

# Press release

## THB Group to join diverse occupier line-up at 22 Bishopsgate

AXA IM - Real Assets, a global leader in real asset investments and the leading<sup>(1)</sup> real estate portfolio and asset manager in Europe, announces it has let a further 37,000 sq ft of space at its flagship London office development, 22 Bishopsgate, to THB Group ('THB'), an AmWINS Group Company and specialist international (re)insurance broking and risk management group, on a 15 year lease. This letting takes the total pre-let space, including expansion options, at 22 Bishopsgate to around 800,000 sq ft to a diversified mix of occupiers.

THB will move into 22 Bishopsgate in late 2020 and will occupy one and a half floors on the 16<sup>th</sup> and 17<sup>th</sup> levels of the building, with fitting out due to begin soon. The lease will also provide THB with access to the 100,000 sq ft of common amenities, social spaces and services that will be available to occupiers as part of the building's infrastructure. A further 102,000 sq ft of event space, meeting rooms and flexible workspace are also on offer following the recent lease to Convene. THB placed value on these shared amenities and facilities allowing them to leverage their planned growth and give them additional flexibility – as well as a high focus on their staff environment.

**THB Group CEO and AmWINS International President, Frank Murphy, said:** "THB/AmWINS' move to 22 Bishopsgate signals the start of a new era for us. Our recent recognition as Broker of the Year and our consistent financial results demonstrate our strength, stability and expertise. A state-of-the-art office in one of the City's most exciting and futuristic real estate projects reflects THB/AmWINS' commitment to the London insurance market and our collective ambition for the future."

**Harry Badham, Head of UK Development at AXA IM - Real Assets, added:** "THB Group's commitment to take space at the building, during an exciting period for the business, serves as another endorsement of how the quality of space and the people-focused facilities and amenities on offer at 22 Bishopsgate can support a business' growth ambitions. As we move towards the next phase of our leasing campaign, we continue to be encouraged by the diverse occupier base that the building continues to attract from across London and we look forward to announcing further leases in the coming months."

22 Bishopsgate, designed by PLP Architecture, is a new people-focused workplace destination, which will be Europe's first vertical village, and is expected to accommodate a community of up to 12,000 occupiers and visitors. 22 Bishopsgate's central themes of wellbeing and community aim to allow occupiers to benefit from the direct correlation between happiness at work and quality of workplace with increasing an individual's productivity and creativity. It has been designed to put user experience and human interaction at the centre of its offer and will be the first major London building to embody the structural and cultural shifts in how people work and live, as well as being the first building in the UK to apply for the WELL Building Standard.

Amenities central to the offering at 22 Bishopsgate include a gym with climbing windows 125 metres above ground, a wellbeing retreat on Level 41, and London's largest cycle park. A 20,000 sq ft area of food and dining space, known as The Market, will be provided for occupiers on level two and managed by grassroots talent of the food and beverage industry, Rhubarb and Young

British Foodies. Additionally, 22 Bishopsgate will offer a members' club on level 57, and a restaurant and bar on floors 59-60. When it opens in 2020, 22 Bishopsgate will also be home to London's highest free public viewing gallery on Level 58, and a curated art walk on the ground floor.

AXA IM - Real Assets is developing 22 Bishopsgate on behalf of an international consortium of investors, with Lipton Rogers Developments retained as developer.

THB was represented by Haggie Partners and 22 Bishopsgate was represented by CBRE and JLL.

– ENDS –

1 Source: INREV/ANREV Fund Manager Survey – May 2019 – in terms of assets under management

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### About AXA Investment Managers

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<sup>1</sup> Source: AXA IM unaudited data

<sup>2</sup> Source: AXA IM - Real Assets' unaudited data

<sup>3</sup> Source: INREV/ANREV Fund Manager Survey – May 2019 – in terms of assets under management

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