

GRESHAM STREET

CITY OF LONDON

99 Gresham Street has been substantially refurbished to provide highly specified Grade A accommodation with a stunning new reception.

This prestigious HQ building is situated within the heart of the City, overlooking the Bank of England, only 2 minutes walk from Bank station.



GRESHAM STREET
CITY OF LONDON

HERITAGE & HARMONY

A comprehensive refurbishment
set behind a historic façade.



A WARM WELCOME

Reconfigured and redesigned. 99 Gresham Street provides a contemporary new approach to business.



R E L A X

& T A K E

A S E A T

The reception features a smooth white corian reception desk and seating pods, with American walnut feature walls and grey ceramic herringbone tiled floors.

The seating is inspired by the famous 'egg' chair originally created by architect and designer Arne Jacobson in 1958 for the lobby of the Royal Hotel, Copenhagen.





LOOK UP!



A dramatic light feature is suspended above the reception hall of 99 Gresham Street, designed by the award winning British designer - Tom Dixon OBE.

The reception leads to the American walnut panelled lift lobby providing access to the office floors.

Up to 52,679 sq ft of light, bright Grade A office space arranged over ground and four upper floors with outdoor terrace space and a unique outlook on to the Bank of England.



W O R K

S M A R T E R



Lift cars and lift lobby

Lift car interiors are lined with curved white corian, framed full height mirror wall panels, with recessed stainless steel skirtings and herringbone floor tiling. Bronze framing and mirrored wall linings adds to the brightness and reflective quality of the upper floor interior space.

A restrained and consistent palate of materials has been used throughout the interior design for the Reception, Lift and WC areas.



Terraces

New external terraces are accessed on three of the available floors via fully glazed french doors with flush level access. The terraces are minimally finished with low iron glass balustrading, discreet LED downlighting, and a Marshall 600x200 Celestia Smooth paving flag.





99 GRESHAM STREET

CITY CORE

2 MINUTES

A core City location with unparalleled levels of connectivity.

7 tube lines are within 7 minutes walk.

With the arrival of Crossrail in 2018, Heathrow will be accessible within 35 minutes.

Tube times from Bank/Moorgate		Crossrail times from Moorgate	
Waterloo	3 minutes	Farringdon	2 minutes
Aldgate	7 minutes	Canary Wharf	6 minutes
Oxford Circus	7 minutes	Bond Street	7 minutes
King's Cross	8 minutes	Paddington	10 minutes
Euston	10 minutes	Heathrow	33 minutes
Westminster	12 minutes	Reading	61 minutes

Stations within 7 minutes walk		Crossrail	Underground
Bank	2 minutes		
Mansion House	4 minutes		
Cannon Street	5 minutes		
Moorgate	5 minutes		
Monument	7 minutes		

DLR	National Rail
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BANK STATION

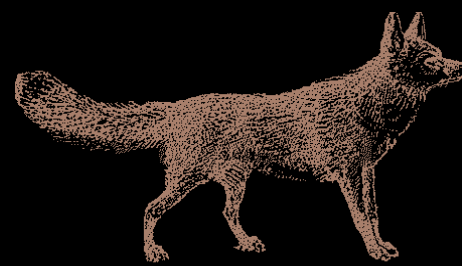


The ever changing City location showcases some new arrivals to its rapidly expanding list of unique restaurants and drinking experiences. Chris Hill of The Trading House gives you a taste of some spectacular new openings and eating venues.



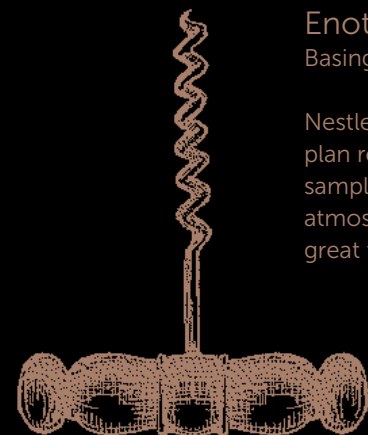
Hawksmoor
Basinghall Street EC2

An excellent steakhouse tempts a City crowd with its top-quality meat, perfectly mixed cocktails and the best power breakfasts in London. This basement premises is decked out in traditional brown leather and extensive wood panelling – a warm and comforting venue.



Fox's Wine & Spirits
London Wall EC2

A wine bar incorporating a wine shop and kitchen over 3 floors of the iconic Fox building. Offering a carefully curated selection of over 300 wines and champagnes plus signature cocktails, premium spirits and an English food menu.



Enoteca Da Luca
Basinghall Street EC2

Nestled in the heart of the City their open plan restaurant and wine bar is a great place to sample the regional delights of Italy. The relaxed atmosphere and friendly service provide a space great for private parties and wine tastings.

T R A D I N G P L A C E S !



Chris Hill
of The Trading House

Chris Hill, Managing Director of New World Trading Company welcomes you to The Trading House, the new dining destination in the City. With well-trained bar staff serving you over 100 cocktails, ales and rotisserie inspired fresh pub food, this striking Victorian space is a welcome addition to Gresham Street.

The previous Bank of New Zealand has beautiful high ceilings, period fixtures and quirky interiors. With live music every night it creates a relaxed yet lively atmosphere, making it the perfect location for after work drinks or entertaining clients. "Sublime social times are guaranteed!"

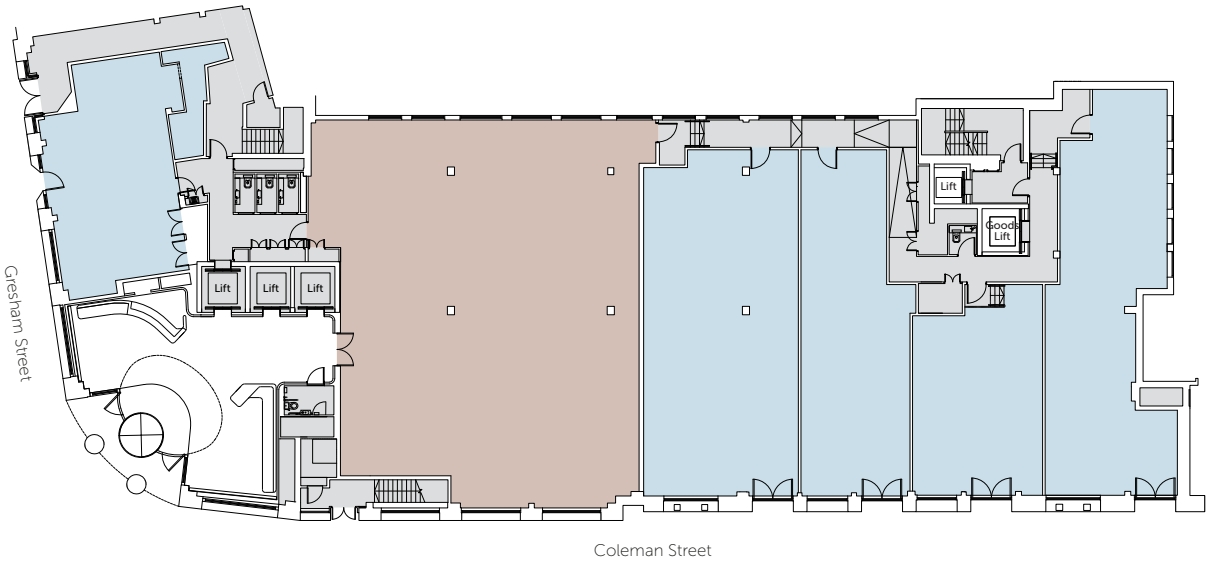
Chris Hill
Managing director
The New World Trading Company

Schedule of Areas

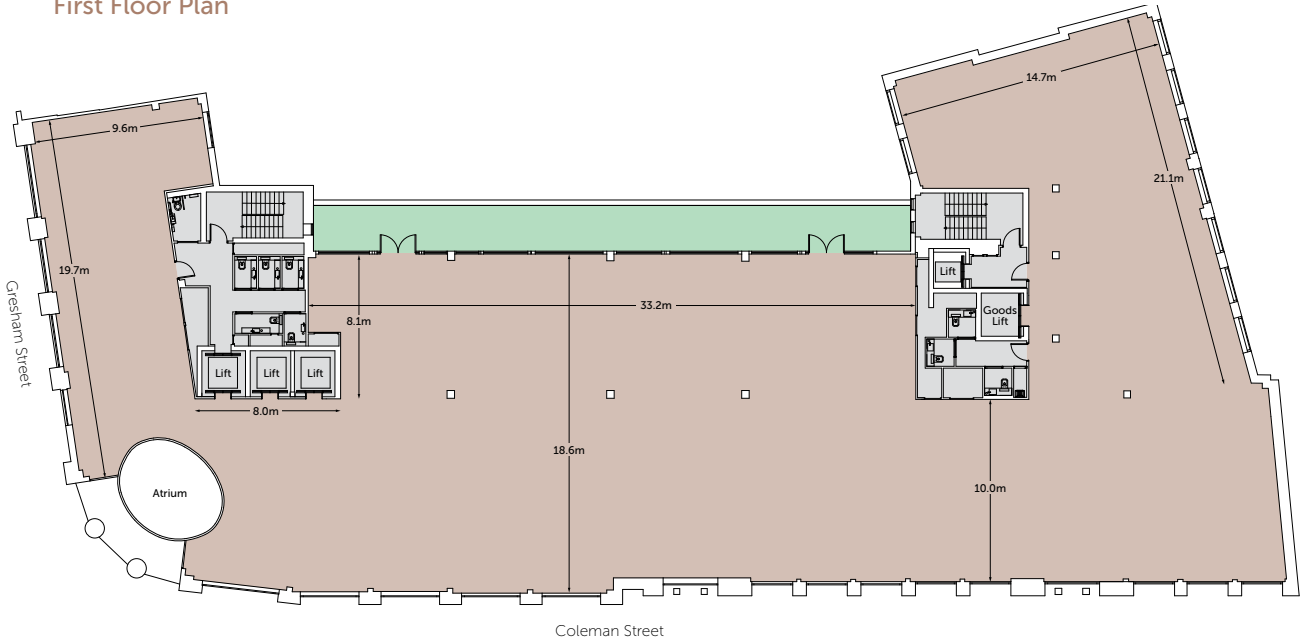
	NIA		IPMS	
Sixth Floor	9,714 sq ft	903 sq m	10,591 sq ft	984 sq m
Fifth Floor	11,771 sq ft	1,094 sq m	12,742 sq ft	1,184 sq m
Fourth Floor	LET	—	—	—
Third Floor	LET	—	—	—
Second Floor	13,944 sq ft	1,295 sq m	14,211 sq ft	1,320 sq m
First Floor	13,472 sq ft	1,252 sq m	14,626 sq ft	1,359 sq m
Ground Floor*	3,778 sq ft	351 sq m	TBC	TBC
Total	52,679 sq ft	4,895 sq m	—	—

*Subject to verification

Ground Floor Plan



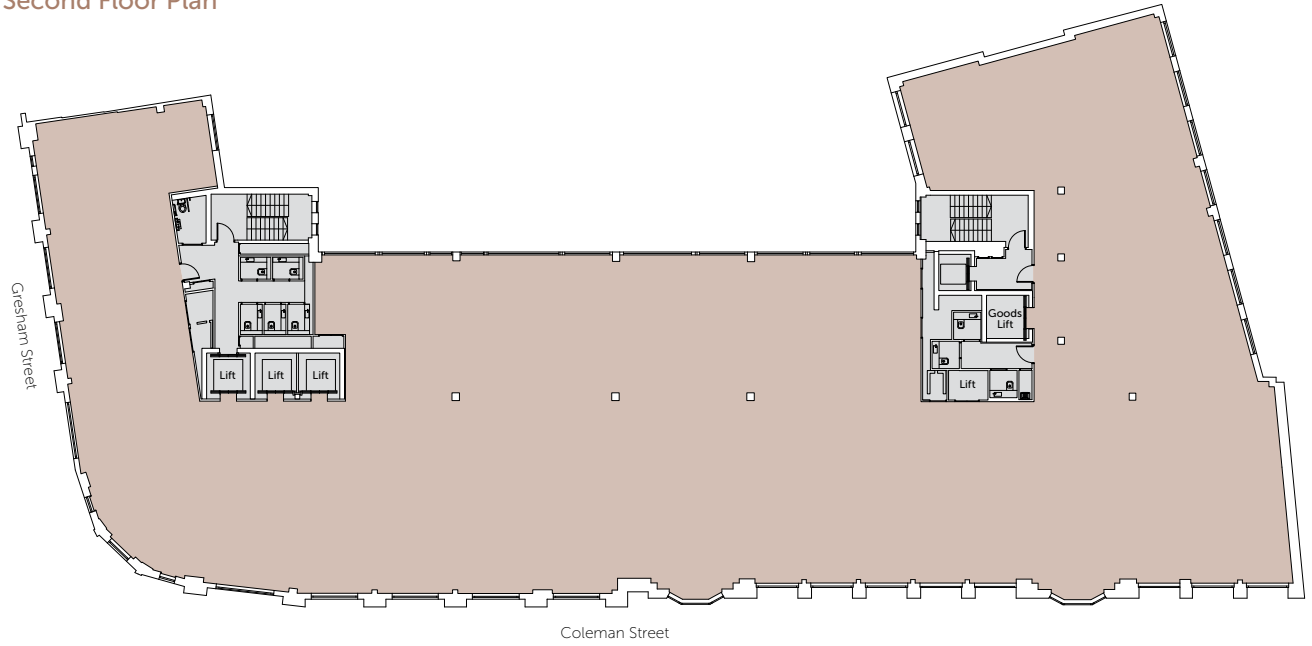
First Floor Plan



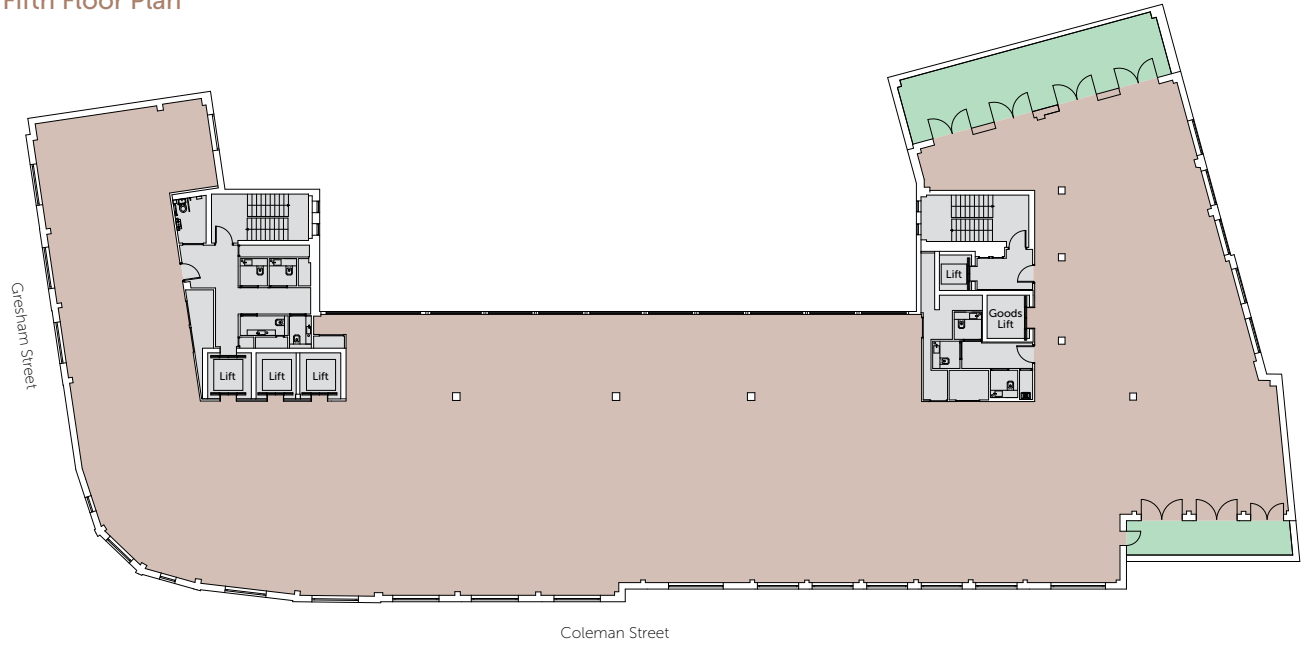
- Core
- Retail
- Office
- Terrace



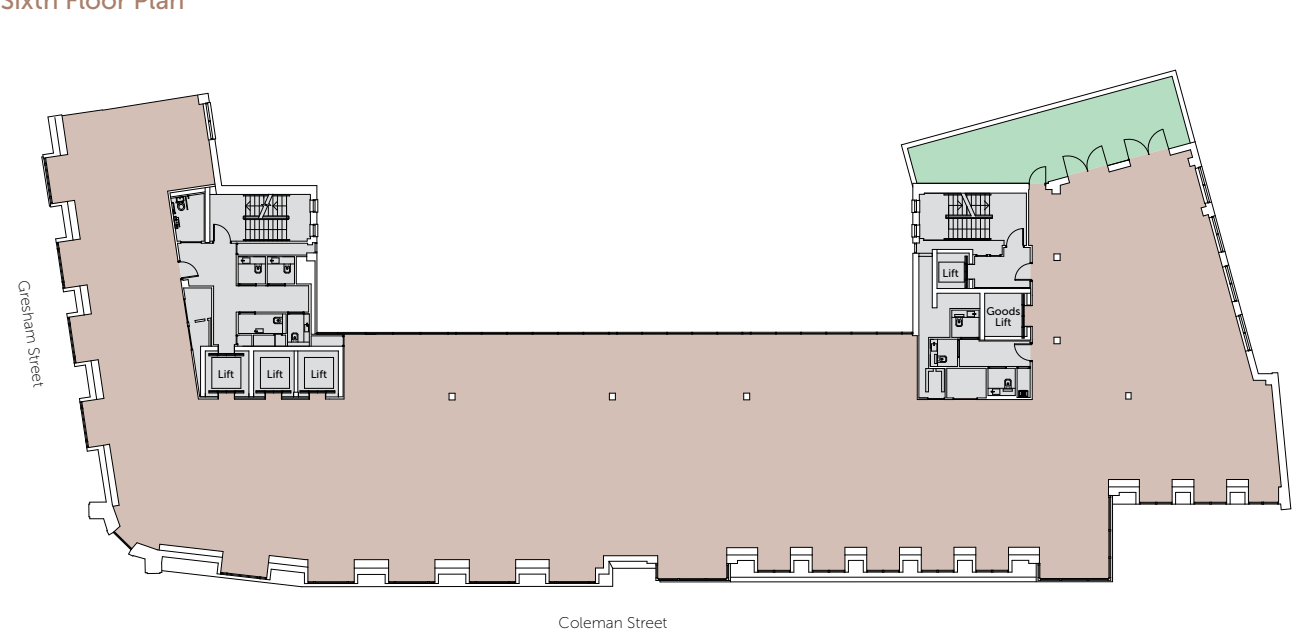
Second Floor Plan



Fifth Floor Plan

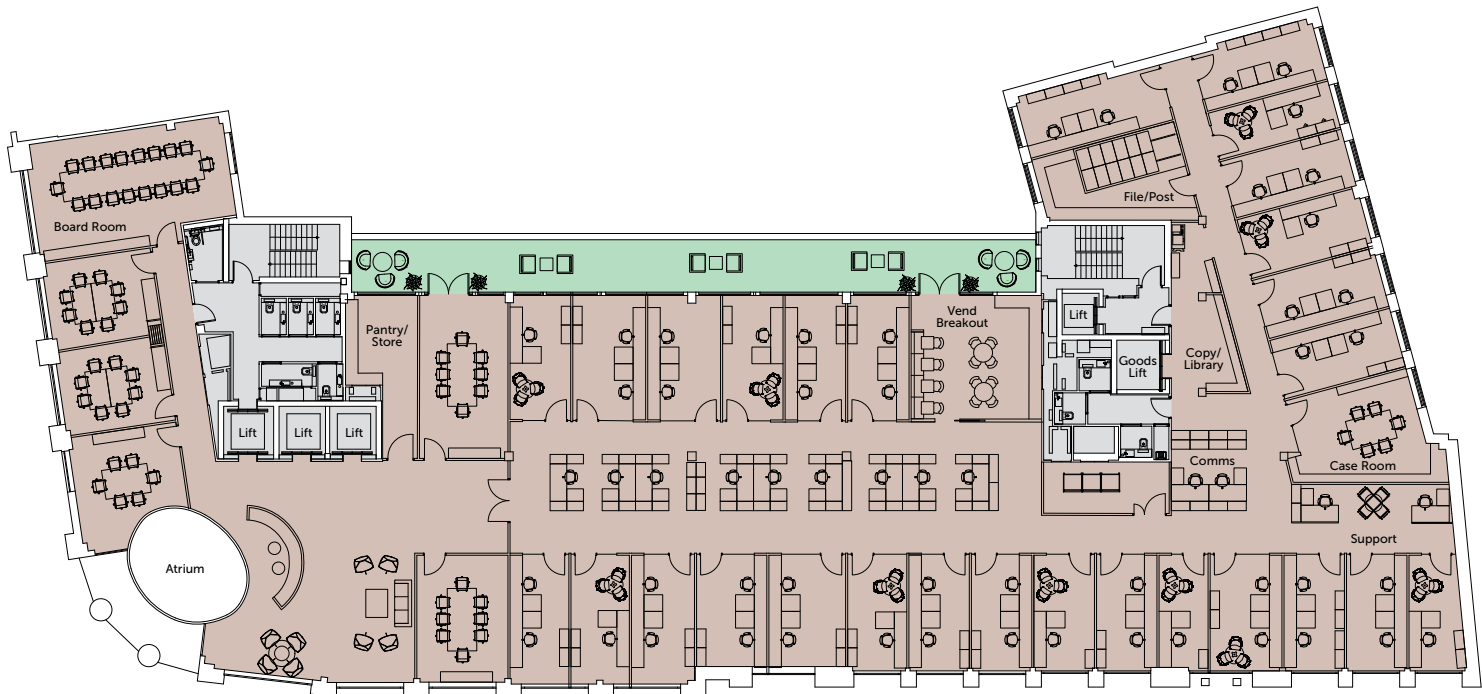


Sixth Floor Plan



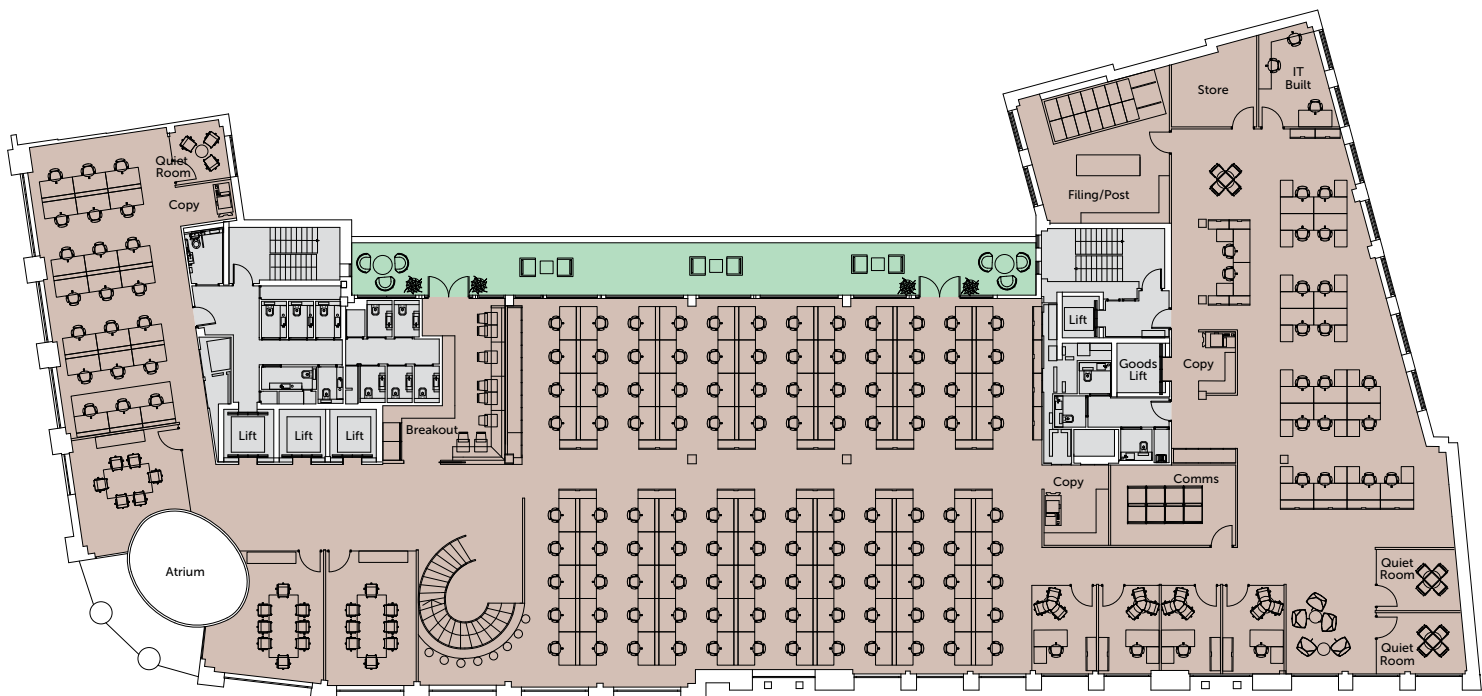
First Floor Space Plan
UK/US Legal Hybrid Layout
13,472 sq ft / 1,252 sq m (NIA)

Single Fee Earner Offices x9	9
Double Fee Earner Offices x19	38
Fee Earner Workstations	47
Administrative Assistants (1 AA:4 FE)	11
Business Support Workstations	2
Receptionists	2
Total Workstations	109
Client Suite	
6 Seater Meeting Room x1	6
8 Seater Meeting Room x4	32
18 Seater Meeting Room x1	18
Total Seat Count	56
IPR Per FE Workstations	26 sq m / 284 sq ft
IPR Per Total Workstations	20 sq m / 215 sq ft
IPR – Indicative Planning Ratio	



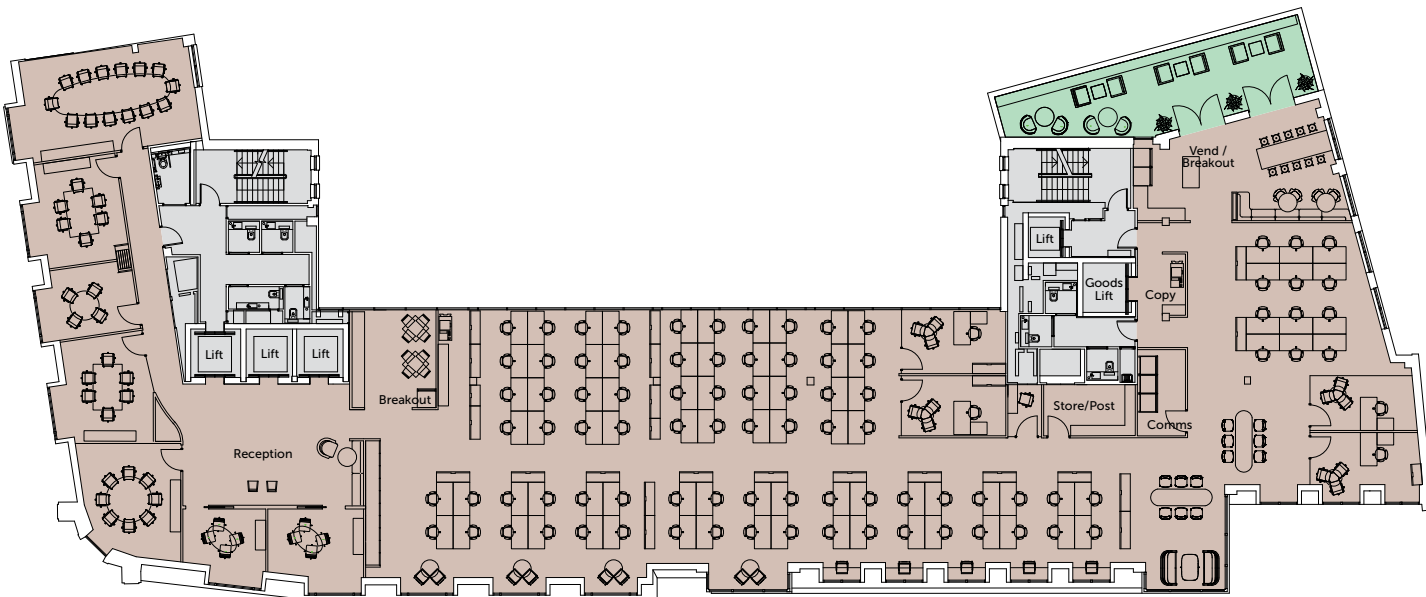
First Floor Space Plan
Trading Floor Layout
13,472 sq ft / 1,252 sq m (NIA)

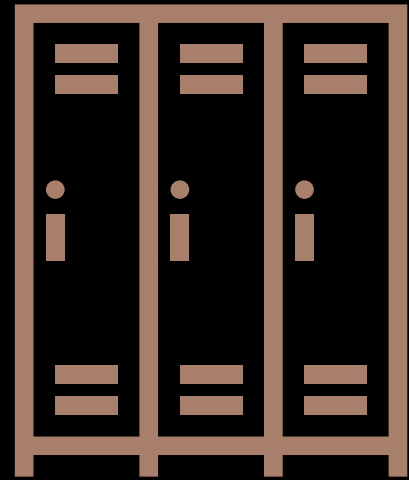
Cellular Offices	4
Open-Plan Workstations	149
Total Workstations	153
Meeting Rooms	
6 Seater Meeting Room x1	6
8 Seater Meeting Room x2	16
Total Seat Count	22
IPR Per Total Workstations	8 sq m / 87 sq ft
IPR – Indicative Planning Ratio	



Sixth Floor Space Plan
Corporate Layout
9,714 sq ft / 903 sq m (NIA)

Cellular Offices	4
Open-Plan Workstations	88
Total Headcount	92
Meeting Rooms	
4 Seater Meeting Room x3	12
6 Seater Meeting Room x2	12
8 Seater Meeting Room x1	8
14 Seater Meeting Room x1	14
Total Seat Count	46
IPR Per Total Headcount	10 sq m / 106 sq ft
IPR – Indicative Planning Ratio	





162 lockers



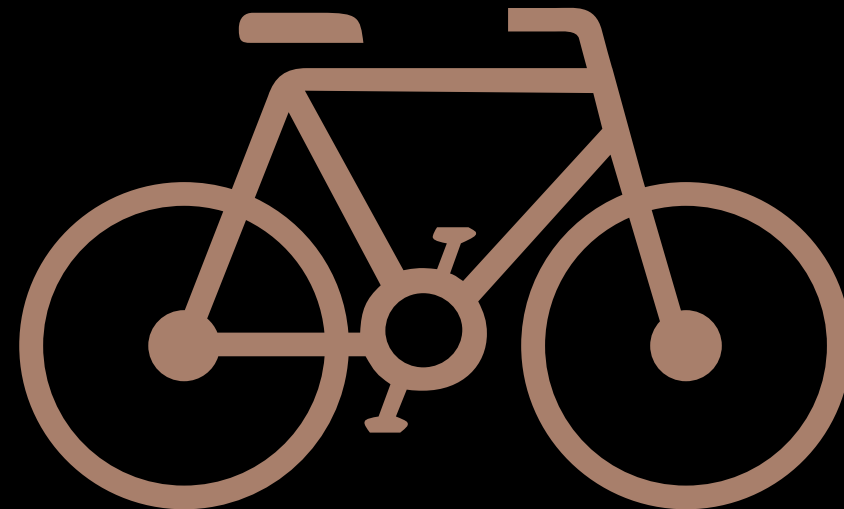
Silver

Tom Dixon

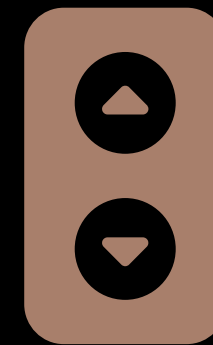
Suspended
feature lighting
by Tom Dixon



12 shower rooms



79 cycle spaces



3 x 13 person
passenger lifts



Overlooking the
Bank of England,
and 2 minutes walk
from Bank station

Discover open terraces
and space to relax



- Suspended feature lighting by Tom Dixon
- Occupational density of 1 person/10 sq m with potential to enhance the ground, first and second floors to an occupational density of 1 person/8 sq m
- Four pipe fan-coil air-conditioning
- Office Floor: 2.7m floor to ceiling height
- 150mm raised floor
- LED lighting
- 3 x 13 person passenger lifts
- 630kg capacity fire-fighting lift
- 3,000kg capacity goods lift
- 79 cycle spaces plus changing facilities including 12 shower rooms and 162 lockers
- BREEAM 'Excellent' (TBC)
- WiredScore Rating: Silver
- EPC Rating: B (TBC)



Suttonca, the building architects have created unique, best in class end of trip facilities. Taking inspiration from the Hacienda nightclub and music venue in Manchester, the shower area features a humorous nod towards this iconic venue.



WC cubicles

Solid American black walnut panelling, bronze framed mirror walls and corian washbasins enhanced with high quality stainless steel products. Dark grey herringbone patterned ceramic floor tiling and terrazzo provide a timeless and quality finish.





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Designed & produced by Sectorlight (1504597) +44 (0)20 7264 7700 sectorlight.com May 2016.

99greshamstreet.com