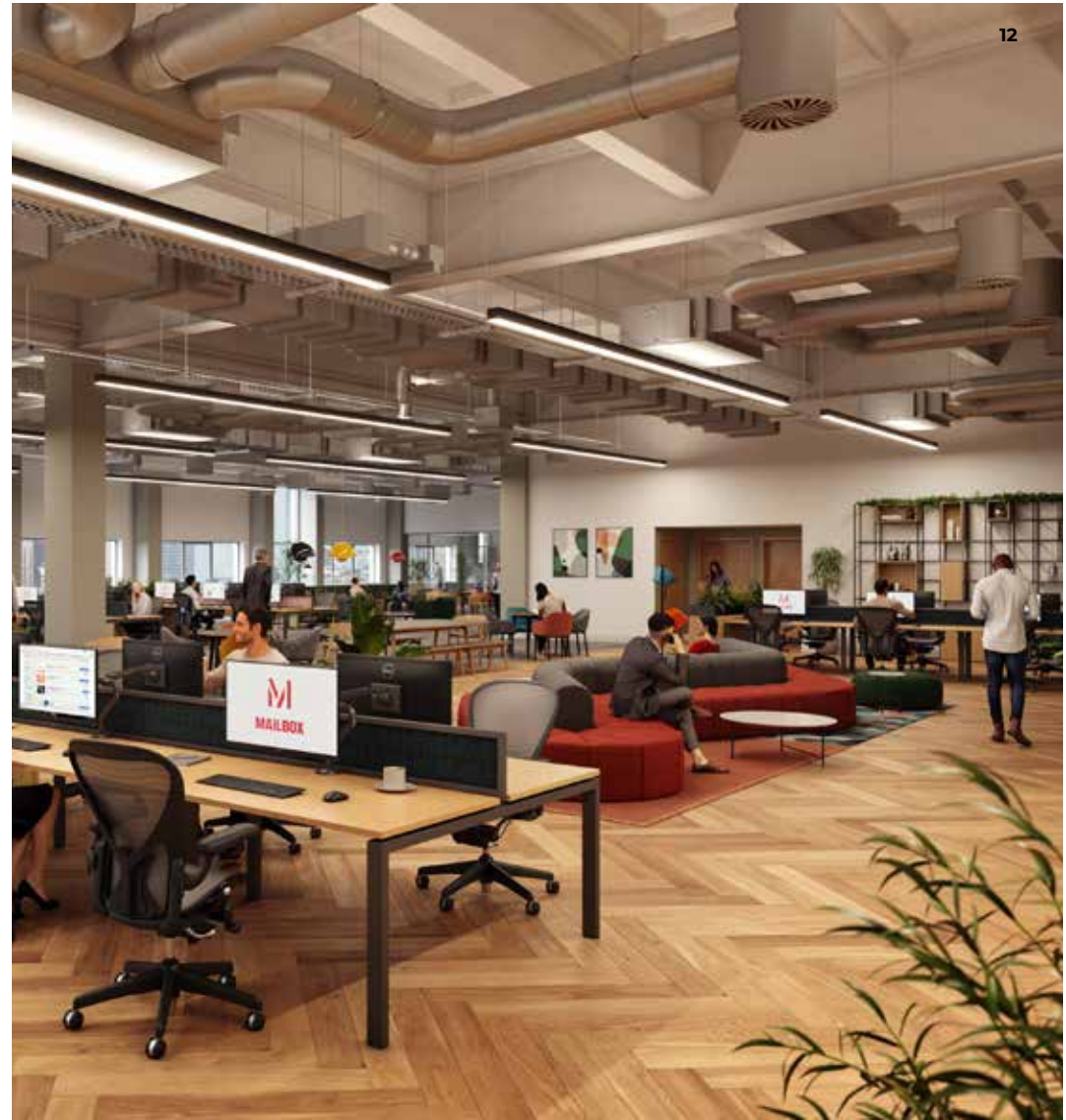


SPACES CO-WORKING – COMING Q1 2022

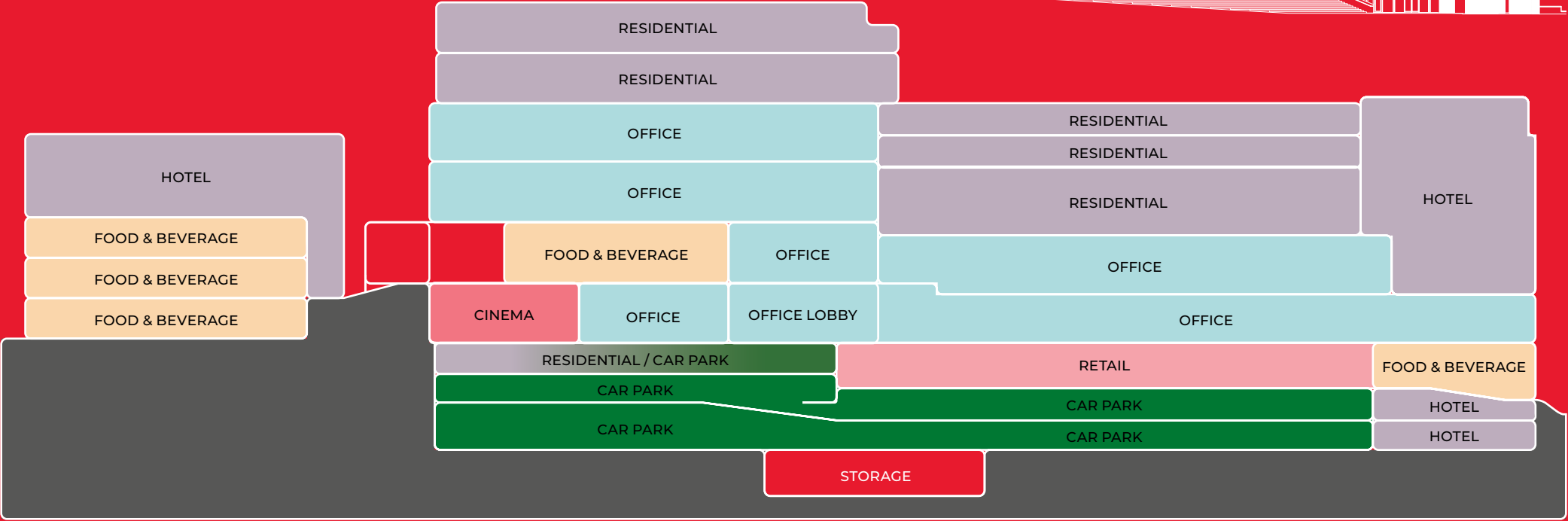
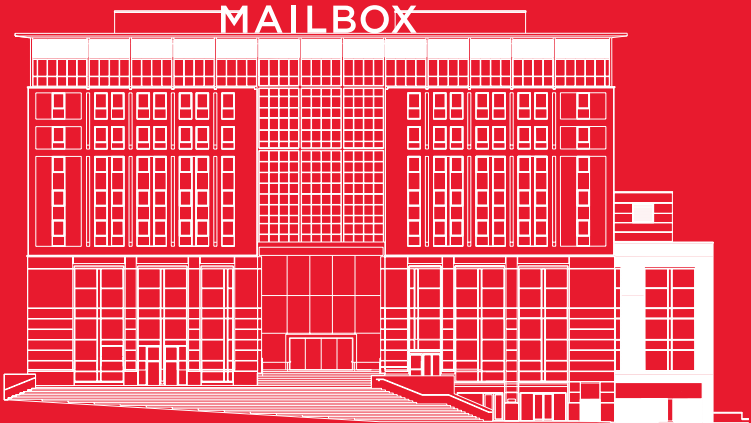


LEVEL 7

— OFFICE OPPORTUNITY
(C. 8,700 SQ FT)



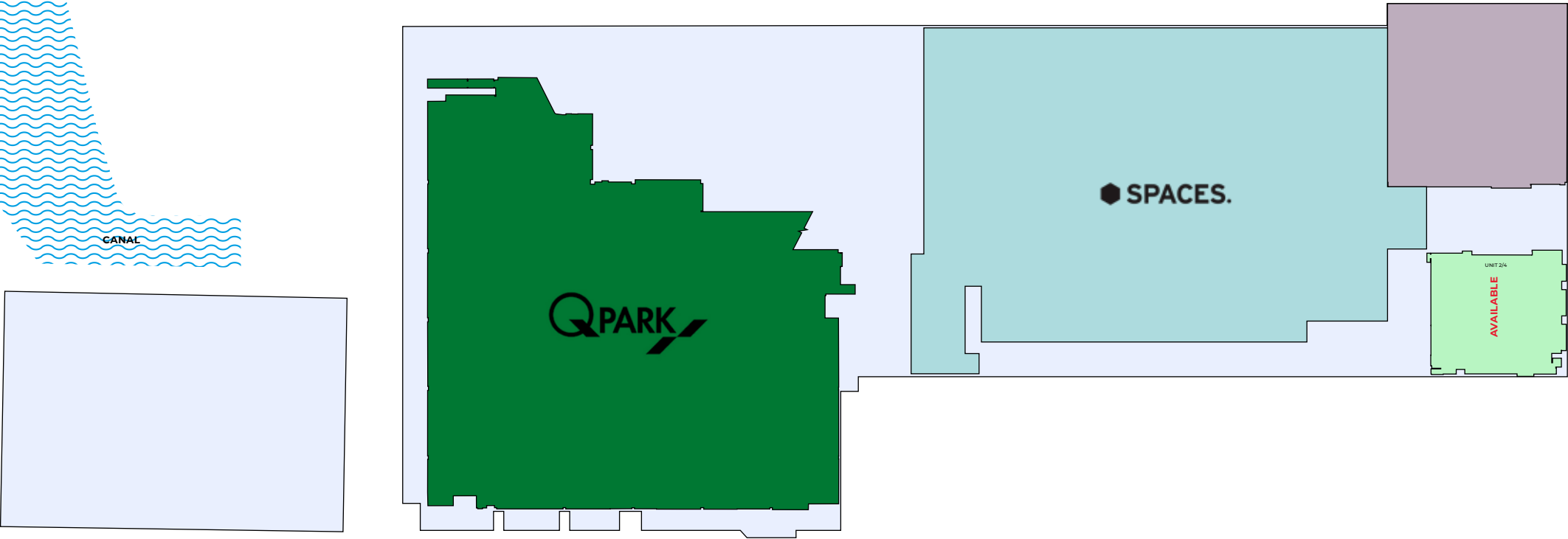
ELEVATIONS



LEVEL ONE

Floor Plans

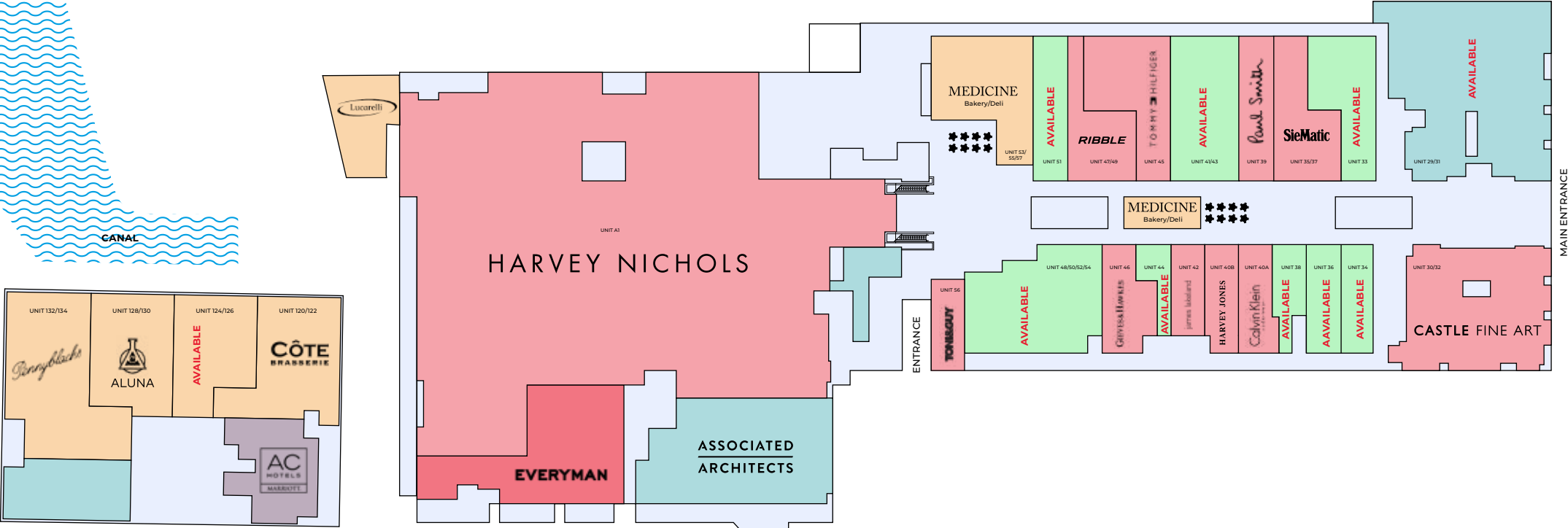
- OFFICE
- CAR PARK
- RESIDENTIAL
- OPEN USE
(Office / F&B / Retail)



LEVEL TWO

Floor Plans

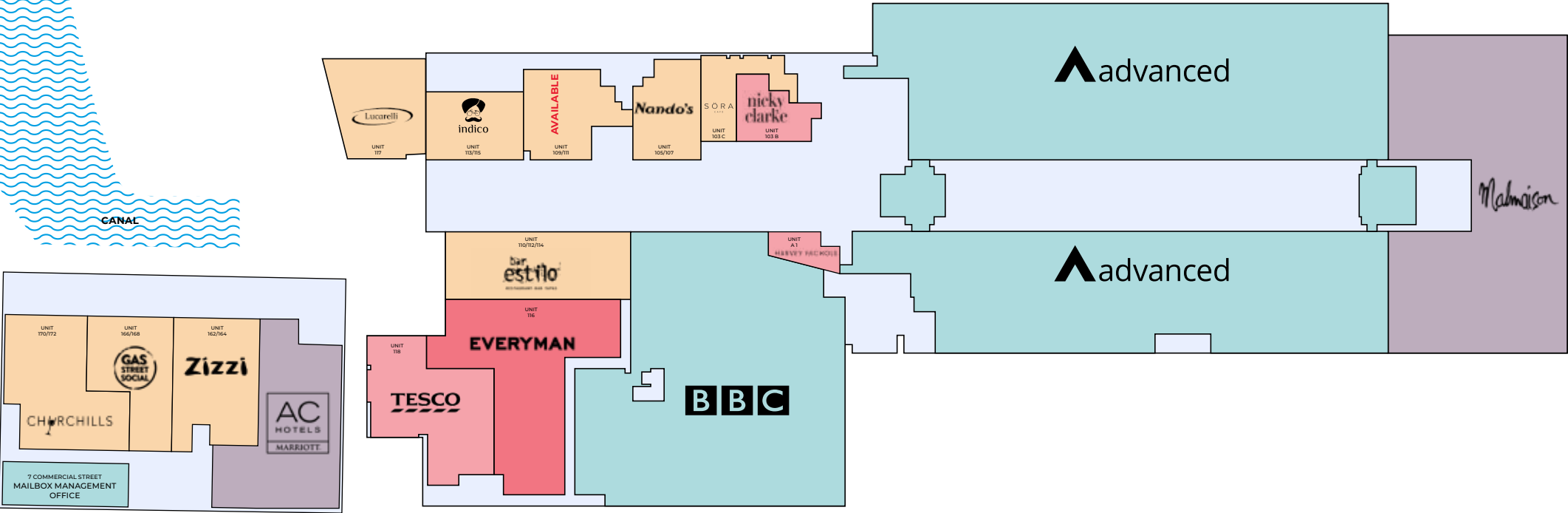
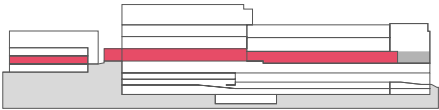
- RETAIL
- OFFICE
- RESIDENTIAL
- CINEMA
- OPEN USE
(Office / F&B / Retail)
- F&B



LEVEL THREE

Floor Plans

- RETAIL
- CINEMA
- F&B
- OFFICE
- RESIDENTIAL
Hotel/Residential Apartments/
Residential Car Park - non-income
producing (sold off on long leaseholds)



LEVEL FOUR

Floor Plans

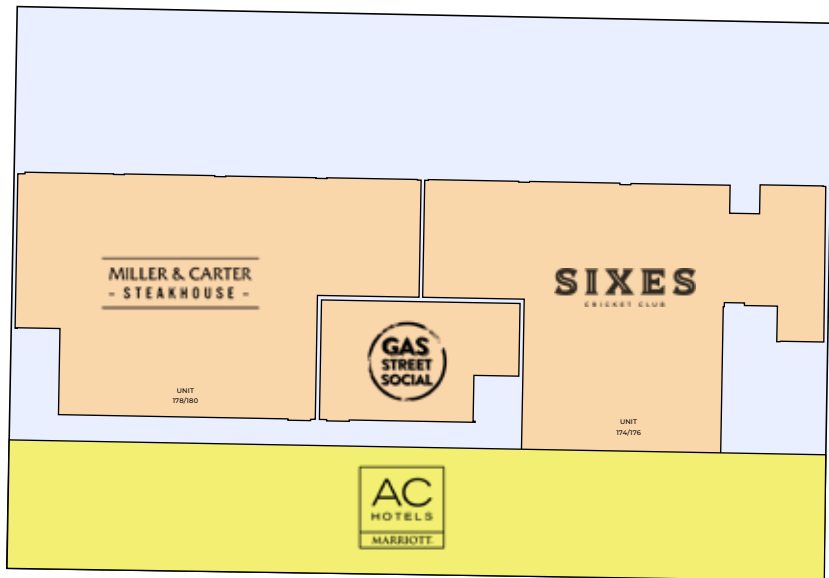


F&B



HOTEL

CANAL

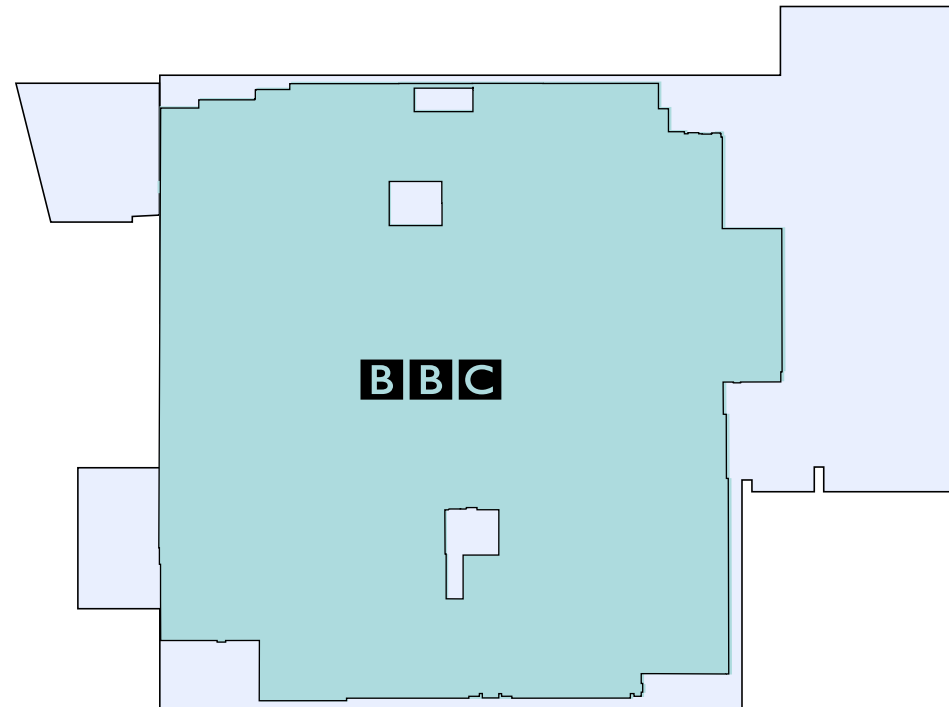
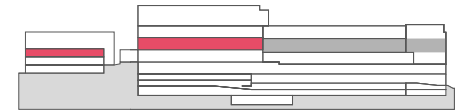


LEVEL FIVE

Floor Plans



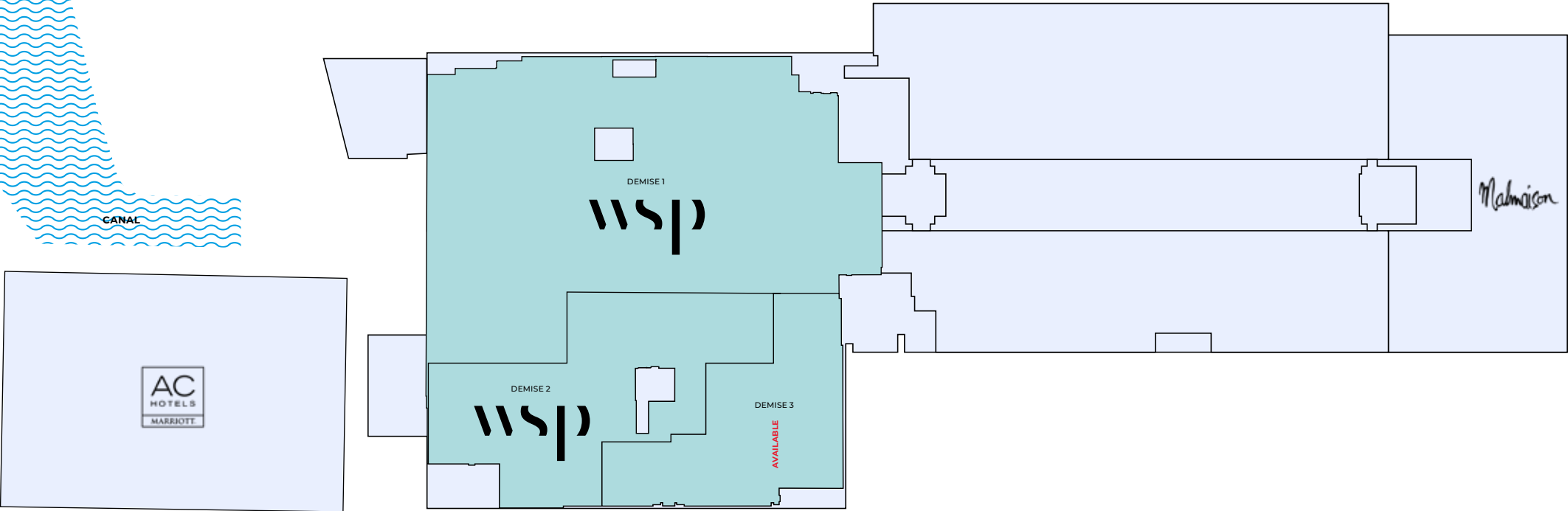
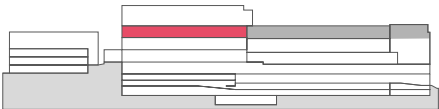
OFFICE



LEVEL SEVEN

Floor Plans

● OFFICE



MAILBOX AVAILABILTY SCHEDULE

— September 2021

LEVEL	UNIT NUMBER	AREA (SQ FT)	AVAILABILITY
LEVEL 1	2/4	5,330	Available
LEVEL 2	29/31	8,708	Under Offer
	33	2383	Available
	34	1150	Available
	36	1229	Available
	38	955	Available
	41/43	3,302	Available
	44	642	Available
	48/50/52/54	4,523	Available
	51	1,636	Under Offer
LEVEL 3	109/111	4,215	Available
CANALSIDE	124/126	3,052	Available
LEVEL 7	100 - Level 7 - Demise 3	8,765	Available



FOR ALL ENQUIRIES PLEASE CONTACT:



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