# DEVON HOUSE

ST. KATHARINE DOCKS

Private & Confidential



### **KEY CONSIDERATIONS**



SPACE TO GROW WITHIN THE ESTATE COMMUNITY



1:8 OCCUPANCY DENSITY
PROVIDING TRULY
COLLABORATIVE SPACE
YOU CONTROL FOR
OVER 1,050 OF YOUR PEOPLE



COST EFFECTIVE DIVISION
AND OCCUPATION



**READY TODAY** 



CURATED EVENTS & CSR PROGRAMMING



STIMULATING AND UNIQUE ENVIRONMENT



FINANCIAL PACKAGE
STRUCTURED TO YOUR NEEDS



ALL NEW
BUILDING SERVICES
INCLUDING LIFTS



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### **ON-SITE**

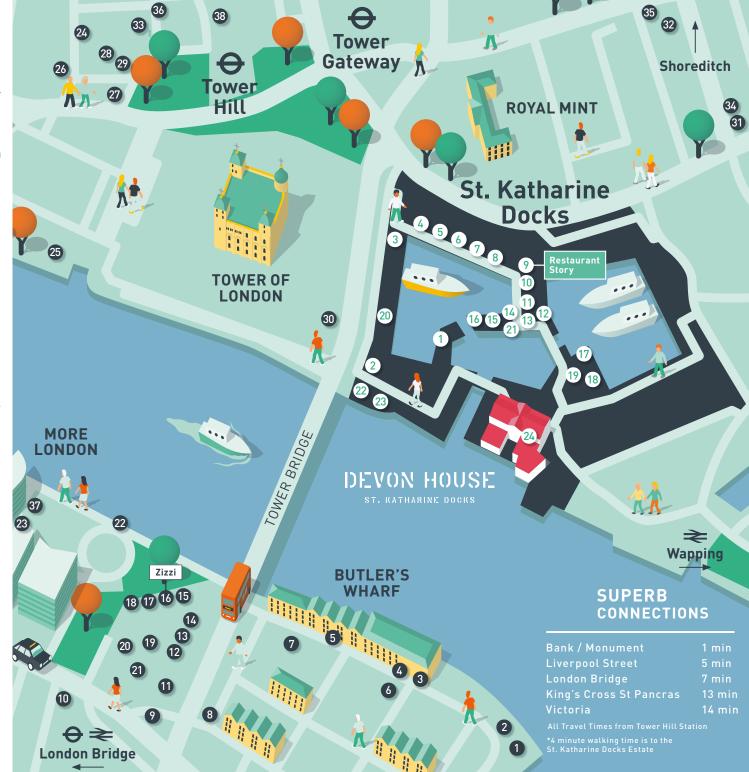
- 1 The Brasserie
- 2 Benugo
- 3 Côte Brasserie
- 4 Slug & Lettuce Bar
- 5 Strada Dockside
- 6 Ping Pong
- 7 Café Rouge
- 8 Natural Kitchen
- 9 The Medieval Banquet
- 10 Bravas Tapas
- 11 Traders Wine Bar
- 12 Dokke

- 13 White Mulberries
- 14 Kilikya's
- 15 Emilia's Crafted Pasta
- 16 Zizzi
- 17 The Dickens Inn
- 18 Mala Indian
- 19 KERB Street Food
- 20 F45
- 21 SKD Café
- 22 The Tower Hotel
- 23 Vicinity
- 24 Urban Baristas

### **OFF-SITE**

- 1 Browns Butlers Wharf
- 2 Blueprint Café
- 3 Cantina del Ponte
- 4 Le Pont de la Tour
- 5 Butler's Wharf Chop House
- 6 Watch House
- 7 Café Paradiso
- 8 Draft House
- 9 Restaurant Story
- 10 The Bridge Lounge
- 11 Rosa's Thai Café
- 12 Tom Simmons
- 13 Gunpowder
- 14 by CHLOE
- 15 The lvy
- 16 Bridge Theatre

- 7 Vapiano
- 18 Temakinho London
- 19 The Coal Shed
- 20 Prosecco House
- 21 Baluchi
- 22 The Botanical Bar
- 23 Gaucho
- 24 dim t
- 25 Coppa Club
- 26 Draft House
- 27 Brasserie Blanc
- 28 Mei Ume
- 29 La Dame de Pic
- 30 Sargeant's Mess
- 31 Bellavita
- 32 Simmons Bar
- 33 Savage Garden

















# FOOD Section































# MENITIES









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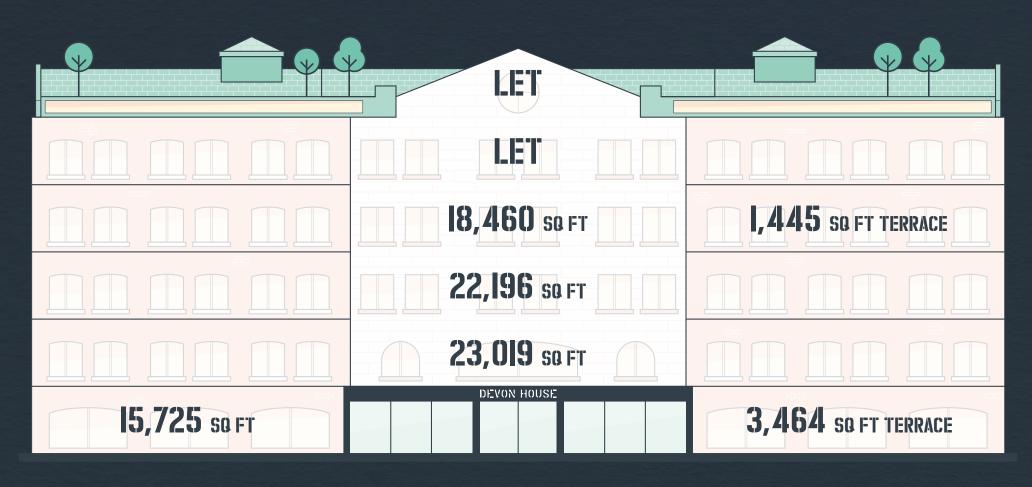








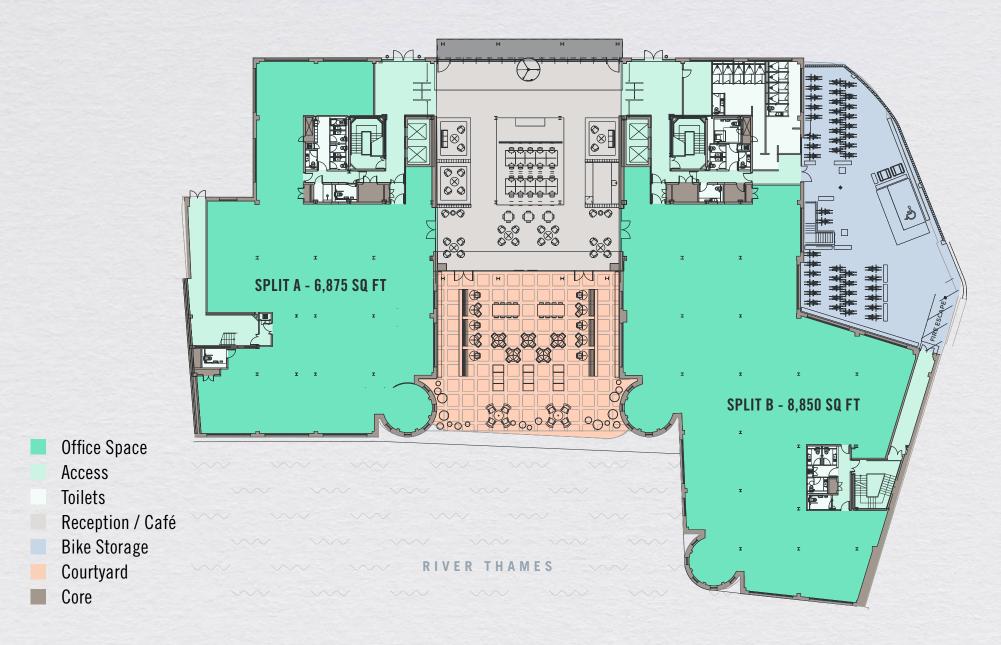
### **SCHEDULE OF AREAS**



TOTAL - 84,255 sq ft OFFICE SPACE | 4,909 sq ft TERRACE SPACE

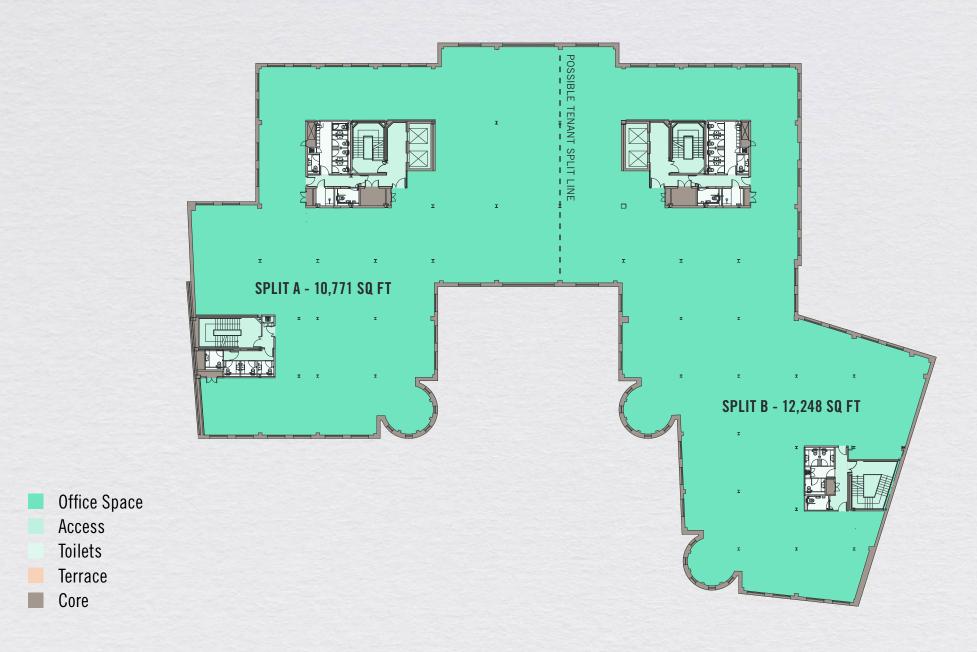
### **GROUND FLOOR**

**TOTAL OFFICE AREA - 15,725 SQ FT** 



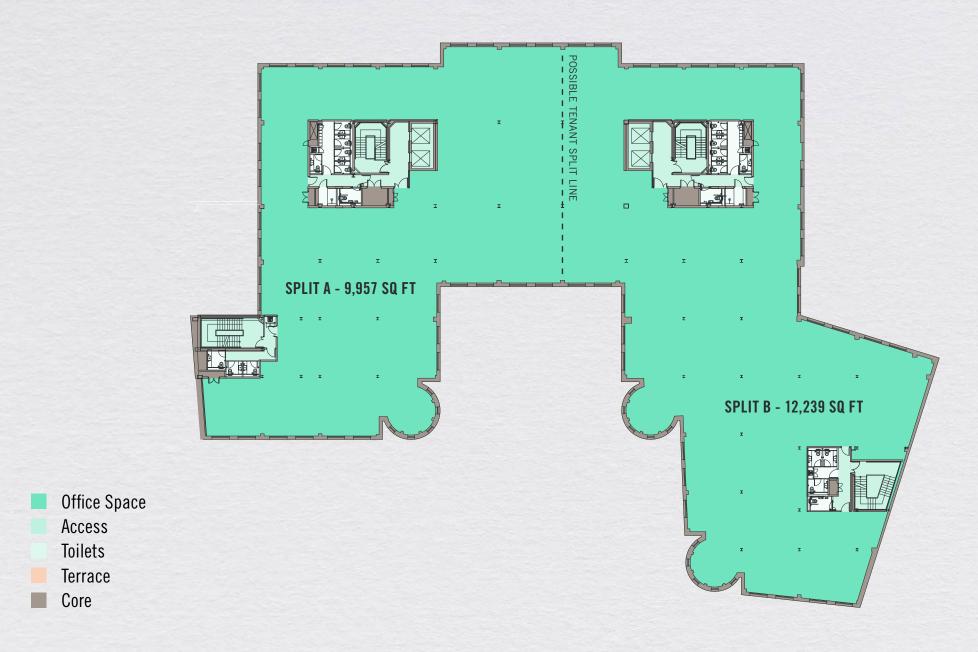
### FIRST FLOOR

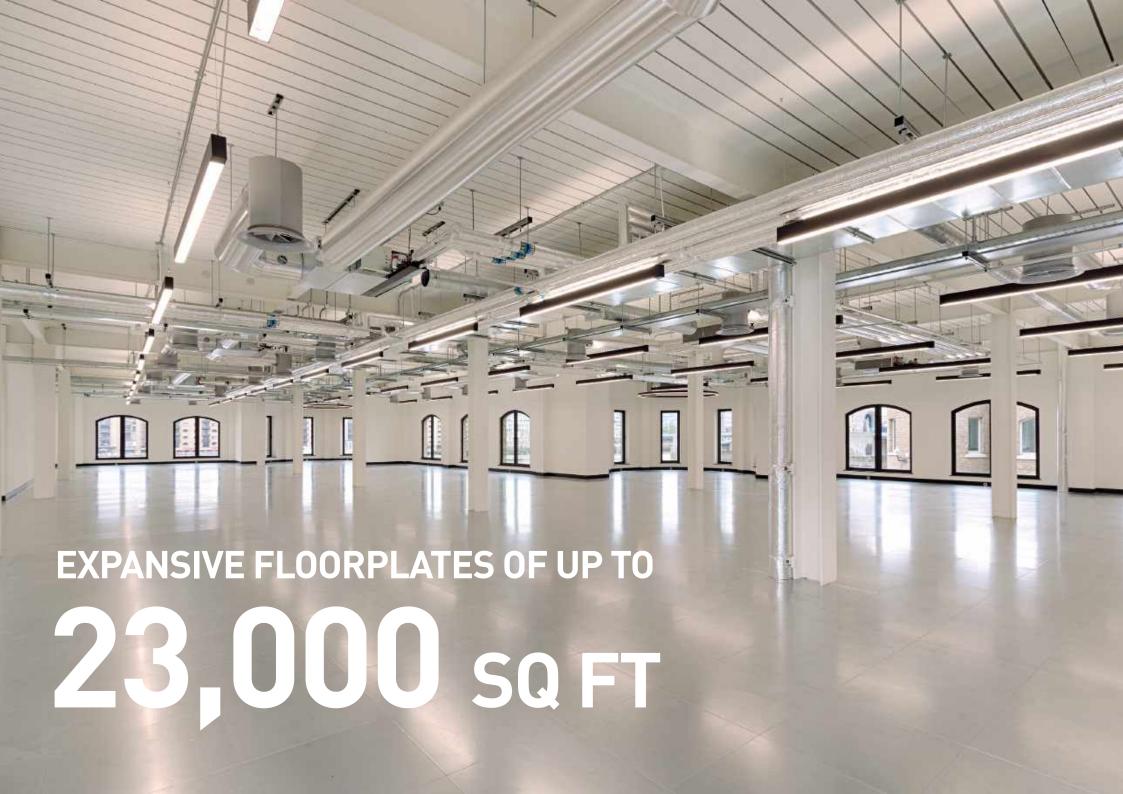
**TOTAL OFFICE AREA - 23,019 SQ FT** 



### **SECOND FLOOR**

**TOTAL OFFICE AREA - 22,196 SQ FT** 

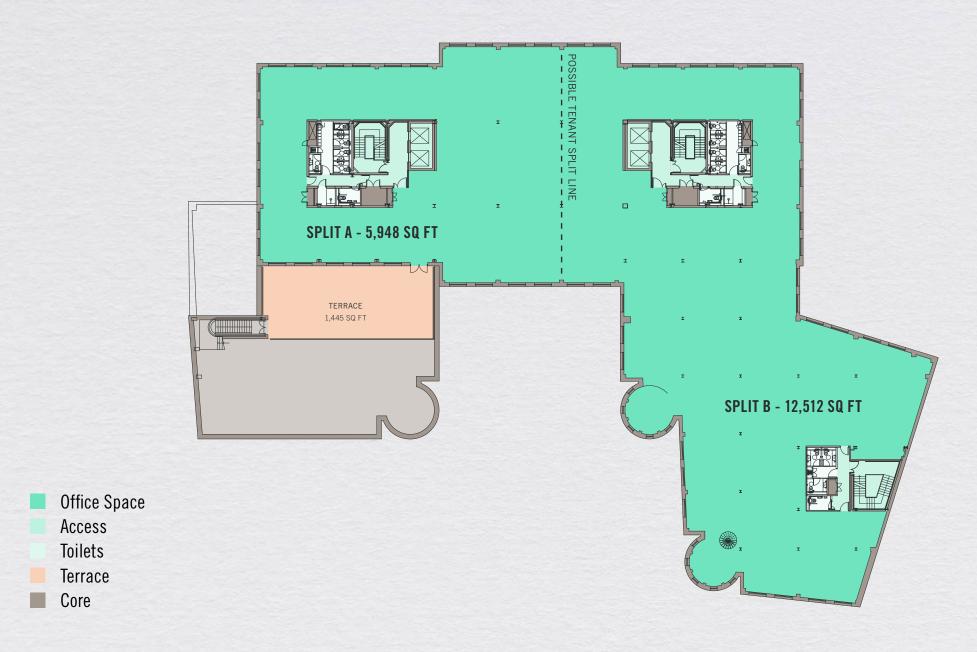






### THIRD FLOOR

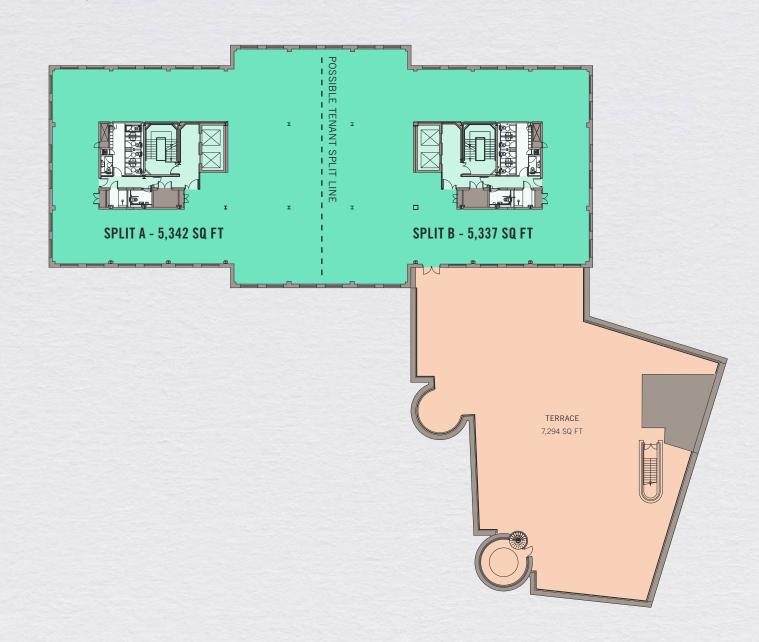
**TOTAL OFFICE AREA - 18,460 SQ FT** 





### **FOURTH FLOOR**

**TOTAL OFFICE AREA - 10,679 SQ FT** 



Office Space

Access

Toilets

Terrace

Core





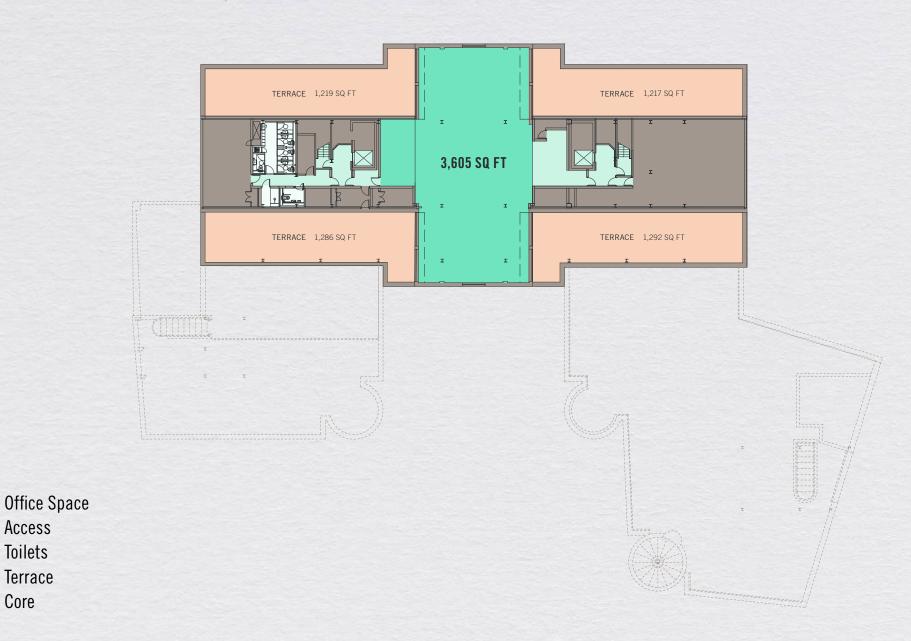




### FIFTH FLOOR

Access Toilets Terrace Core

### **TOTAL OFFICE AREA - 3,605 SQ FT**





### **SUMMARY SPECIFICATION**



OCCUPATIONAL DENSITY: 1 PERSON PER 8 SQ M



OVER 17,000 SQ FT OF LANDSCAPED ROOF TERRACES AND COURTYARD



PART OF A WATERSIDE ESTATE COMMUNITY



COLLABORATIVE WORK
SPACE WITH DIRECT
ACCESS TO RIVERSIDE
COURTYARD



3.2 - 3.5M OFFICE CEILING HEIGHTS



21 SHOWERS & 190 LOCKERS



**97 X BIKE SPACES** 



**WIREDSCORE PLATINUM** 



# BLACKSTONE PROPERTY MANAGEMENT BLACKSTONE PROPERTY MANAGEMENT



### **KEY TAKE-AWAY**

Full refurbishment, including reception, lifts and all M&E, of 330,000 sq ft.

### **OCCUPIERS**

### CONDÉ NAST







WPP









### THE RIVER BUILDING

#### **KEY TAKE-AWAY**

Major refurbishment of 95,000 sq ft (in a 280,000 sq ft building) including entire upgrade of all M&E infrastructure.

### **OCCUPIERS**











## TWENTY

#### **KEY TAKE-AWAY**

Full refurbishment of 20 Old Bailey, 240,000 sq ft, including reception, lifts and all M&E - 100% pre-let to international occupiers including Barings Investment Services Limited, Withers LLP and Metro Bank Plc.

### **OCCUPIERS**

### **BARINGS**











### CONTACT

### **FOR ALL ENQUIRIES:**



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This proposal is believed to be correct at the date of publication but its accuracy is in no way guaranteed, neither does it form part of any contract. You should take all appropriate professional advice including premises details and financial/rental information. All areas, measurements and dimensions are approximate. CGI renders shown are for illustrative purposes only. Published August 2019.



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ST. KATHARINE DOCKS

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