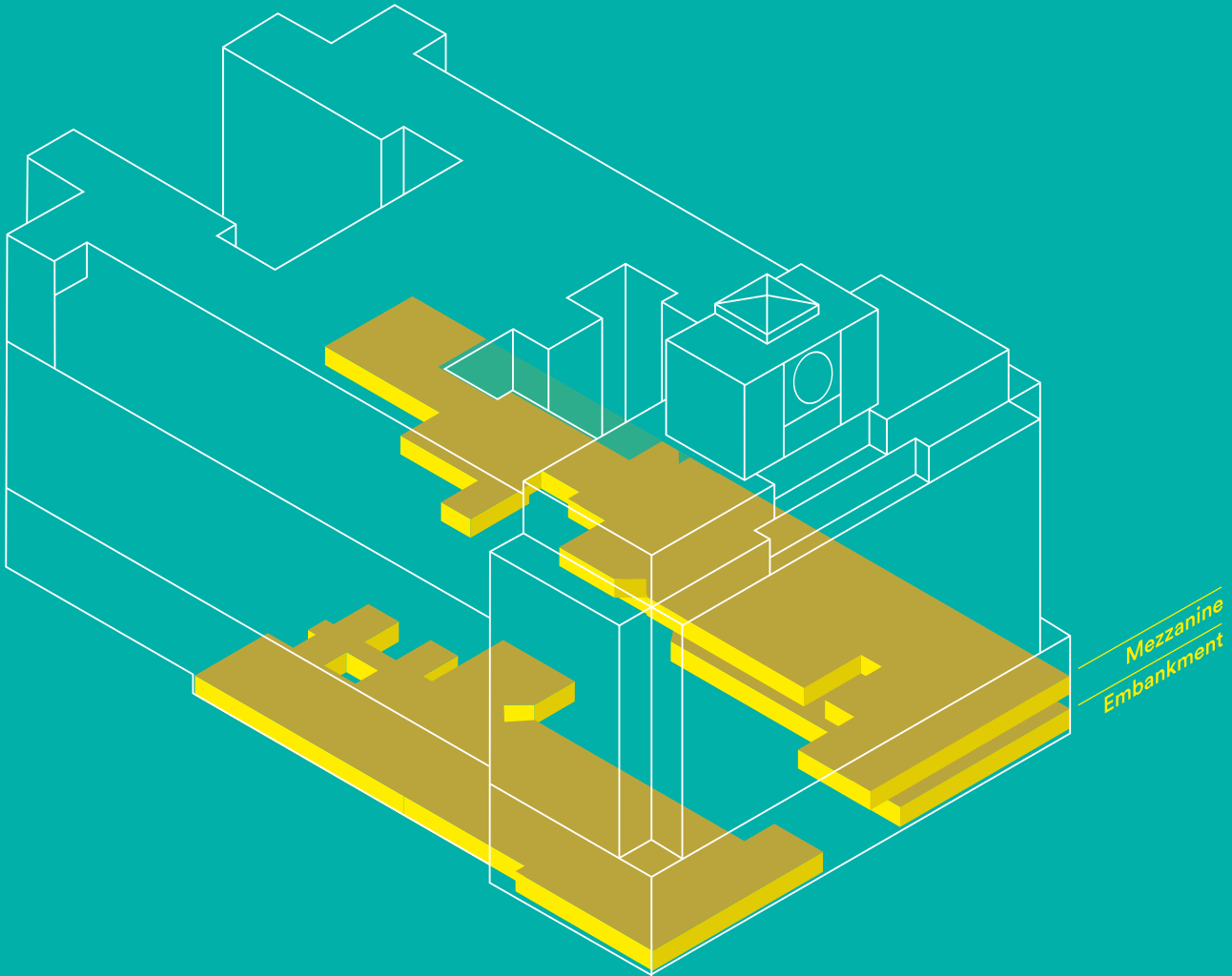


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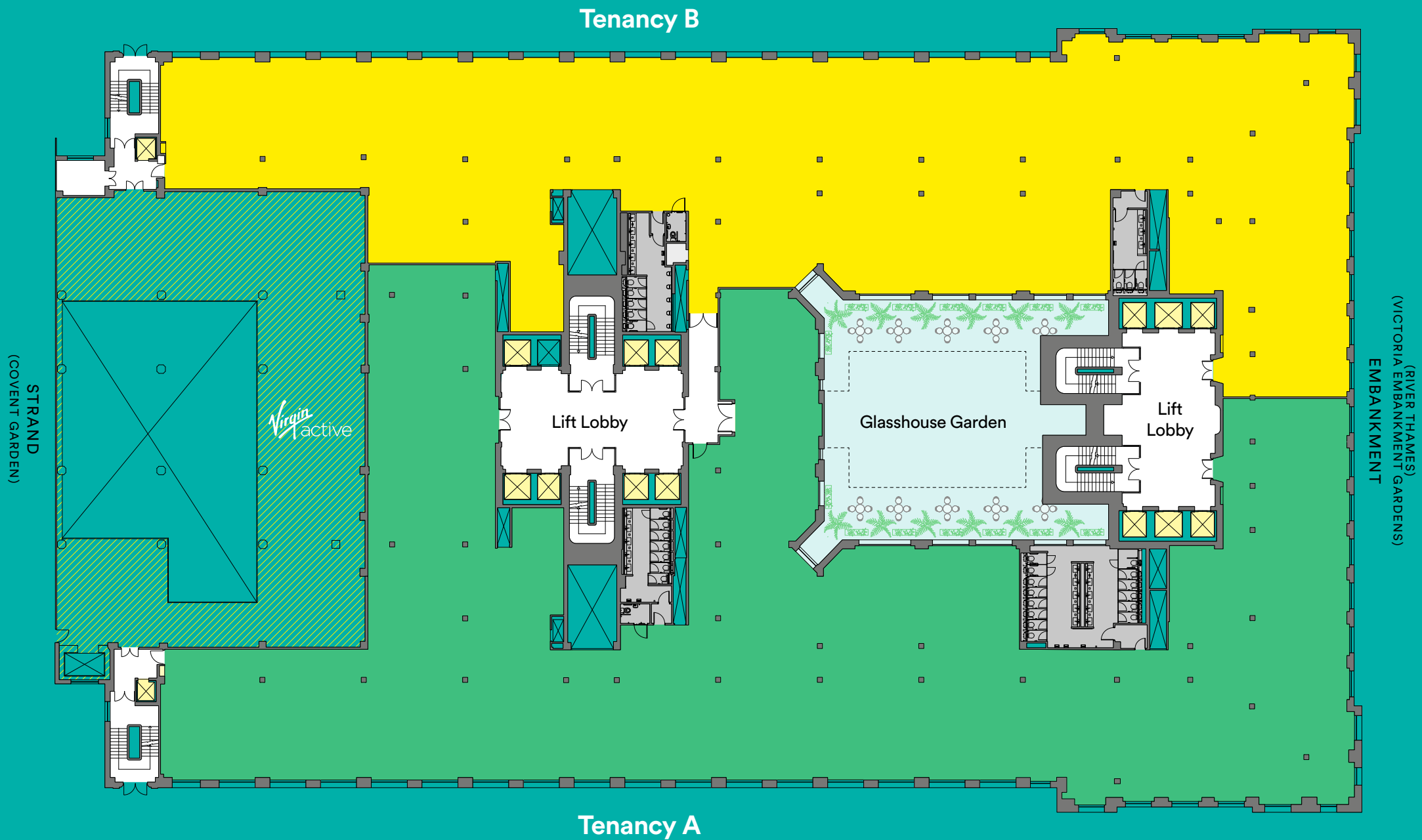
Up to 36,500 sq ft of exceptional offices are available across Embankment and Mezzanine levels. The western split on Mezzanine level has been let, leaving 15,980 sq ft on the eastern side. The Embankment level can be sub divided, providing offices from 8,793 sq ft. This level connects directly to all communal amenities including Glasshouse Gardens.

LEVEL		SQ FT	SQ M	STATUS
Mezzanine	Total	15,930	1,480	Available
Embankment	Total	20,651	1,919	Available
	Tenancy A	11,858	1,102	
	Tenancy B	8,793	817	
TOTAL		36,581	3,399	



Mezzanine
Tenancy A: Occupied
Tenancy B: 15,930 sq ft / 1,480 sq m

03—04



- Office
- Lifts
- WCs
- Voids

Not to scale. For indicative purposes only.





The combined benefit of external windows and internal views in to Glasshouse Garden ensures the uninterrupted runs of the Mezzanine floorplate are flooded with high levels of natural light.



Indicative corporate-style fit-out. Mezzanine level.

Occupancy ratio

1:8

1:12



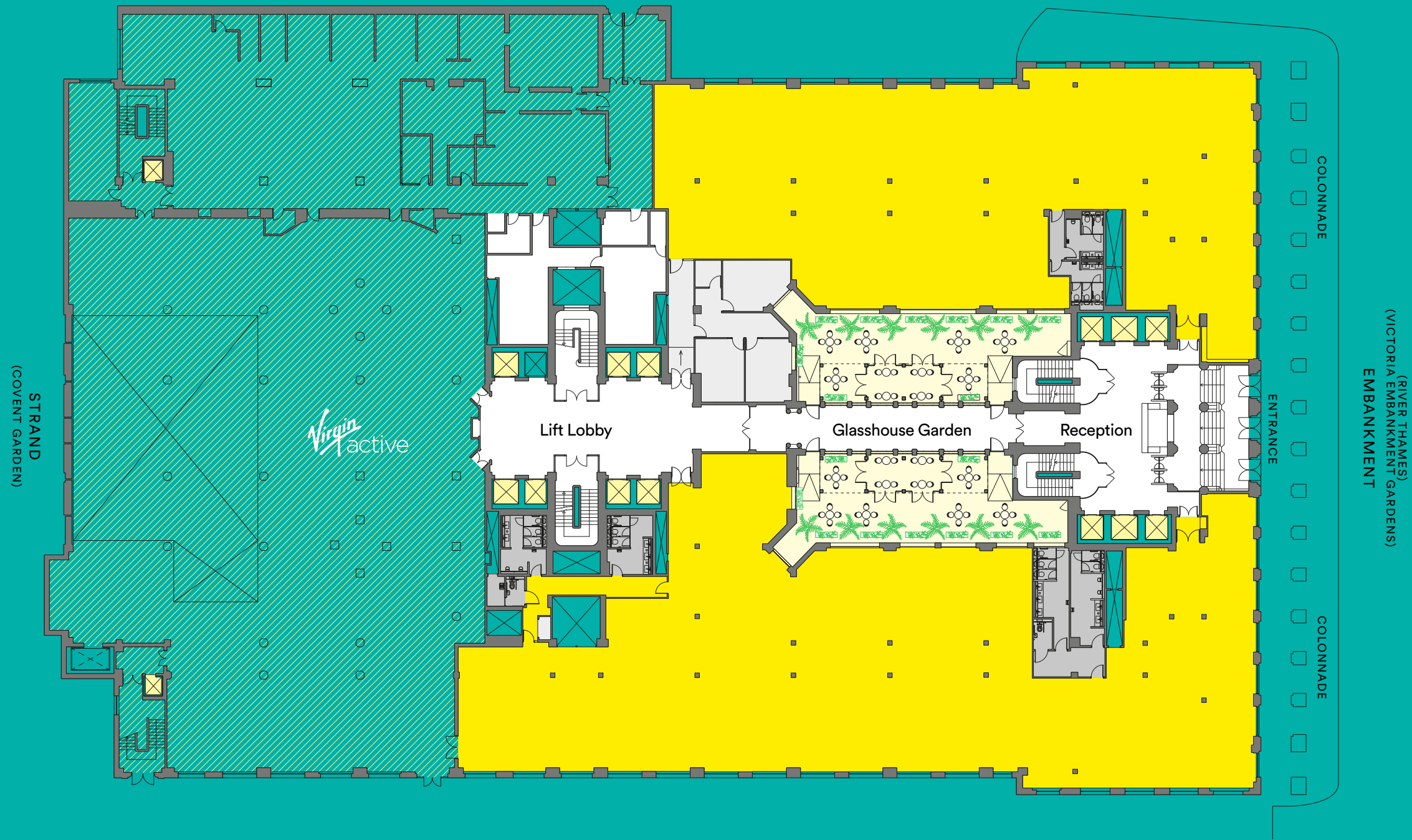
Indicative media-style fit-out. Mezzanine level.

Occupancy ratio

1:8	1:12
-----	------

Embankment
Total: 20,651 sq ft / 1,919 sq m

11—12



- Office
- Lifts
- WCs
- Voids

Not to scale. For indicative purposes only.



Tenancy A

11,858 sq ft / 1,102 sq m
Total headcount

- Open plan
- Reception
- Executive Offices
- Meeting Rooms
- VC Rooms
- Common areas

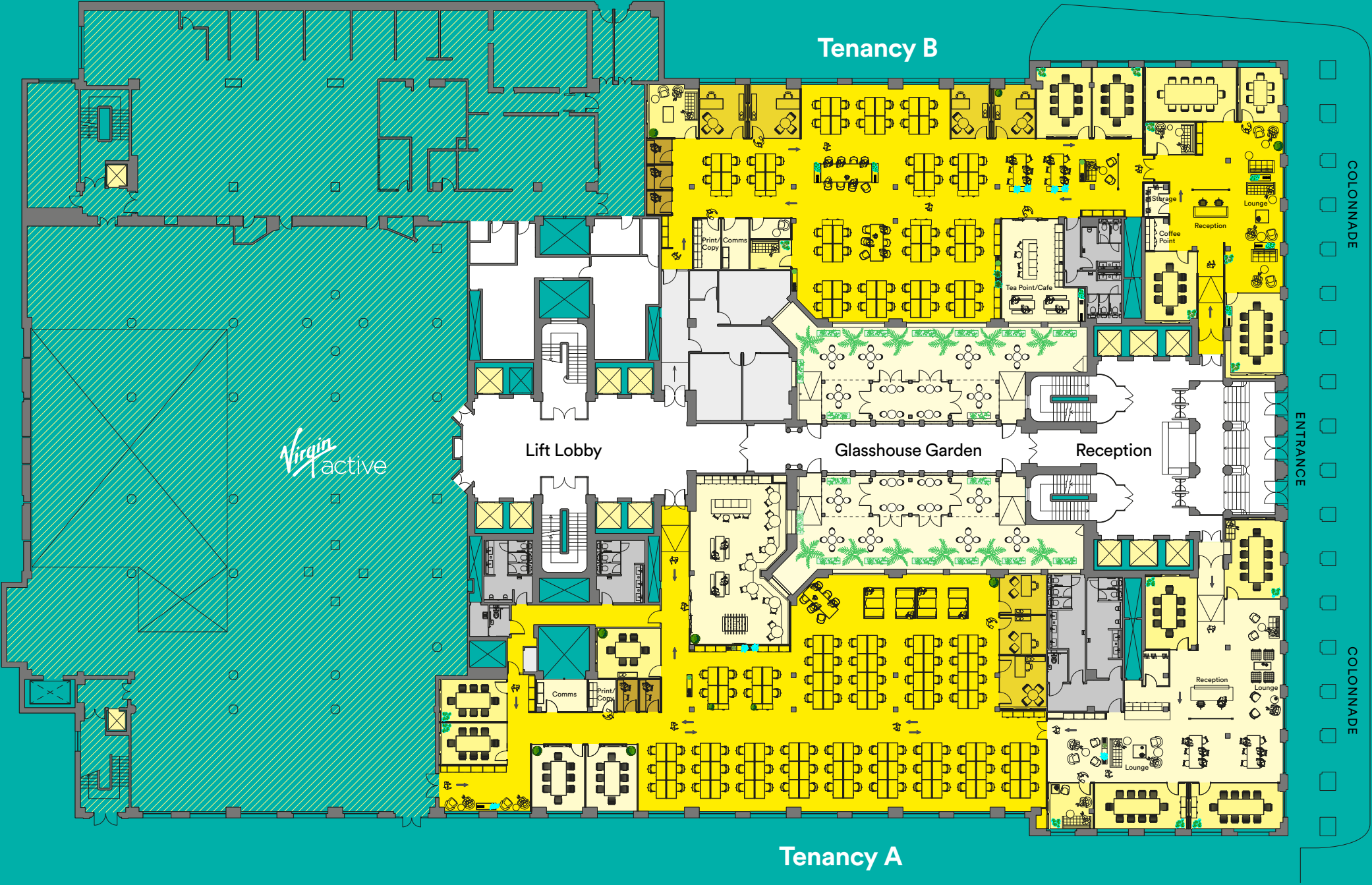
Tenancy B

8,793 sq ft / 817 sq m
Total headcount

- Open plan
- Reception
- Executive Offices
- Meeting Rooms
- VC Rooms
- Common areas

- Office
- Lifts
- WCs
- Voids

Not to scale. For indicative purposes only.



A view from the Glasshouse Garden looking into the Embankment level offices which benefit from immediate on-floor access to this unique space.





The Embankment floorplate benefits from external views in to Embankment Gardens and internal views in to the Glasshouse Garden. The Embankment floorplate is flooded with natural light.



Characterful arch windows,
with views towards the river,
provide excellent natural light.

Professional Team

Project Management
Mace

Cost Consultant
Gardiner & Theobald

Architect & Principal Designer
TP Bennett

Mechanical & Engineer,
Lighting Design and Security
Hurley Palmer Flatt

AV Consultant
Mix Consultancy

Structural
Berkley Design Professional

Acoustic
Sandy Brown

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