FRIARGATE
COVENTRY
“Creating a new district for the city.”
Breathing new life and energy into Coventry, Friargate is a major regeneration project being undertaken by Friargate Coventry LLP.

Occupying a strategically important site of 37 acres (15 hectares), linking Coventry Railway Station and the city centre, Friargate is a transformational scheme for Coventry that is set to create up to 15,000 jobs across a range of sectors.

Comprising 3,200,000 sq ft (300,000 m2) of mixed development, Friargate will deliver a total of 25 efficient and sustainable new buildings including 14 Grade A office buildings, two hotels and new residential areas, together with greatly enhanced public realm bringing major improvements to pedestrian access.

The Friargate vision is to deliver a high quality, low carbon development that generates jobs, attracts inward investment and new visitors, creates homes, encourages access to the city centre and brings new life and energy to Coventry.
1. Belgrade Plaza
2. Broadgate Square
3. City Centre South Retail
4. Coventry Cathedral
5. Coventry Transport Museum
6. Coventry University
7. Coventry Council House
8. Coventry University Technology Park
9. Precinct Shopping Area
10. Skydome
11. Severn Trent Water
12. The Herbert Museum
With a vision that extends beyond the boundaries of the site itself, Friargate is a development on a scale not usually seen in UK provincial cities. Friargate will bring considerable physical, economic and social benefits to the city and sub-region. A flagship scheme for the city and a catalyst for further development, it will be instrumental in revitalising the city centre and attracting new businesses to the central business district.

The modern office buildings will be set in high quality landscaped public spaces with new pedestrian routes, a public transport hub, contemporary homes and a vibrant street scene.

Complementing the new retail and leisure quarter being developed in City Centre South, this area is set to provide a new commercial focus for Coventry which in turn, will help to generate economic growth for the region.
COMMERCIAL
14 GRADE A OFFICES

Friargate One

Friargate Two

RESIDENTIAL
Friargate will provide more than 3,200,000 sq ft of mixed use space over 25 buildings and greatly enhanced public realm.

- Up to 2,350,000 sq ft of offices across 14 buildings
- Up to 215,000 sq ft of retail, restaurants and bars
- Up to 450,000 sq ft of hotels in 2 buildings
- Between 250 and 400 residential units
- Up to 110,000 sq ft of other leisure uses
- Creating up to 15,000 jobs
Friargate will help to attract and retain staff, residents and visitors alike to the area.

Designed from the very outset to be much more than just a new office development, Friargate will be a vibrant, accessible and integral new part of the city that generates activity throughout the day and on into the evening.

Friargate will enjoy superb facilities and ready access to the city centre. The high quality office buildings will feature a range of restaurants and shops at ground level, with frontages to Warwick Road and the new public square by the railway station.

With attractive public spaces, new homes, leisure and retail facilities and well-connected public realm, a dedicated management team will provide a safe, secure, well-maintained and friendly environment for all who work, visit or live in Friargate.
Allies and Morrison is an architecture, urbanism and planning practice. The practice designed the Friargate masterplan that gained planning consent and are the architects of the Coventry City Council building - the first to be built on Friargate.

The practice has won 39 RIBA awards and has twice been shortlisted for the Stirling prize, for the Royal Festival Hall in 2008 and New Court Rothschild with OMA in 2012.
Friargate Coventry LLP, the development vehicle for European property investment and development group Cannon Kirk, is working with Coventry City Council on the creation of this high quality and easily accessible new business district – bringing jobs and homes to the city.

The Council was the first to commit to the scheme and it will be relocating to a new £40m flagship building fronting the boulevard. Demolition to clear the site for the 180,000 sq ft (16,722 m²) building started in autumn 2014 with completion scheduled for 2017.

The early commitment by the Council was a stimulus for the wider scheme which has also seen Coventry & Warwickshire Local Enterprise Partnership (CWLEP) secure Regional Growth Funding for the construction of a 100-metre wide bridge deck over the city’s ring road – a vital and integral element of the development that is now complete and has greatly improved permeability and accessibility to the city centre.

Friargate has attracted European funding while Coventry City Council is taking the first office building.
Coventry sits at the very heart of the country.

With over 7 million passengers passing through its doors every year, Coventry is one of the fastest growing railway stations outside of London. The station provides a direct service to London Euston in less than an hour’s journey time and to Birmingham New Street Station – the busiest interchange train station in the UK - in just 21 minutes.

The Friargate development has generated a commitment to upgrade and enhance Coventry railway station, providing greater focus on transport and movement to, from and around the city and will deliver an impressive new gateway for visitors to Coventry.

Visitors arriving at Coventry railway station will be welcomed by a new public square guiding them, via a series of landscaped pedestrian boulevards, through Friargate’s contemporary buildings towards the city’s retail core.

With easy access to the national motorway network and only 10 minutes from Birmingham Airport, all points of the UK and international destinations can be easily reached.
Drive times from Coventry

- Birmingham: 39 minutes
- Milton Keynes: 59 minutes
- London: 2 hours
- Manchester: 2 hours 11 minutes
- Leeds: 2 hours 5 minutes
- Leicester: 36 minutes
- Birmingham Airport: 20 minutes
- East Midlands Airport: 45 minutes

Train times from Coventry

- Virgin / West Coast Main Line: 20 minute service
- Birmingham New Street: 21 minutes
- Milton Keynes: 27 minutes
- London Euston: 1 hour 3 minutes
- Manchester Piccadilly: 2 hours 9 minutes
- Birmingham International: 10 minutes

Direct flight times from Birmingham Airport

- New York: 8 hours
- Dubai: 7 hours
- Zurich: 2 hours
- Edinburgh: 1 hour 15 minutes
- Frankfurt: 1 hour 30 minutes
- Paris: 1 hour 30 minutes
- India: 9 hours 36 minutes
- China: 12 hours 32 minutes
- West Coast USA: 11 hours 13 minutes
The Coventry to Nuneaton (NUCKLE) rail upgrade will improve local accessibility and encourage an increase in train journeys to the city.

Bus and Rail Interchange with a new station entrance on Warwick Road will encourage sustainable travel.

Local businesses and labour will be used in the construction phases, generating employment opportunities and reducing Friargate’s overall environmental impact.

Improved traffic management will relieve congestion on the residential streets close to the train station.
At the forefront of sustainable development, Friargate will provide a new public transport hub.

To encourage sustainable means of travel, a new transport interchange will be provided, linking bus and rail travellers. Wide and accessible pedestrian streets with a central ‘boulevard’ will lead commuters and visitors through the new district and on to the city’s retail core.

Through connection to the city’s low carbon District Heating Network, Friargate will be at the forefront of sustainable commercial accommodation, reducing both the carbon footprint and operating costs for occupiers.

With on-site housing, an effective public transport hub and outstanding pedestrian access, Friargate will be an environment-friendly commercial district.
At the heart of the country and just an hour from London, Coventry is drawing new businesses attracted by its accessibility, skilled workforce and vibrant economy.

At the centre of England, Coventry sits amongst some of the country’s most beautiful countryside and historic towns - Shakespeare’s Stratford-upon-Avon, Warwick with its famous castle and Royal Leamington Spa are all within easy reach.

Home to two well-respected and award-winning universities Warwick (base of Warwick Business School) and Coventry – this is a ‘young’ city that retains qualified graduates, including international students, across a wide range of disciplines. Amongst its population of 330,000, the city has a very skilled work pool of more than 210,000 with an average age of 34 years.

Just an hour from London by direct train, Coventry is drawing visitors and new businesses attracted by the economic benefits, beautiful setting and transformational developments set for the city centre.
10% of all UK automotive jobs are in the area

Over 400 Advanced Manufacturing and Engineering companies employing 15,000 people and investing over £100 million

At the forefront of developing intelligent transport systems and low carbon technologies

Home to 35,000 businesses
A knowledgeable and experienced team has been assembled to take the Friargate project forward.

The Developer
Friargate Coventry LLP (part of the Cannon Kirk Group)

The Architect
Allies and Morrison

Landscape Architect
GROSS.MAX.

Project Managers
Prosurv Consult

One Friargate Contractor
Bowmer & Kirkland

PR & Marketing Consultants
Core

Property Consultants

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