

# KEYNSHAM RIVERSIDE UNITS





# SITE LOCATION

1. Temple Street Unit - High Street Frontage
2. Riverside Unit - Facing Riverside Terrace



Temple Street Unit

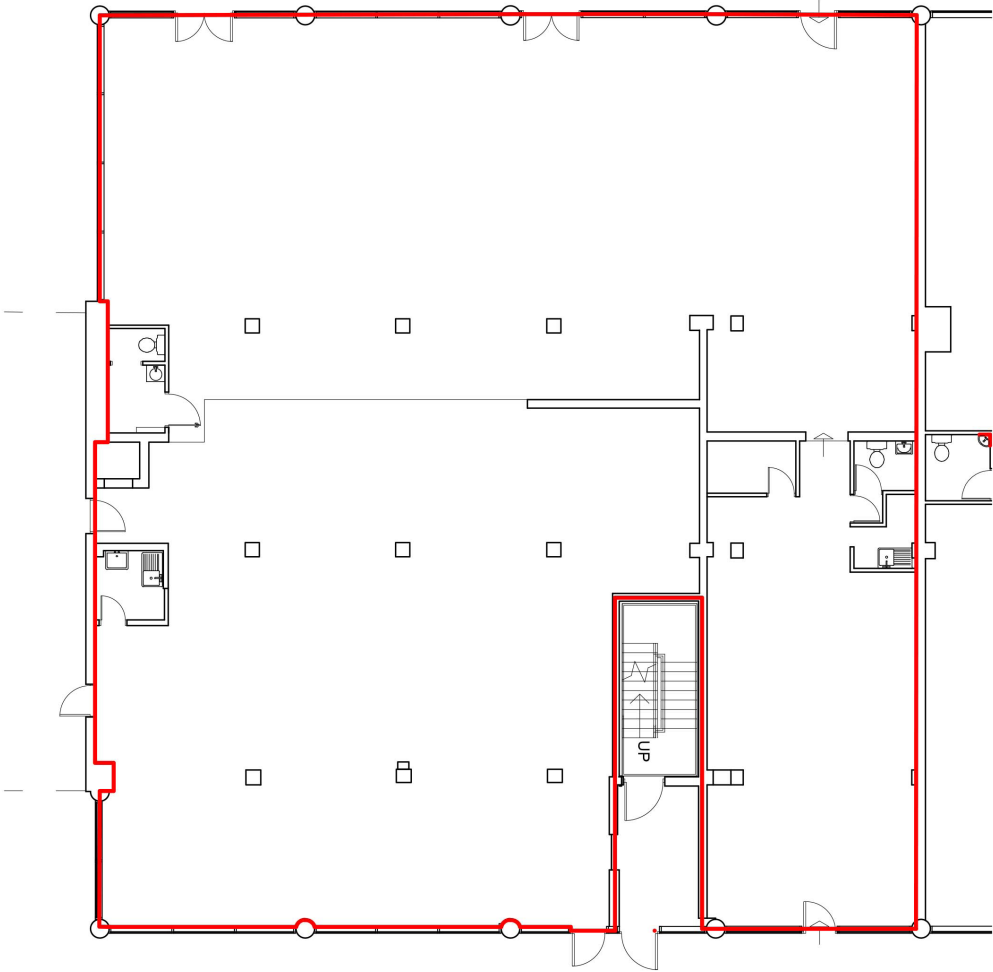
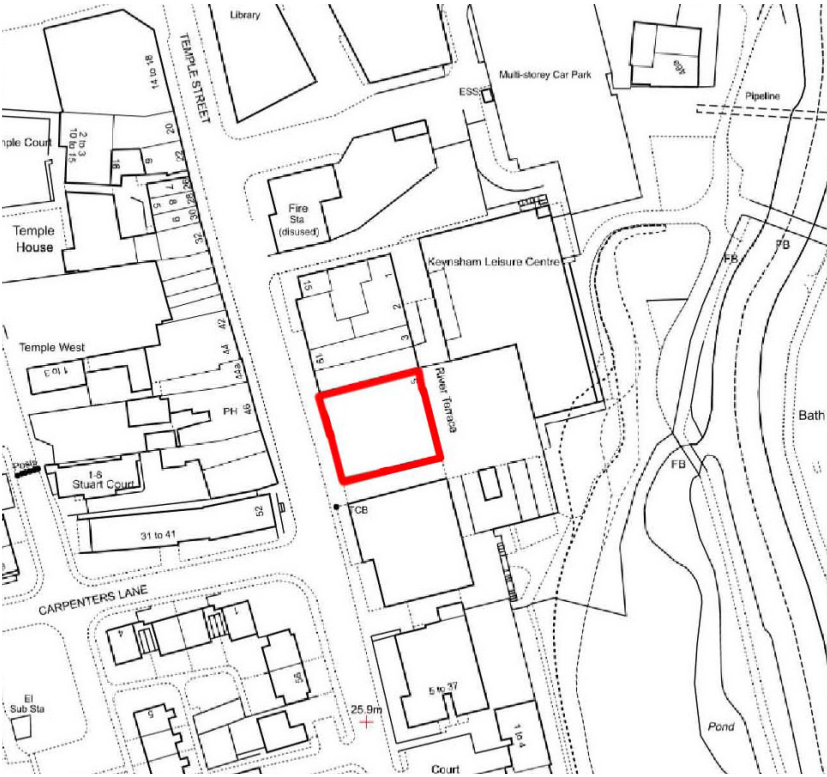


Riverside Unit



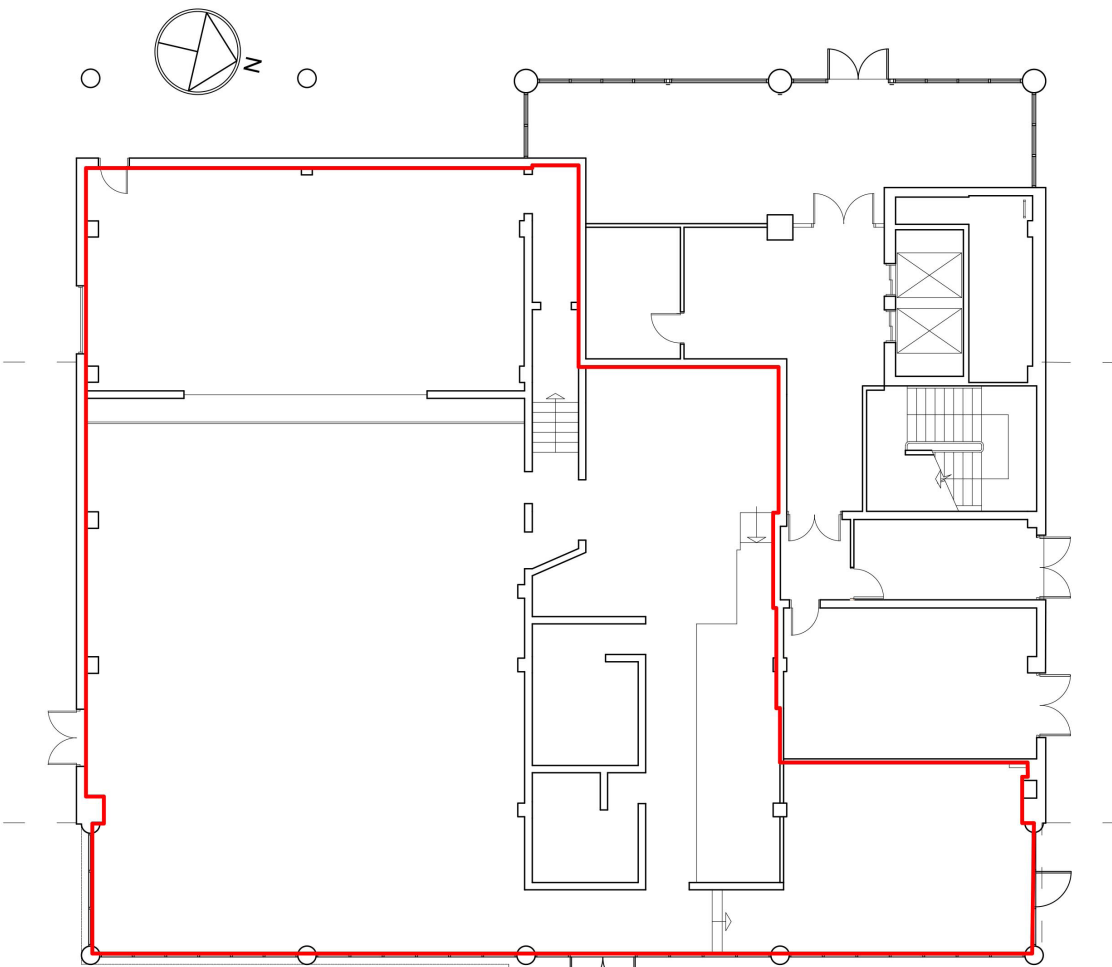
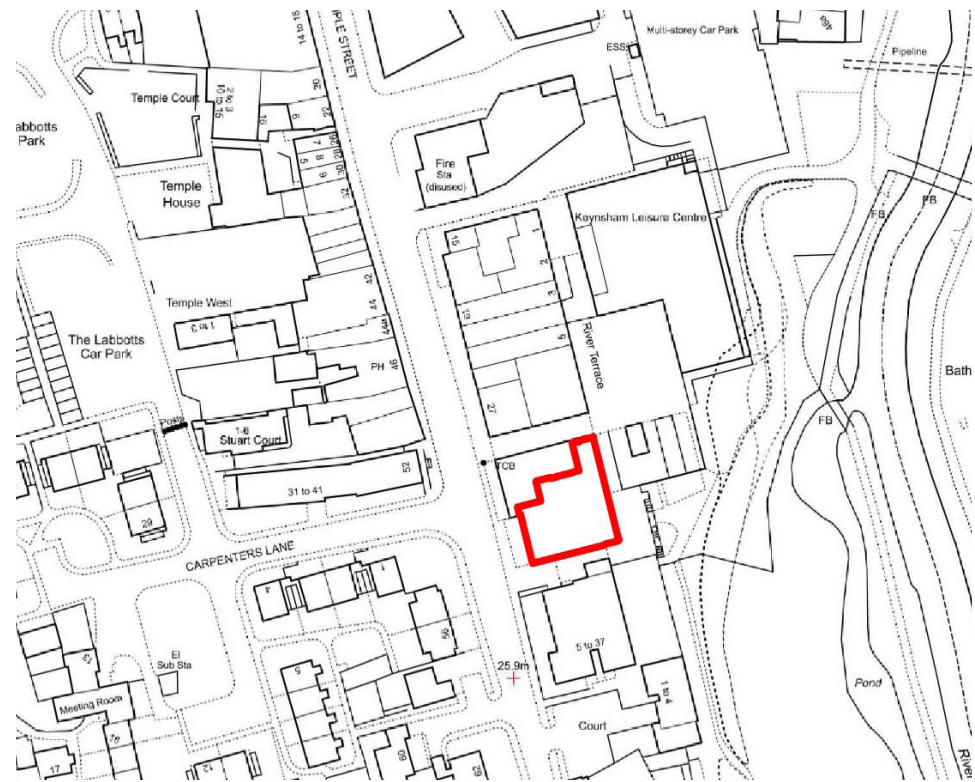


# TEMPLE STREET





# RIVERSIDE SUITE





# THE VISION

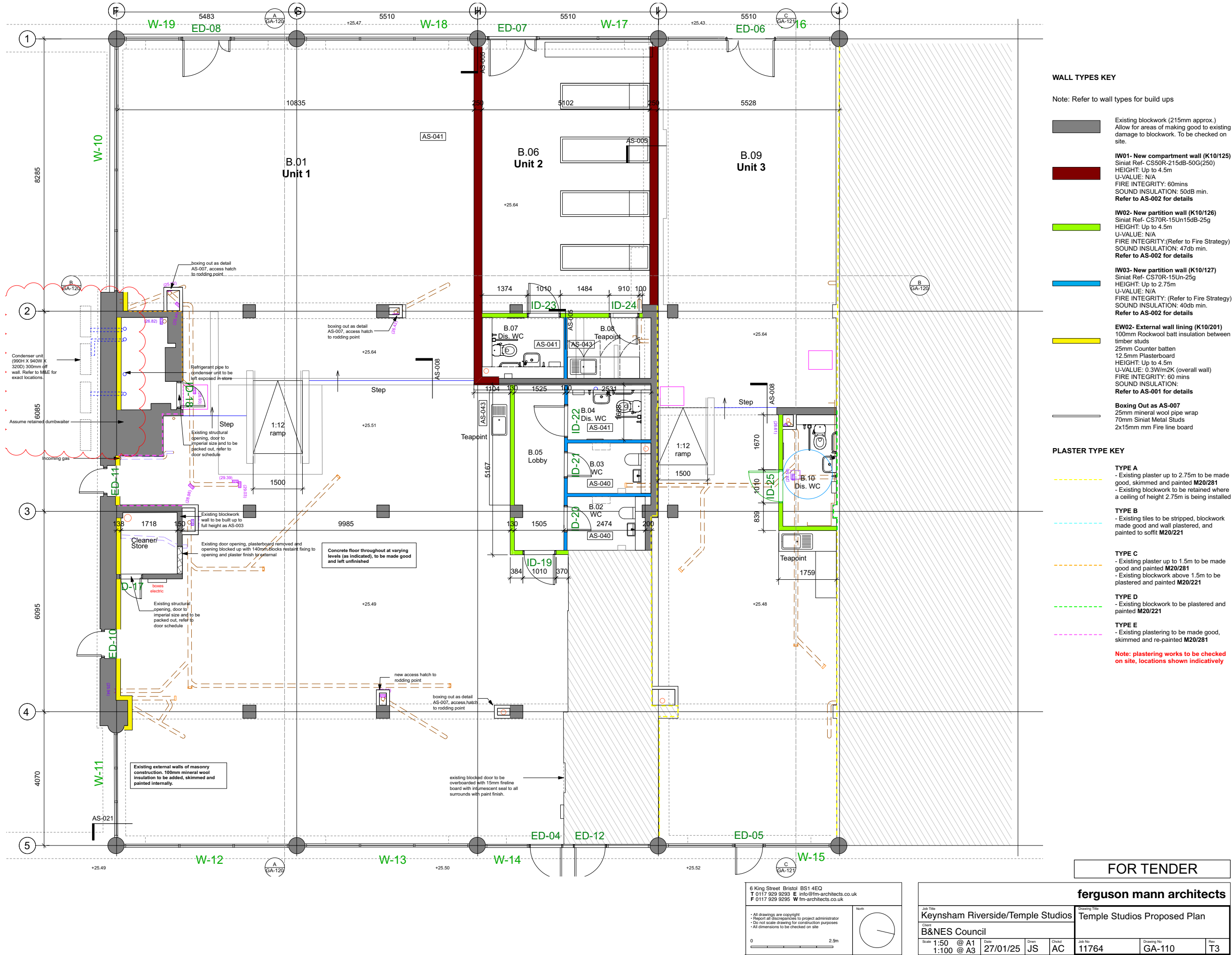
- To revitalise Keynsham's town centre by transforming long-term vacant units into vibrant, productive space.
- To provide flexible commercial spaces that meet the needs of growing businesses and contribute to the local economy.
- To lead by example in a high quality, sustainable refurbishment that supports the Council's net zero ambitions
- To improve the appearance of Temple Street through the creation of attractive new shop fronts that support a diverse range of uses.





# TEMPLE STREET PROPOSALS

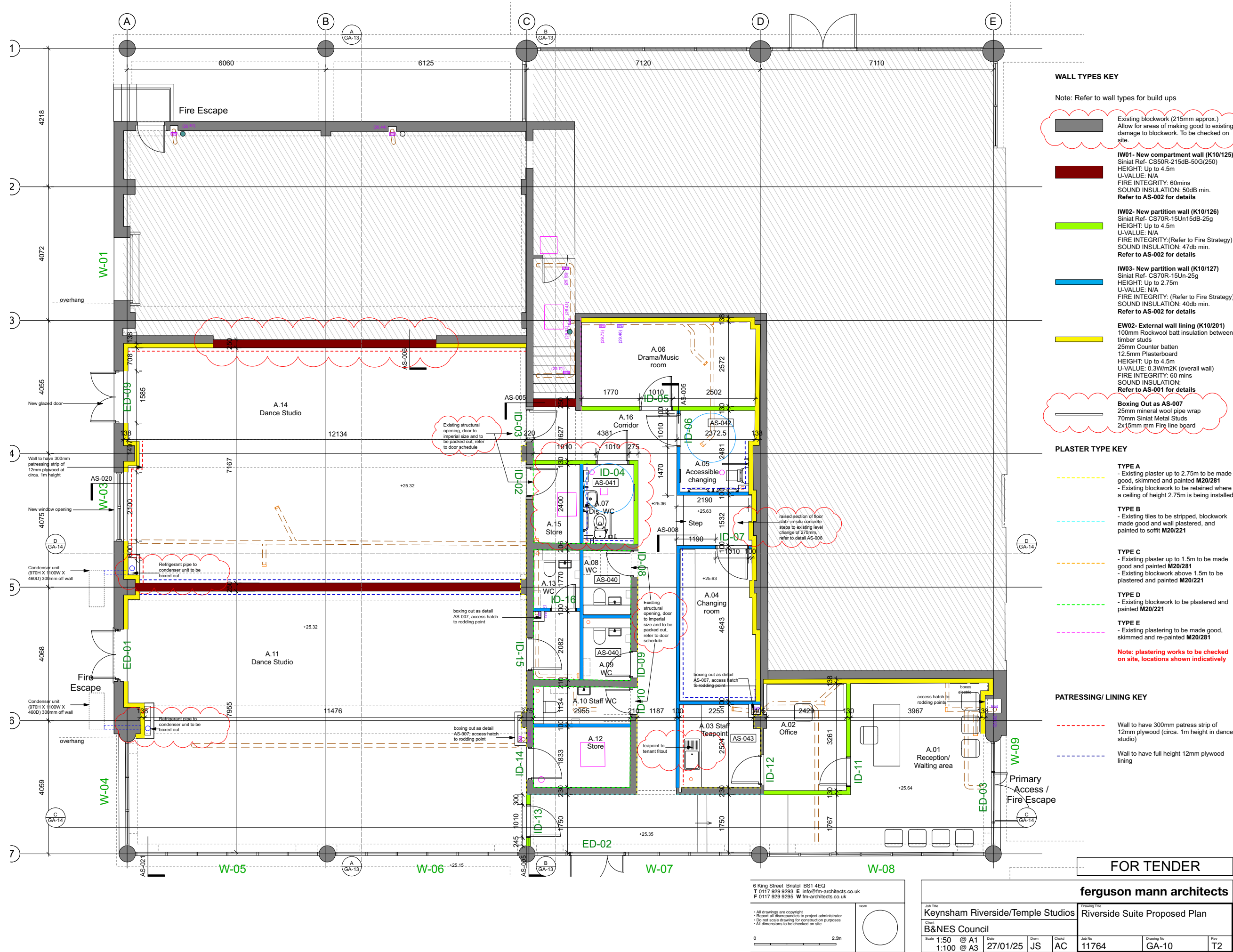
- Subdivided into 3 flexible open plan units of varying sizes.
- Pilates Studio will occupy unit 2, and a Family Cafe will occupy unit 3.
- Replacement of ground floor curtain walling for improved energy efficiency.
- Benefits from prominent high street frontage.
- Fully accessible internally with new Disabled WCs, and level access from the rear.





# RIVERSIDE UNIT PROPOSALS

- Full fit out for dance school occupation - subject to lease agreement (10 years)
- Bespoke ceiling design to include robust acoustic upgrade.
- Existing glazing to be replaced - has been subjected to vandalism due to ongoing vacancy.
- Occupancy of this space would add much needed activity to River Terrace.







Architect's impression of the new dance school at Riverside Suite