

Riverside

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bruntwood



An urban oasis

Nestled on the banks of the River Irwell and neighbouring Spinningfields, Manchester's premium shopping and dining destination, Riverside is the perfect place to work and play.

Riverside's campus-like cluster of four buildings boast striking modernist architecture, with bright and spacious interiors. Here, you'll be in the heart of the concrete jungle, whilst having one and half acres of green sanctuary to enjoy, including a private courtyard with water features, sculptures and timber decking.





A refreshed space, made for growth

In 2024, we finished refreshing the reception area at Riverside and bringing something brand new and exciting to the space. We focused on adding style and modernity, delivering an unrivalled space that helps businesses and their people grow.

As part of the works, we improved the arrival experience internally and externally, breathing life into the space and making it a more exciting place to walk into. Alongside this, we added a coworking space and tea station as well as comfortable breakout areas, an enhanced meeting room and a new podcast recording studio, too.



New for
2025





Riverside

Make a connection and join our community

Make new connections with free access to events at Riverside and neighbouring Bruntwood buildings.

For colleagues, work-life balance is easy with the on-site, award-winning FORM gym studio and our very own wellbeing programme.

And the best bit? You can make the most of the summer weekdays with our outdoor community events, or by grabbing an ice cream to eat on the river bank.

On site, Caffe Nero delight customers with exceptional Italian coffee and hot drinks, alongside delicious breakfast and lunch options. Indulge your sweet tooth with tempting treats, too. The ideal added benefit to your workday.



On-site parking



Discounted FORM classes



Bike racks



Showers



Outdoor seating & workspace within a private courtyard



A tranquil haven in the heart of the city

At Riverside, customers can enjoy an expansive courtyard space fitted out with plenty of sitting space with a focus on peace and tranquility.

This space is a break from the hustle and bustle of the city centre, making it perfect for lunch breaks or those outdoor meetings in the summer time. With green areas, fountains and more, the courtyard at Riverside is ready and waiting for you to enjoy.

Alongside this, we regular host customer events in the courtyard as part of our dedication to our building communities and providing those extra benefits to our customers' workdays.



Local amenities

There's no shortage of amenities to enjoy at Riverside. Deansgate and Spinningfields are just a stone's throw away, with ample opportunities for shopping, eating and drinking.

From 20 Stories and Wagamama to the acclaimed Menagerie and Australasia restaurants, you have your pick of top-notch places to dine out, and an on-site Caffè Nero, Burgundi Barbers and a Tesco Express, provides a handy place to pick up your groceries.

The 5-star Lowry Hotel is directly adjacent with its own restaurant and spa facilities, plus the stunning Trinity Bridge spanning the River Irwell provides an easy pedestrian link to Deansgate.

Culture vultures can enjoy the People's History Museum just across the road, and the gothic splendour of the John Ryland's Library just a few minutes away.



Eating & Drinking

- 1 Australasia
- 2 Gaucho
- 3 The Oast House
- 4 The Ivy Manchester
- 5 20 Stories
- 6 Hawksmoor
- 7 Starbucks
- 8 Menagerie
- 9 Caffè Nero
- 10 Foodwell

Shopping & Leisure

- 1 People's History Museum
- 2 Harvey Nichols
- 3 M&S Foodhall
- 4 Flannels
- 5 Tesco Express
- 6 Albert Hall
- 7 Hilton
- 8 Radisson Blu Edwardian
- 9 Sainsbury's
- 10 NCP multi-storey car park



Salford Central Station
5 min



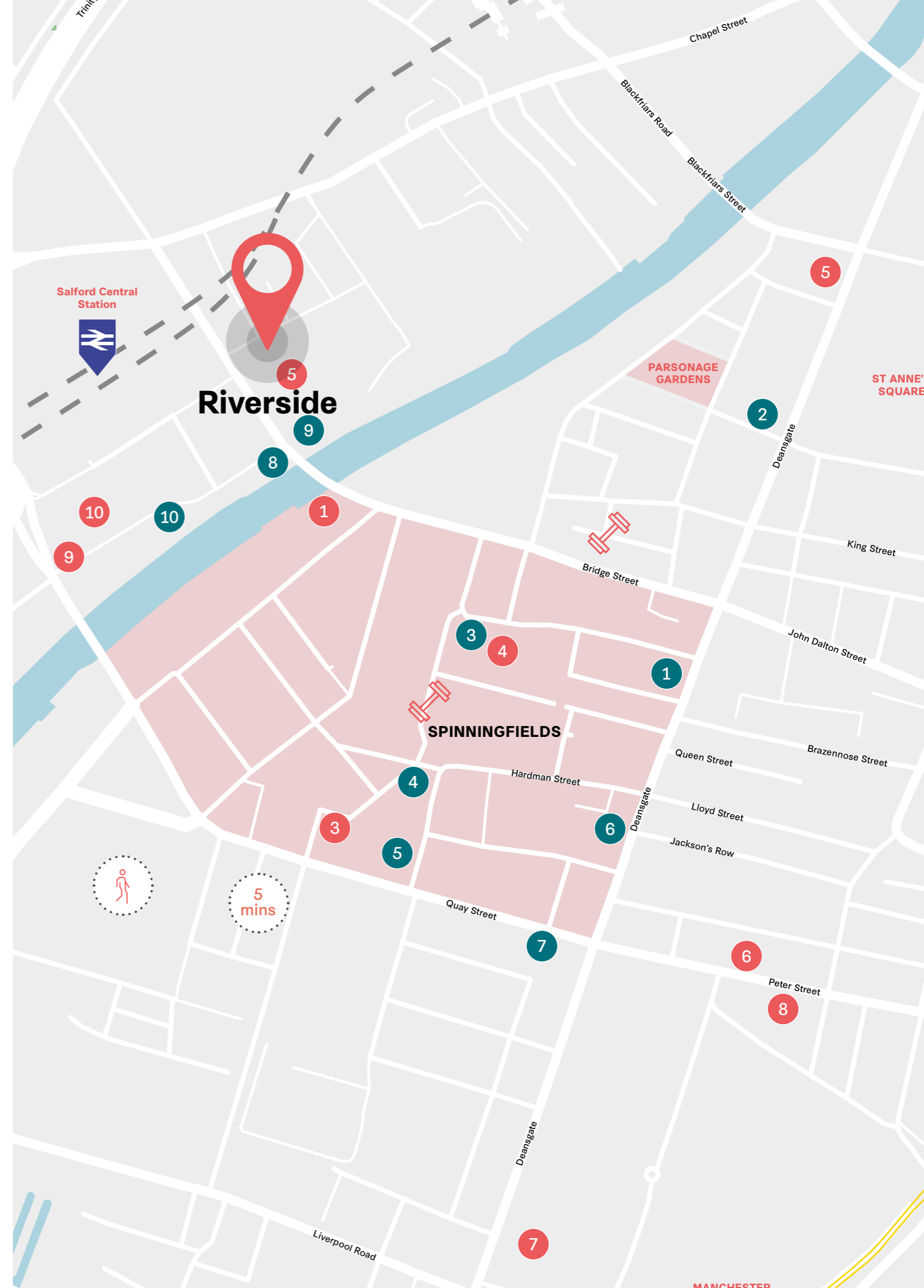
St Peter's Square
10 min



Spinningfields
5 min



Exchange Square
10 min



Prioritise your work-life balance

With bike storage, showers, towels, hair dryers, hair straighteners and drying facilities available at Riverside, you'll have all the tools at your disposal for active commuting and achieving a better work-life balance.

In the summer months you'll find post-work HIIT and yoga sessions to join in the courtyard.

Or, you might choose to work out in the award-winning gym studio FORM, who offer group or 1-1 personal training sessions, as well as outdoor classes for Riverside residents. In need of some TLC? Then pop over to BODE clinic, our on-site customers offering physiotherapy, or check out our wellness programme for tips and workshops on all things mental, physical and emotional wellbeing.

There's also bike storage, showers, towels, hair driers and straighteners plus clothes drying facilities so you'll have all the tools at your disposal for active commuting.



Showers and changing facilities



FORM Classes*



Bike racks



Community events



An exclusive discount of 25% off RESET by FORM for all customers*



Leased Offices

Our leased offices are for companies that want to personally build a work environment in their own image.

We provide the space and a place in the Bruntwood community, but the rest is completely down to you. It's a blank canvas for your business, ready to customise to your liking.

Lease to any size and scale up or down with flexible contracts. Bring your own furniture. Manage your own bill payments. Brand your surroundings as you see fit. If preferred, we'll add an end-to-end design and fit-out service, led by the Bruntwood team.

What's included:

Furnished or unfurnished private office for you to customise

24/7 building access

Use of communal business lounge

Shower and cycle store

25% off meeting room bookings for any Bruntwood venue

Access to the Bruntwood customer app

Optional design and fit-out services

Key features



Flexible contract



Design your own space



Your own, private office



Made and Managed

Simply give us the go-ahead, and we'll handle the design, creation, and management of a fully-equipped office tailored to your specifications, allowing you to concentrate on what you love.

Our Made & Managed payment plan includes everything - from bills and cleaning to furnishing and more - all bundled into a single monthly fee.

You can also customise the entire package. We begin with a basic offer that includes rent and fit-out, but we can expand from there. Just choose the size, décor, and any essential requirements. This is an ideal solution for project teams and growing companies seeking a streamlined approach.

What's included:

Private bespoke offices designed and managed by us

Customisable monthly fee covering rent, fit out and more with no upfront costs

In-house design team offering comprehensive services

Managed services that includes Wi-Fi, daily cleaning and telephone answering service

24/7 building access


Use of communal business lounge


Free access to gym, showers and changing rooms


25% off meeting room bookings for any Bruntwood venue

Access to the Bruntwood customer app

Key features

 Customisable contract

 Choose fit-out

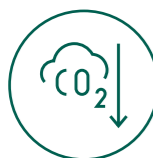
 In-house design team

At Bruntwood, we work to create thriving cities

Recognising the urgency of the climate crisis, and driven to create change from within the commercial property sector, we're committed to developing a sustainable and fair future for our communities by reinventing with the planet in mind.

We'll be operating at net zero in the spaces that we control by 2030 - but we know that it's what we do in the immediate future that really matters.

We're embedding sustainability across all of our operations - including three key areas that impact our customers:



Upgrading existing buildings
- for instance, by changing gas-fuelled boilers to air source heat pumps, which release less carbon emissions.



Creating new, net zero buildings
- our new buildings are net zero in construction and operation (in common areas), and don't use fossil fuels to provide heating and hot water.



Recommending sustainable interior design options - from carpets to lighting, our team can suggest environmentally friendly design choices that match your budget.

View our
Sustainability
Brochure



Click or
scan

It's impossible to summarise all of our sustainability actions, goals and success stories into a few short paragraphs, so we invite you to dive deeper into our work by taking a look at our additional resources:

[Visit our Sustainability page](#) →

[Download Net Zero Pathway](#) ↓

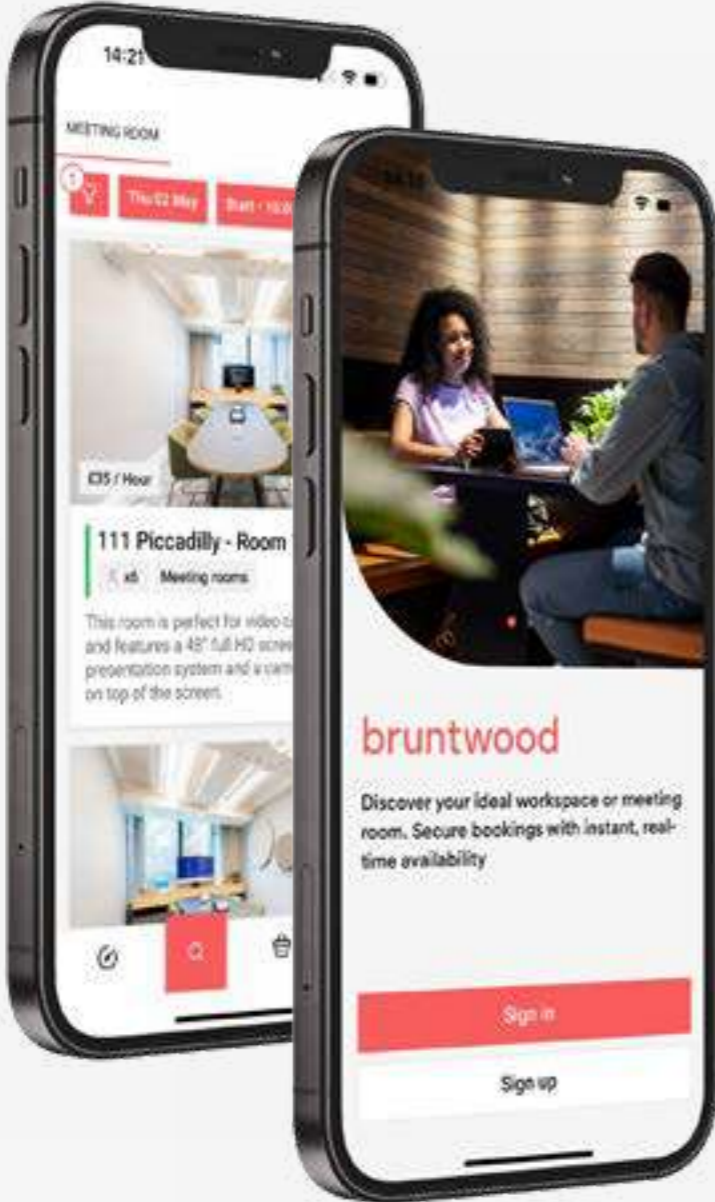
To power more of our spaces with renewable energy, we've purchased an industry-first **42.4%** stake in Kirk Hill wind farm, based in Ayrshire, Scotland. Electricity created by the wind farm will be allocated to our offices, serviced spaces, and common areas*, a significant milestone on our path to net zero.

*Where we get our electricity from the National Grid.



Download the Bruntwood App

Book meeting rooms, RSVP to events, and receive exclusive discounts.



Available on:





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M3 5FS

For more information please
call us or visit the website:

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bruntwood.co.uk/works

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