

230 BLACKFRIARS



DERWENT
LONDON

INTRODUCTION



Opportunities to join a prime office space a stone's throw from the River Thames and South Bank's exciting galleries and bustling food markets.

The newly refurbished, air-conditioned and open plan space is well suited to a wide range of occupiers. With a variety of options available from CAT A to Furnished + Flexible, there is a space to accommodate any business.



LOCATION



230 Blackfriars is located in the heart of London's Southbank, a neighbourhood home to a thriving food and drink scene, vibrant cultural offering and a cosmopolitan community. Perfectly placed to enjoy the best London has to offer.

Fantastic transport links service the area. With Southwark, Blackfriars, Waterloo and London Bridge stations all within a short walking distance.



Southwark - a 3 minute walk
Jubilee line



Blackfriars - a 5 minute walk
District and Circle lines,
National Rail and Thameslink



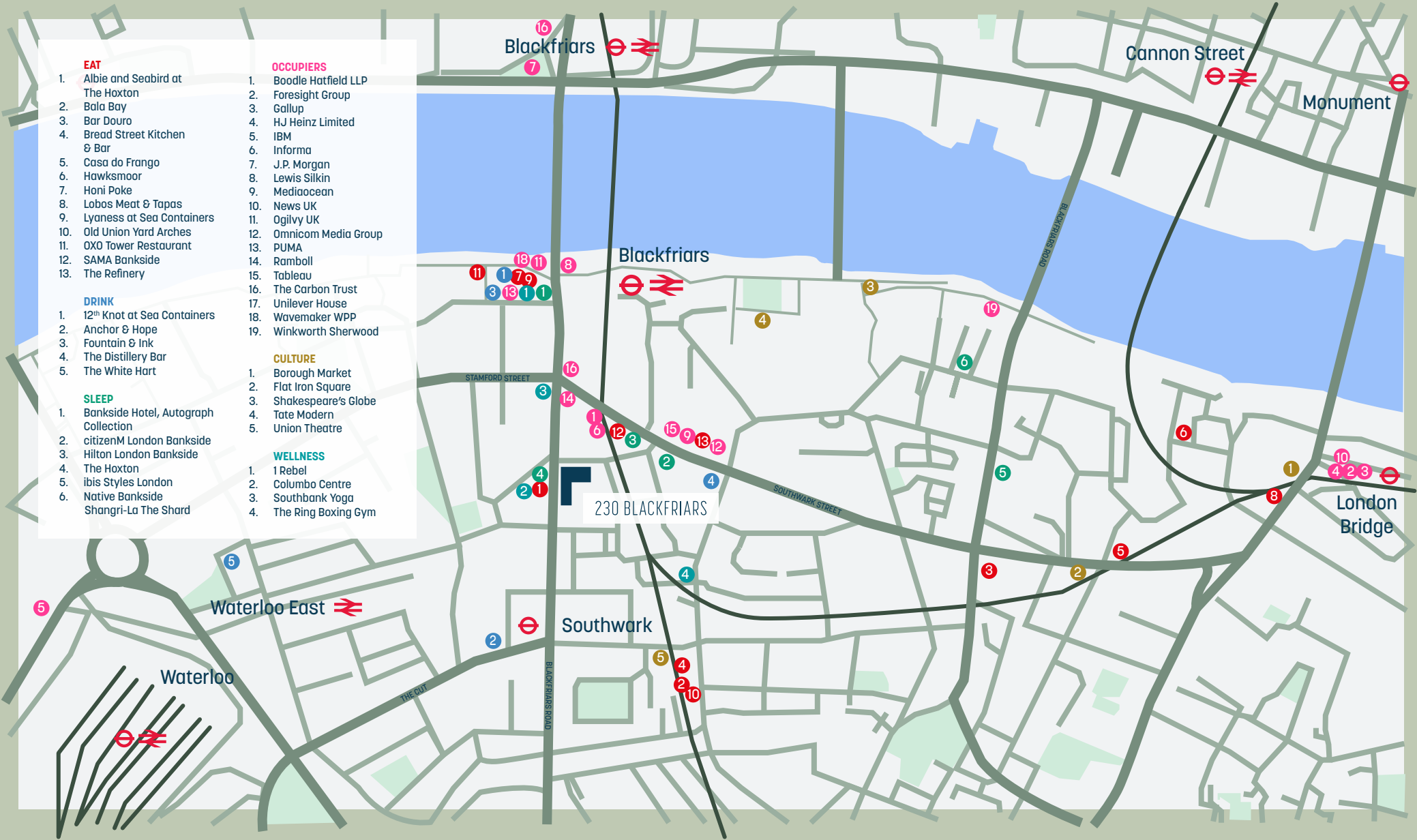
Waterloo - a 10 minute walk
Northern, Bakerloo, Jubilee,
Waterloo & City lines and
National Rail



London Bridge - a 14 minute walk
Jubilee and Northern lines,
National Rail



LOCATION



EAT

1. Albie and Seabird at The Hoxton
2. Bala Bay
3. Bar Douro
4. Bread Street Kitchen & Bar
5. Casa do Frango
6. Hawksmoor
7. Honi Poke
8. Lobos Meat & Tapas
9. Lyaness at Sea Containers
10. Old Union Yard Arches
11. OXO Tower Restaurant
12. SAMA Bankside
13. The Refinery

DRINK

1. 12th Knot at Sea Containers
2. Anchor & Hope
3. Fountain & Ink
4. The Distillery Bar
5. The White Hart

SLEEP

1. Bankside Hotel, Autograph Collection
2. citizenM London Bankside
3. Hilton London Bankside
4. The Hoxton
5. ibis Styles London
6. Native Bankside
- Shangri-La The Shard

OCCUPIERS

1. Boodle Hatfield LLP
2. Foresight Group
3. Gallup
4. HJ Heinz Limited
5. IBM
6. Informa
7. J.P. Morgan
8. Lewis Silkin
9. Mediaocean
10. News UK
11. Ogilvy UK
12. Omnicom Media Group
13. PUMA
14. Ramboll
15. Tableau
16. The Carbon Trust
17. Unilever House
18. Wavemaker WPP
19. Winkworth Sherwood

CULTURE

1. Borough Market
2. Flat Iron Square
3. Shakespeare's Globe
4. Tate Modern
5. Union Theatre

WELLNESS

1. 1 Rebel
2. Columbo Centre
3. Southbank Yoga
4. The Ring Boxing Gym

KEY FEATURES



- A range of CAT A, partially-fitted and Furnished + Flexible options available
- Bright, open-plan floorplates with double aspect providing superb natural daylight
- Air conditioning
- Raised access floors
- New LED lighting
- Recently refurbished reception
- 24 hour security
- End-of-journey facilities include:
 - 66 bike racks and on-floor showers
 - Onsite parking
 - EPC rating 'C'

SCHEDULE OF AREAS



Floor	sq ft	sq m
Fifth (partially-fitted)	7,268	675
Fourth (Furnished + Flexible)	7,263	674
First (CAT A)	7,289	677
Ground (CAT A)	9,196	854
TOTAL	31,016	2,880



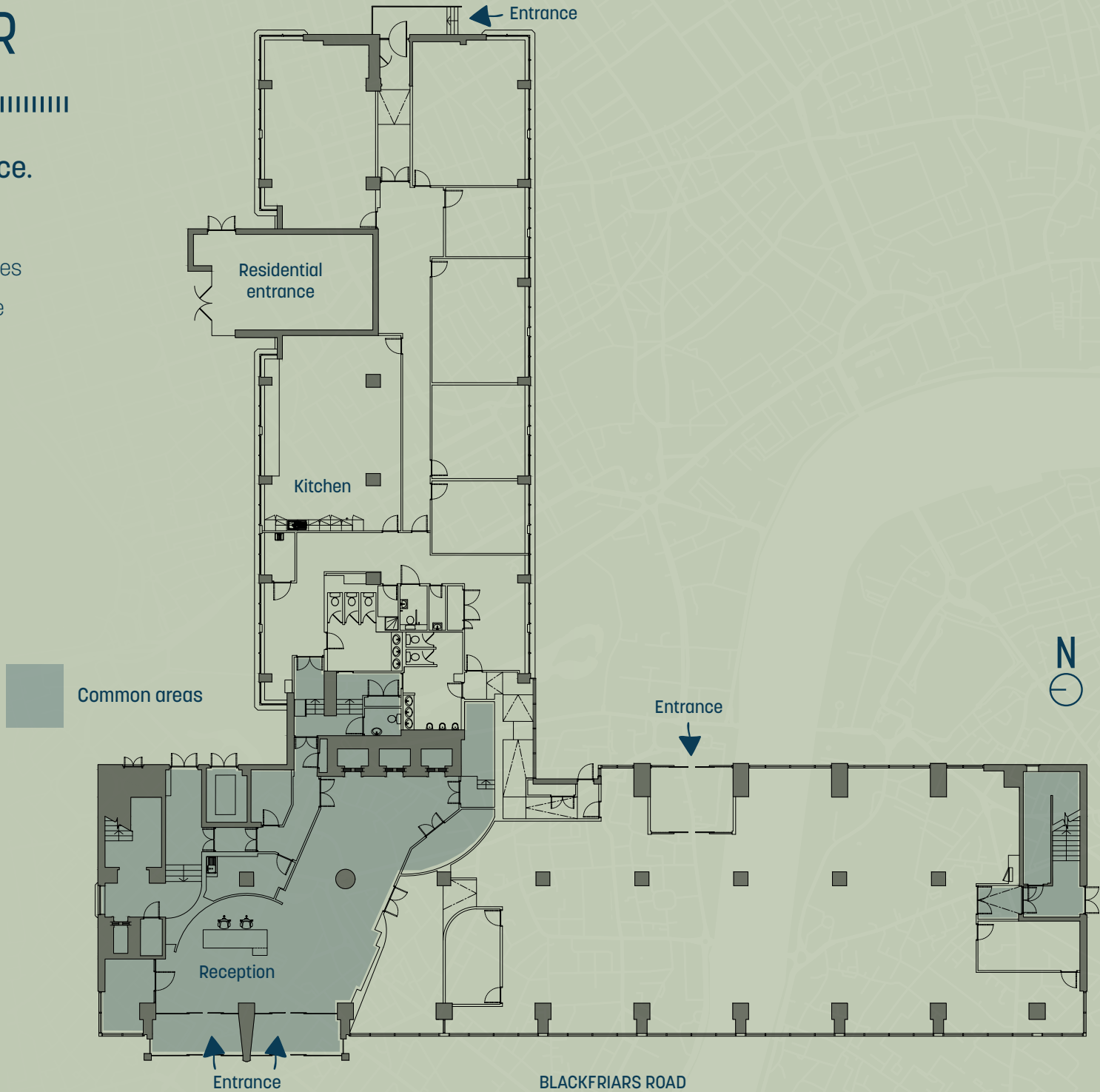
GROUND FLOOR



9,196 sq ft of CAT A space.

What's Included:

- Multiple self-contained entrances
- Excellent ground floor presence
- Tenant branding opportunities
- Existing meeting rooms



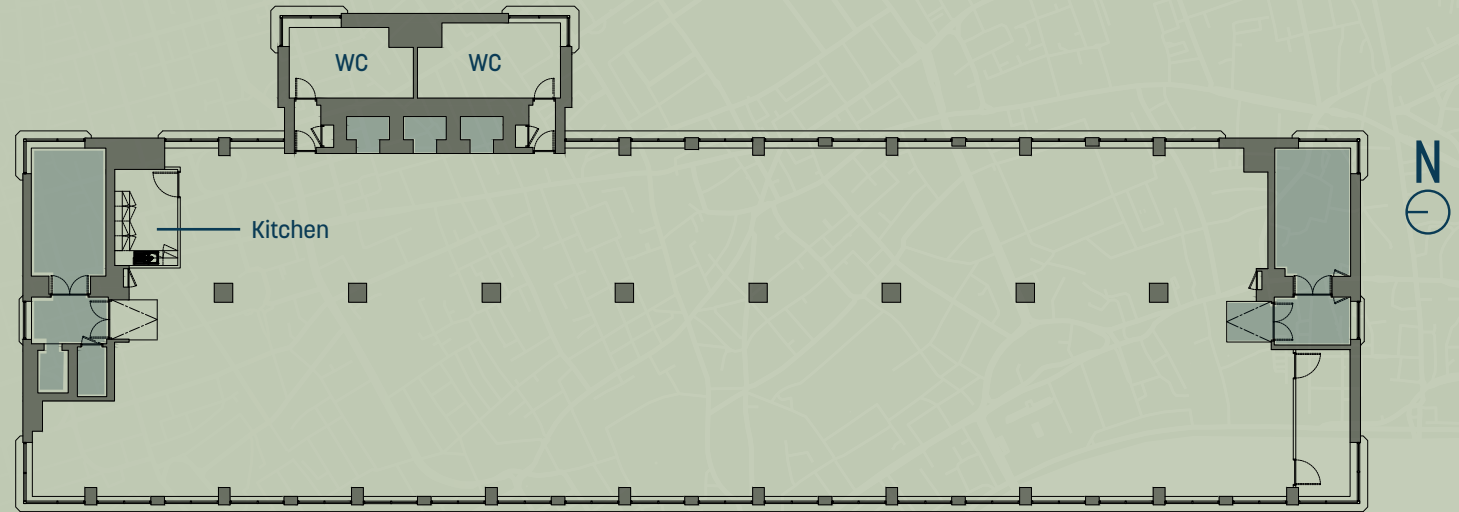
FIRST FLOOR



7,289 sq ft of CAT A space.

What's Included:

- Kitchen



BLACKFRIARS ROAD

 Common areas



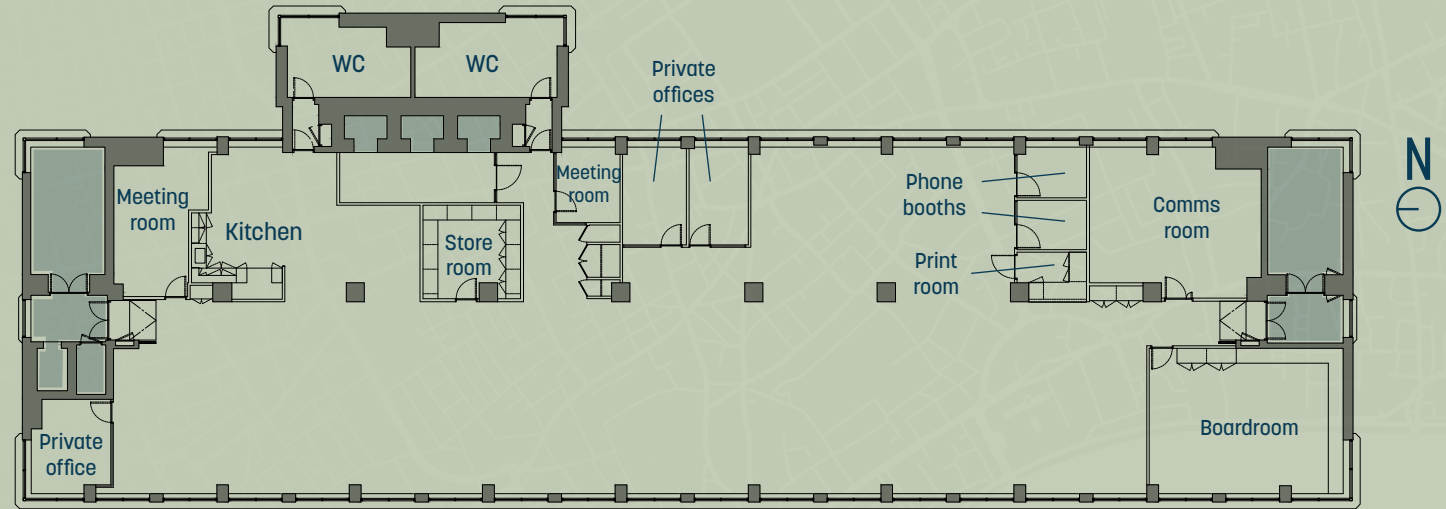
FIFTH FLOOR



7,268 sq ft of partially-fitted space.

What's Included:

- 2 meeting rooms
- 3 private offices
- 2 phone booths
- 1 conference room
- Kitchen
- Store room & comms room



BLACKFRIARS ROAD



FOURTH FLOOR

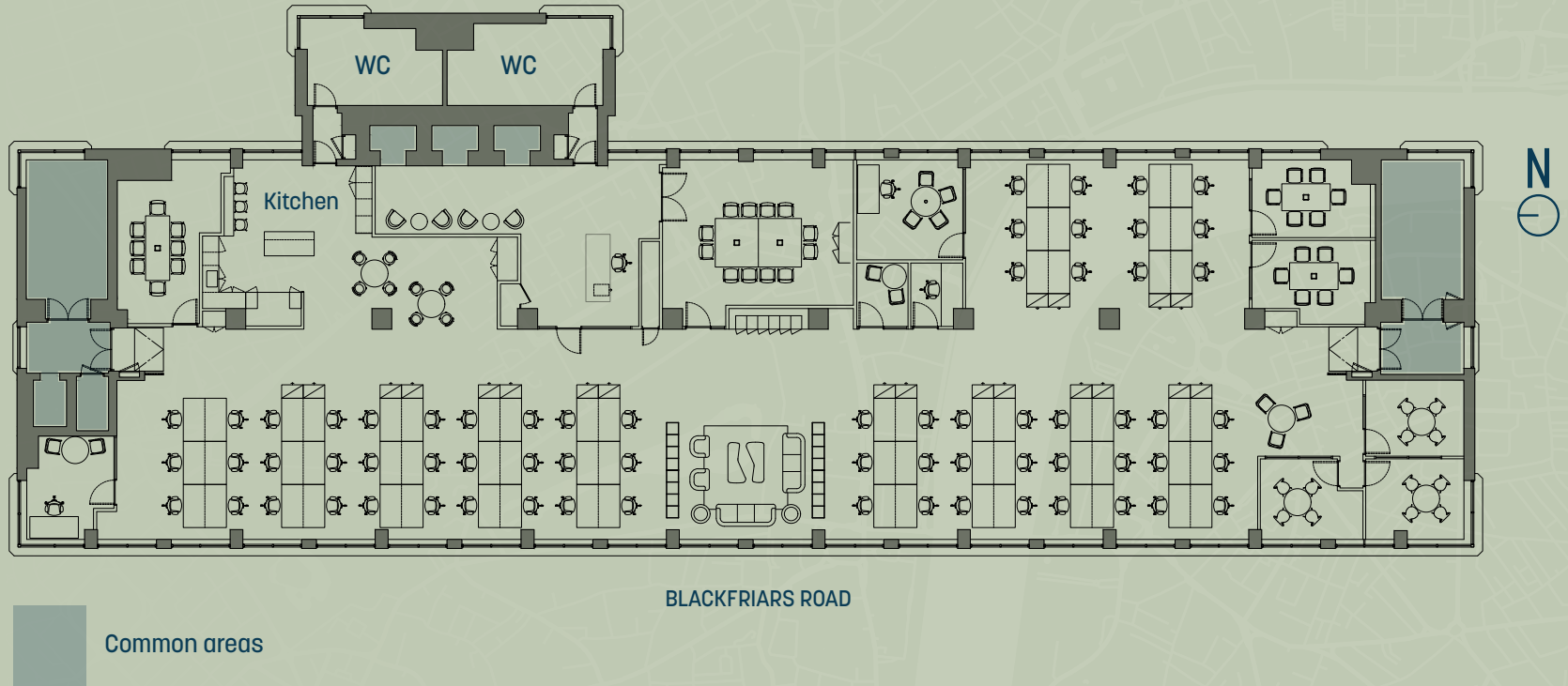


7,263 sq ft Furnished + Flexible space.

FURNISHED + FLEXIBLE

What's Included:

- 66 desks
- 7 meeting rooms
- 1 x 12-person boardroom
- 1 x 8-person meeting room
- 2 x 6-person meeting rooms
- 3 x 4-person meeting rooms
- 2 private offices
- 2 phonebooths
- Breakout areas
- Kitchen
- Reception



FOURTH FLOOR



7,263 sq ft Furnished + Flexible space.



FURNISHED * FLEXIBLE *

DERWENT LONDON



Derwent London is a different kind of developer. A design-led creative office specialist providing unique workplaces where occupiers become long-term partners.

We look for prime sites with hidden potential where we can develop best-in-class buildings with generous volume and excellent natural light. Good transport links are vital. We are known for our flexible approach to changing workspace requirements.

As a responsible business, we understand, balance and manage our environmental, social and governance opportunities proactively; it is visible in our culture, approach and design and management of our buildings. We have set a target to achieve net zero carbon by 2030.



Watch our Net Zero pathway video here.

80 Charlotte Street

Fitzrovia W1
Architects: Make
Size: 380,000 sq ft
Tenants: Arup, Boston Consulting Group and Lee & Thompson
Restaurants: Lantana, Officina OO
Completed: 2020

Tea Building

Shoreditch E1
Architects: AHMM
Size: 270,000 sq ft
Tenants: Albion, Buckley Gray Yeoman, Dentsu Aegis, Gemba, Method, Monkey Kingdom, Mother, Shoreditch House and Wise
Restaurants: BRAT, Lyle's, Pizza East and Smoking Goat
Completed: 2001

Soho Place

Soho W1
Architects: AHMM
Size: 285,000 sq ft
Tenants: Apollo Global Management and G Research
Retail: Lids
Completed: 2023

White Collar Factory

Old Street EC1
Architects: AHMM
Size: 291,000 sq ft
Tenants: Adobe, Accenture, AKT II, Box.com, Capital One, Egress, Runpath, Spark44 and The Office Group
Restaurants: Daffodil Mulligan and Lilienblum
Completed: 2017

DL/ Members



DL / 28 . OLD STREET

DL/28, 28 Featherstone Street,
Old Street EC1

DL / 78 . FITZROVIA

DL/78, 78 Charlotte Street,
Fitzrovia W1

As a valued tenant of Derwent London, you will automatically enjoy complimentary DL/ Membership status.

You can use our Lounges, DL/78 in Fitzrovia and DL/28 in Old Street for meetings, connecting and collaboration. You'll receive specially negotiated discounts from a diverse collection of businesses, including local coffee shops, restaurants and wellness brands.

Members also have access to a packed calendar of experience-led events curated by our dedicated team. And the DL/ App is your effortless personal portal to all of it.

Our DL/ Lounges include:

- Communal collaboration and working areas in the Lounge
- Bookable meeting rooms configured to your needs
- Library for quiet working (DL/28)
- Outdoor terrace (DL/28)
- Event / town hall space available for exclusive hire
- On-site café operated by Lantana at DL/78 and DL/ Service at DL/28
- Curated events programme
- All connected via the DL/ App

DL/28.Old Street CGI

DL/78.in Fitzrovia

AGENTS



SAVILLS

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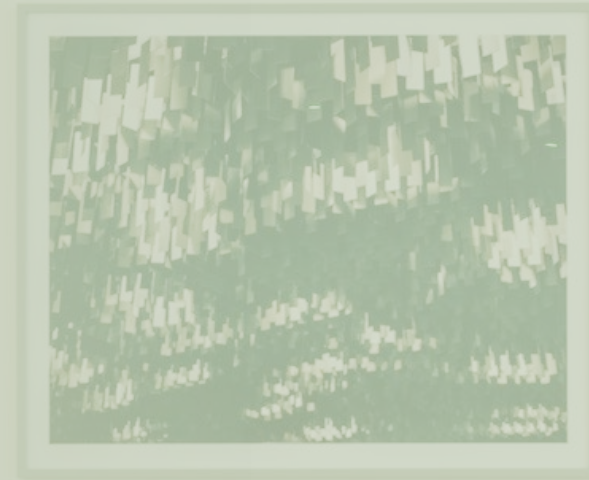
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[230blackfriars.co.uk](https://www.230blackfriars.co.uk)

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