


- 37° 40' 54.9576", 176° 10' 11.07596"

# Northern Quarter





# Transform. Shape. Create.

Transforming the CBD, Shaping new workplaces and Creating a community where residents, visitors and employees have everything they need in one place.





Boasting 5,500sqm of new and innovative office and hospitality space that connects you to the waterfront, safe undercroft parking, including bike spaces and end of trip facilities is only part of the appeal of the Northern Quarter.

Architecturally designed focussing on natural light and connectivity, the Northern Quarter has everything you need in an office space. Aiming for 5-star Green Star rating highlights the thought and detail gone into this project and we can't wait for you to experience what we have created for you.

# Northern Quarter

JWL Investment Trust

Cityside  
Business Village  
JWL Investment Trust

Bus Station

Wharf Street

The Strand

The Reserve  
JWL Investment Trust

The Lofts  
JWL Investment Trust

Mt Maunganui  
Mauao

Tauranga Port

Harbour Bridge



# Design

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It is rare within the CBD to be able to re-develop a whole city block with Four main street frontages. Naturally, urban design integration into the city is paramount and has a direct influence on the best design solution.



Given the site context and location within the city centre, this development is situated central to various amenities which are appropriate for the proposed office and hospitality use. It is well connected to transport networks, primary movement corridors, recreation and amenities.

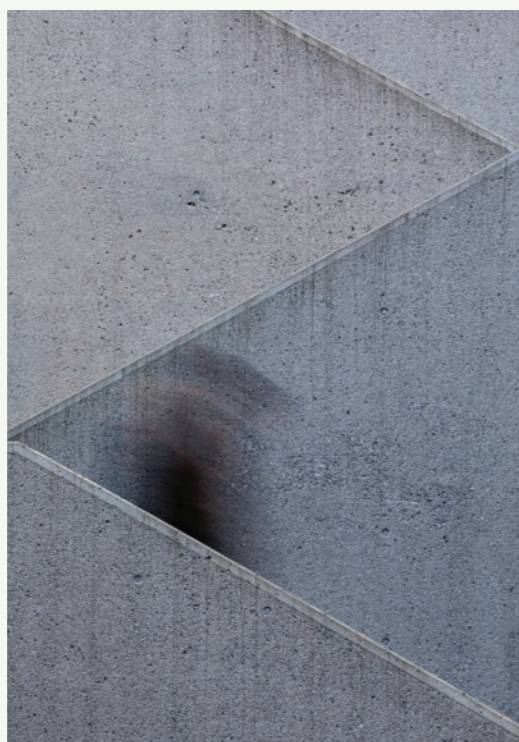


## We're chasing 5 Star Green Star

The Northern Quarter Team is working hard towards a 5 Star Green Star rating. There is a lot to consider when it comes to creating healthy, sustainable spaces. Green Star takes a holistic approach, considering not just direct environmental impacts like materials or water use, but broader transport, indoor environment quality, and management operations of a project.

### Typical Green Star features

- High-quality workplace
- EV Charging
- End of trip facilities
- Solar panels
- Low VOC materials and finishes
- Low-E double glazing
- Automated LED lighting
- Low flow fittings and rain water harvesting
- Electrical submetering to measure and monitor
- Low carbon concrete
- Extensive landscaping



# Hospitality Space

Become a part of a new social landscape at the heart of Tauranga's CBD. The Northern Quarter is a brand new, sustainable certified building located on The Strand. A unique opportunity is available for a trendy, stylish dining experience that will have the advantage of a highly desirable central location. Your business will be set up for success with the building architected to be visible to and from the outside world. With multiple lanes through different entry points, The Northern Quarter is positioned to be the most accessible and permeable building in Tauranga.





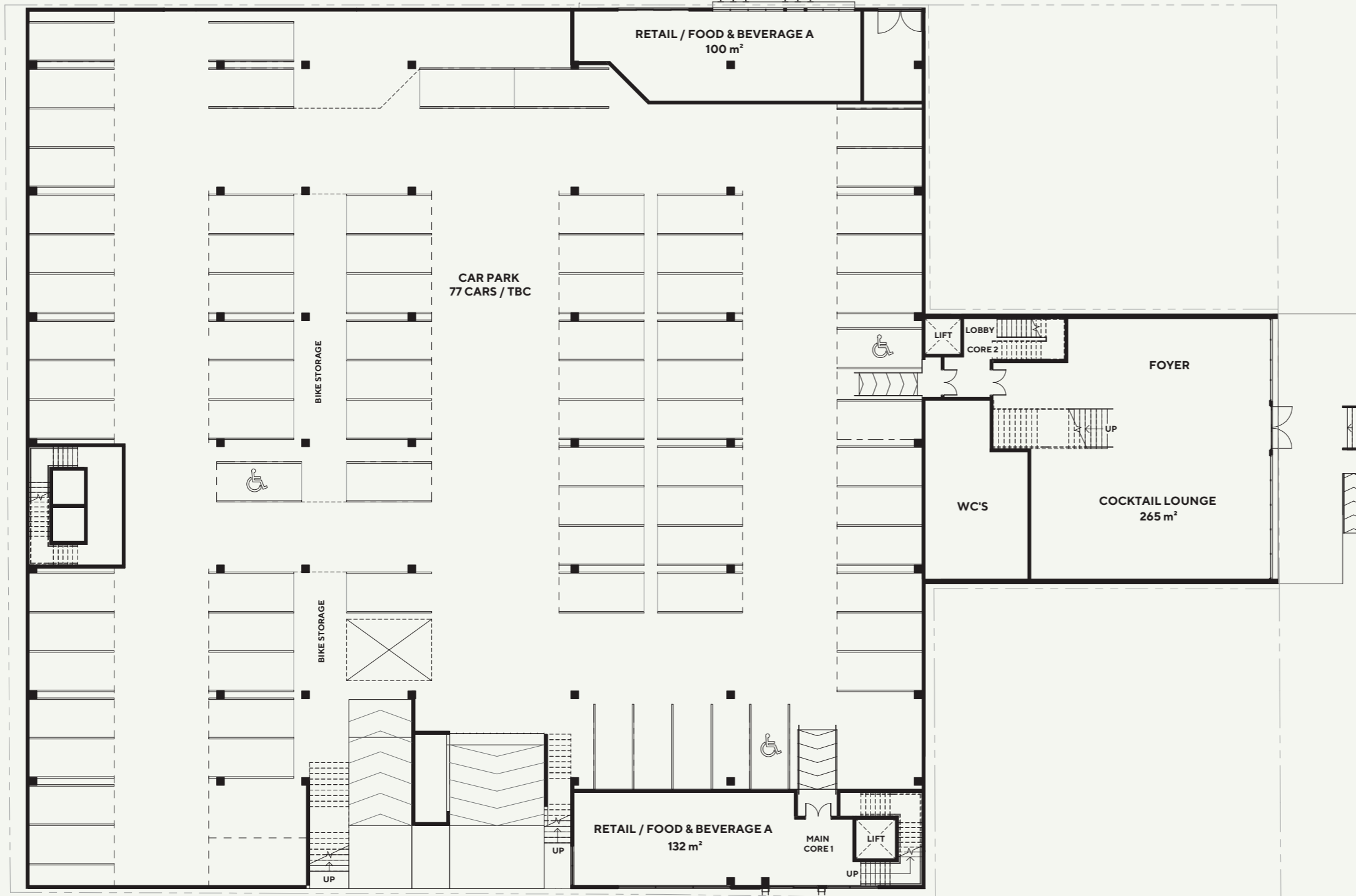
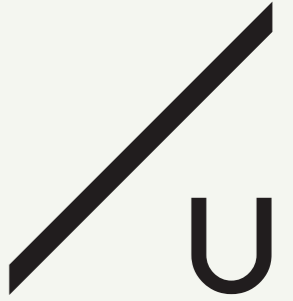


## Office Space

“You don’t build a business, you build people, and then the people build the business”. How can you increase productivity, reduce staff turnover and create a happier, healthier more collaborative work environment? You put your people in a space that nurtures their fundamental needs. The Northern Quarter presents a unique opportunity to do just that with an office space which will be at the heart of Tauranga’s CBD, with luxurious harbour views in a modern, sustainable conscious building.

# FLOOR PLANS

# UNDERCROFT



UNDERCROFT LEVEL

## LEASABLE SPACE

### RETAIL / FOOD & BEVERAGE A

SIZE 100M2

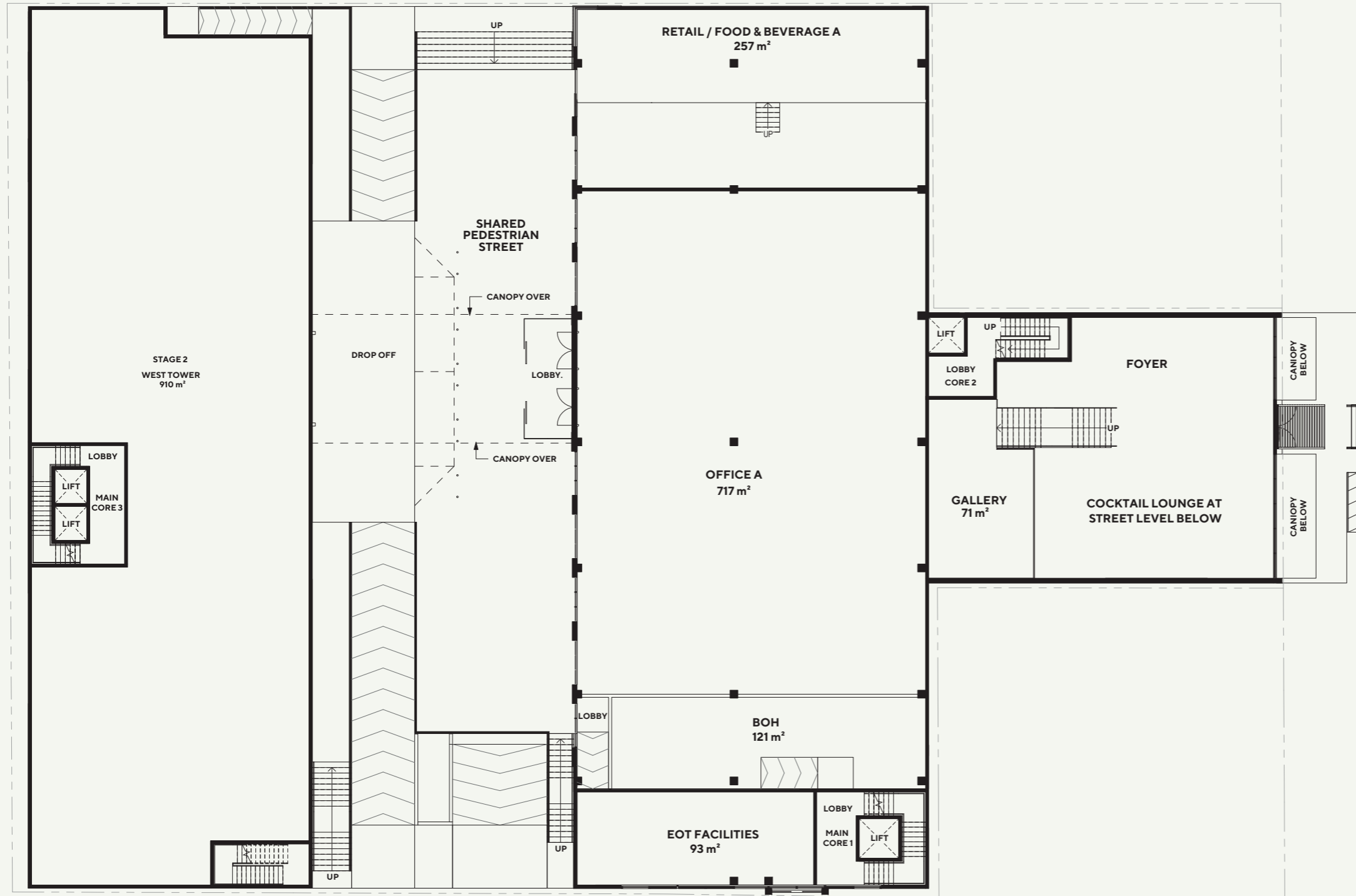
### RETAIL / FOOD & BEVERAGE B

SIZE 132M2

### COCKTAIL LOUNGE

SIZE 265M2

# GROUND LEVEL



GROUND LEVEL

## LEASABLE SPACE

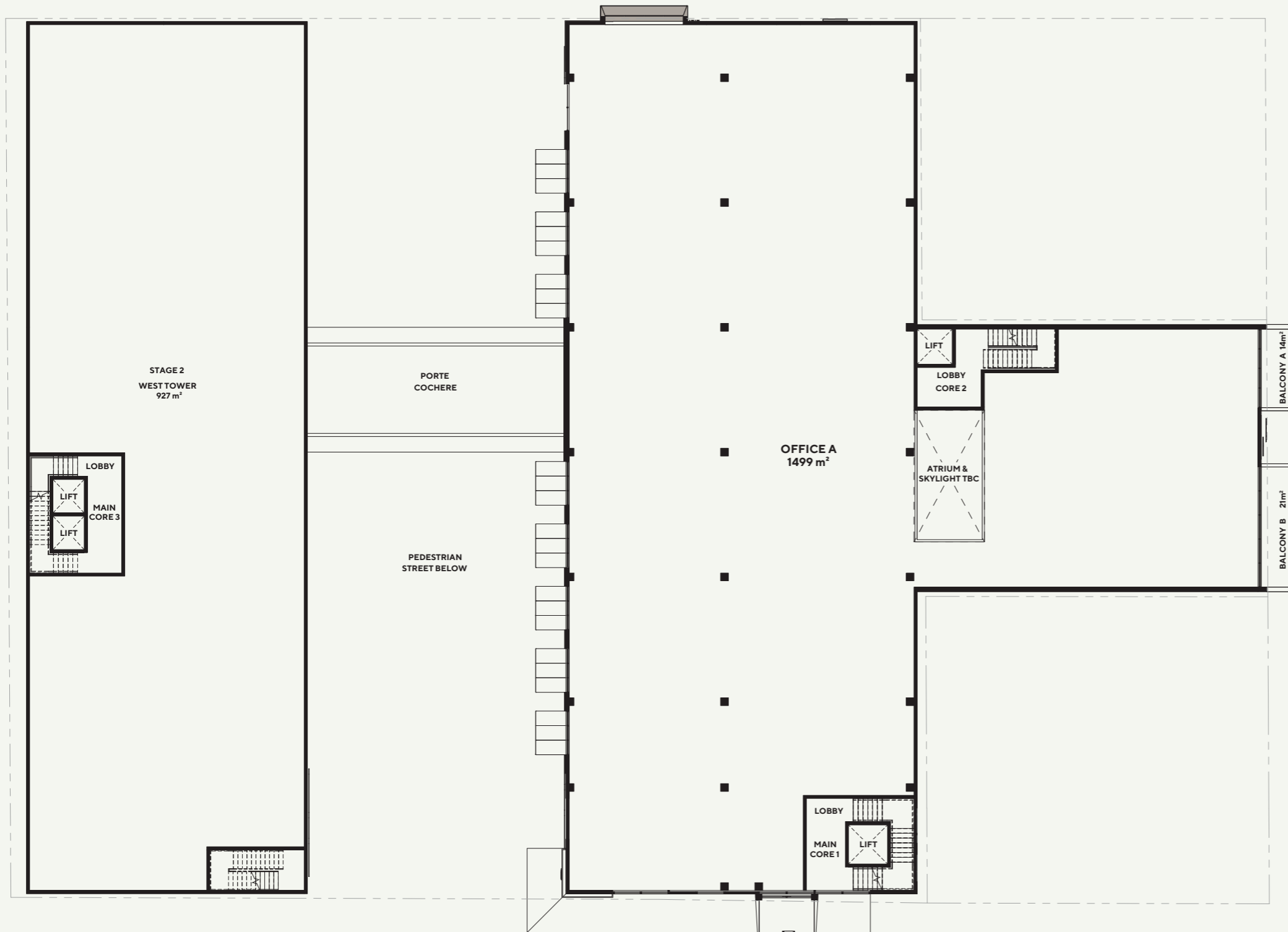
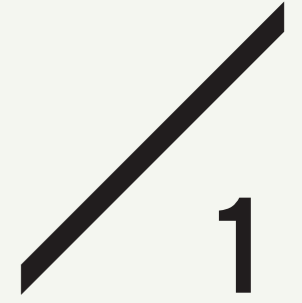
### RETAIL / FOOD & BEVERAGE A

SIZE 257M2

### OFFICE A

SIZE 717M2

# LEVEL ONE

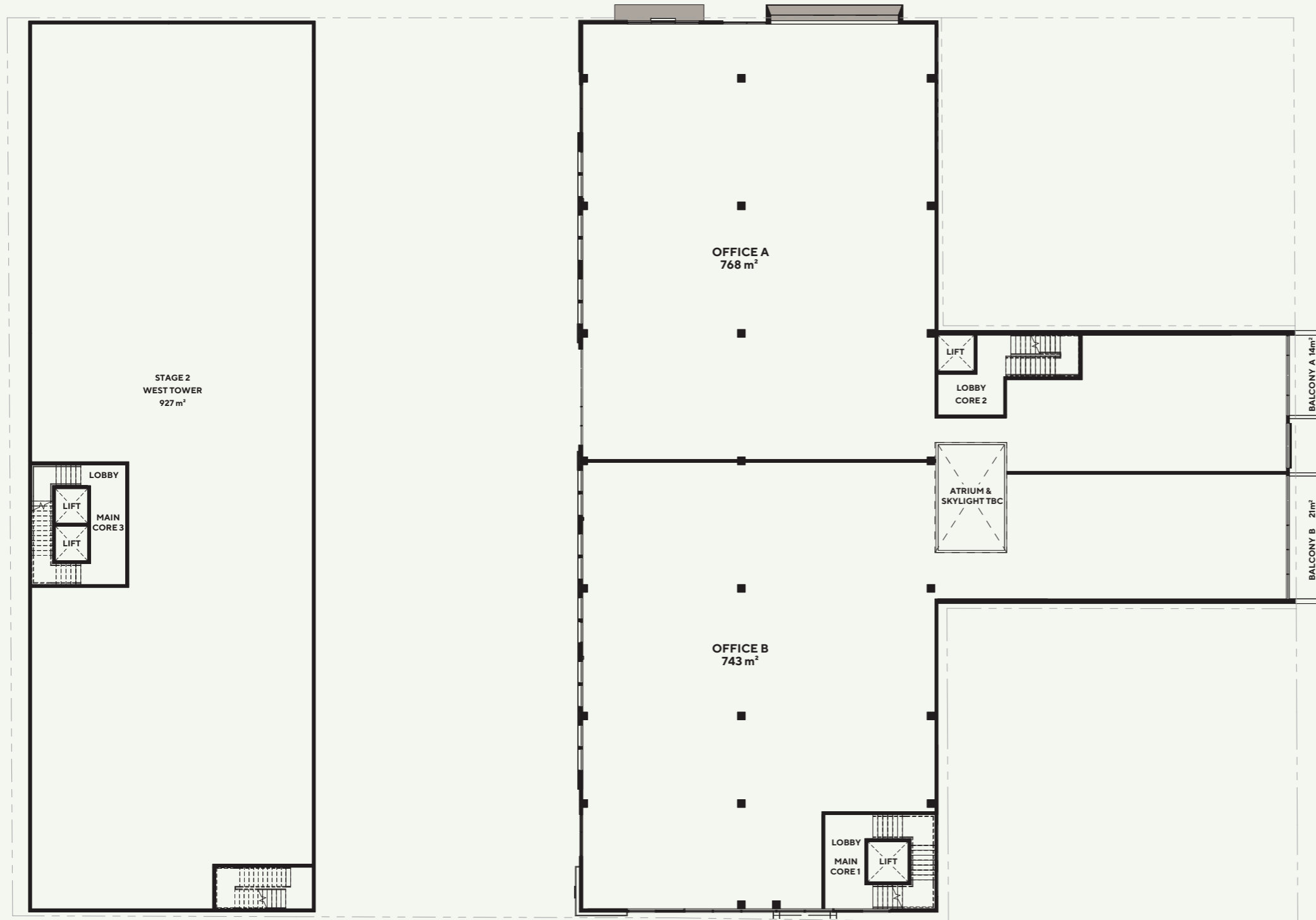


LEVEL ONE  
**LEASABLE SPACE**

**OFFICE A**

<b>SIZE</b>	1499M2
<b>BALCONY A</b>	14M2
<b>BALCONY B</b>	21M2

# LEVEL TWO



## LEVEL TWO LEASABLE SPACE

### OFFICE A

SIZE 769M2

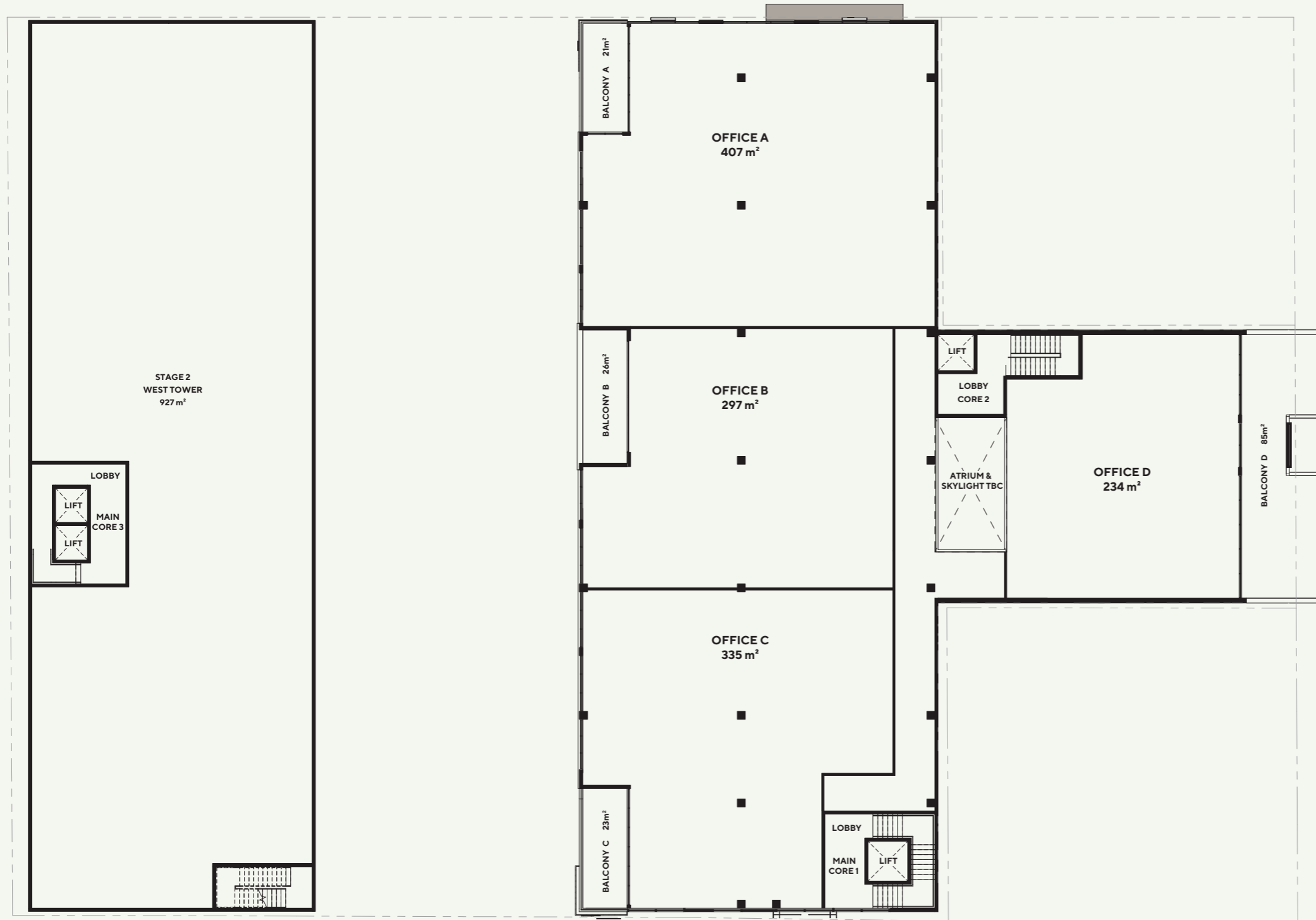
BALCONY 14M2

### OFFICE B

SIZE 743M2

BALCONY 21M2

# LEVEL THREE



## LEVEL THREE LEASABLE SPACE

### OFFICE A

SIZE	407M2
BALCONY	21M2

### OFFICE B

SIZE	297M2
BALCONY	26M2

### OFFICE C

SIZE	335M2
BALCONY	23M2

### OFFICE D

SIZE	234M2
BALCONY	85M2

# Enquire

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If you require any further information email:

[info@jwlinvestments.co.nz](mailto:info@jwlinvestments.co.nz)





