



Maxim I

maxim  
The ultimate office park

# Maxim > I

6,557m<sup>2</sup> 70,582 sq. ft.

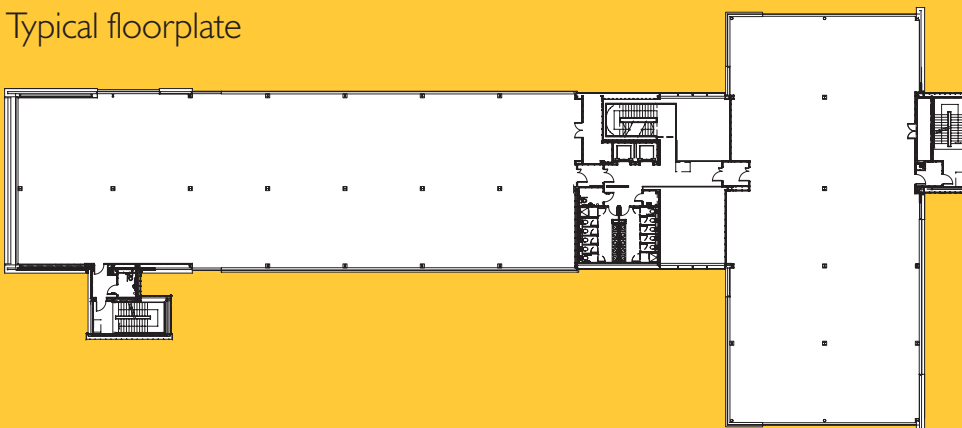
Maxim I is in a prime position, located at the entrance to Maxim, directly opposite the Dakota Hotel.

The building's design and elevation maximise views across the Maxim Office Park to the east. Its slightly elevated position means it offers panoramic views to the west, looking towards Glasgow, while the prime location directly opposite the central Hub building offers close links to the main park facilities.



## Maxim > I

Typical floorplate



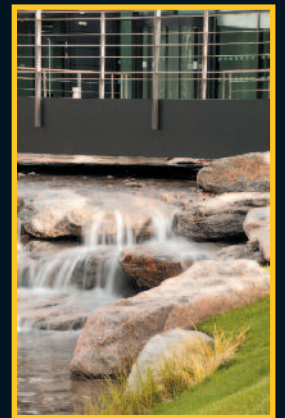
### Building Specification

- 'Very good' BREEAM rating
- 'B' EPC rating
- Stunning atria and entrance areas
- High quality internal finishes
- 2 express 10-person passenger lifts
- Flexible large open-plan floorplates
- 200mm clear void raised access flooring
- Clear floor-to-ceiling height of 2.9m
- VRF comfort cooling and heating
- Lighting designed in accordance with LG7 recommendations
- Male and female toilet facilities and showers
- DDA compliant
- Wi-Fi available in the building reception area and throughout the park
- External and car park CCTV
- 250 car parking spaces

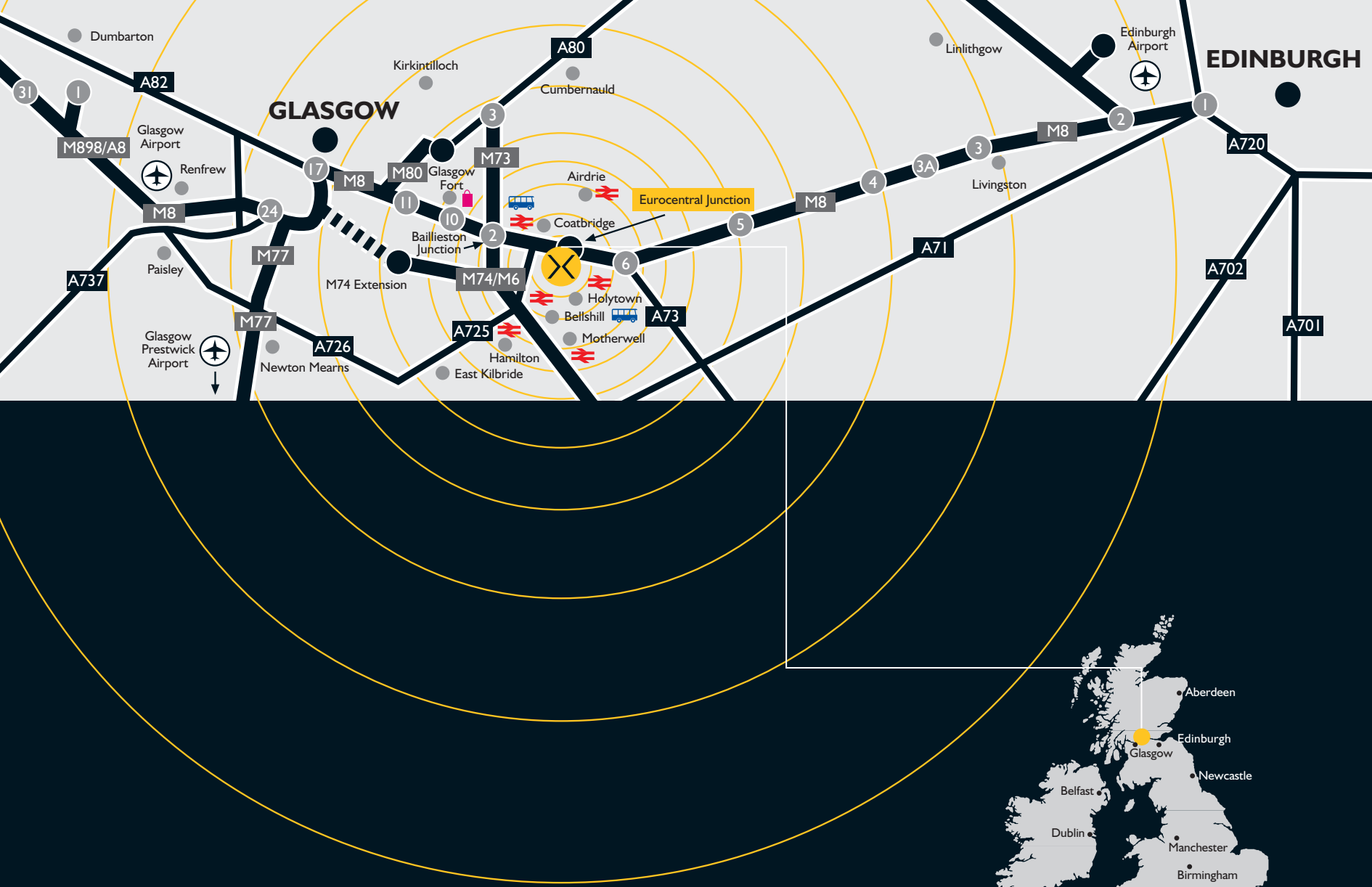
FULL BUILDING SPECIFICATION CAN BE PROVIDED ON REQUEST.

Maxim I	m <sup>2</sup>	sq. ft.
Ground	1607	17294
First (LET)	1616	17399
Second	1616	17391
Third	1718	18498
<b>Total</b>	<b>6557</b>	<b>70582</b>

The building has been designed with sub-divisible floorplates and offers flexible office layouts.



Typical finish



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