

## KPMG LLP, 100 Temple Street, Bristol

### Client

KPMG LLP

### Services Provided

Development & Regeneration  
Investment Agency  
Office Agency

### Timescale

1997 – Ongoing  
Architecture

### Alder King Contact



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### The Project

The Alder King department advised KPMG LLP on the acquisition of the former London Life headquarters building at 100 Temple Street, close to Bristol's Temple Meads station. With the subsequent development of the Temple Quay – on the other side of Temple Circus from 100 Temple Street – the Temple Meads area has become the new commercial heart of the city centre.

At the time of the purchase, the building provided 86,000 sq ft with planning consent for two further phases. Alder King provided development consultancy advice on the refurbishment of the existing building and on the construction of the 42,000 sq ft extension.

Meanwhile, Alder King's Office Agency department let the three vacant floors in the existing building and, subsequently, the whole of Phase 2 to Capita Group plc in Bristol's largest office deal in 2002. In 2003, KPMG LLP sold the completed investment for £31.6 million, Alder King having been appointed sole agents.

Alder King is now retained to advise the purchaser and the vendor on the development of the 25,000 sq ft Phase 3.