



# CHAPTER HOUSE

BRUNSWICK PLACE, OLD STREET, LONDON EC1

Size: 33,982 sq ft

Area: Old Street



Chapter House, formerly a Victorian school house, was built in 1886. The building was recently comprehensively refurbished, retaining a wealth of character and providing 34,000 sq ft of high quality Grade A office accommodation over the lower ground, ground and four upper floors. An ideal home for creative and tech businesses.

*Designed on volume,  
specification and location.*

*Chapter House powers the  
unique. Agile space designed  
with a distinct identity, where  
design classics blend with  
their modern future.*

*Grade A office:* \_\_\_\_\_ *Area: Old Street*





The external façade of the former Victorian school house has been retained, providing a stylish profile to the building. In classic building style of that period, the 1st to 3rd floors feature high ceilings and large windows, flooding the workspaces with natural light.

*Designed on*  
**volume, specification**  
**& location.**

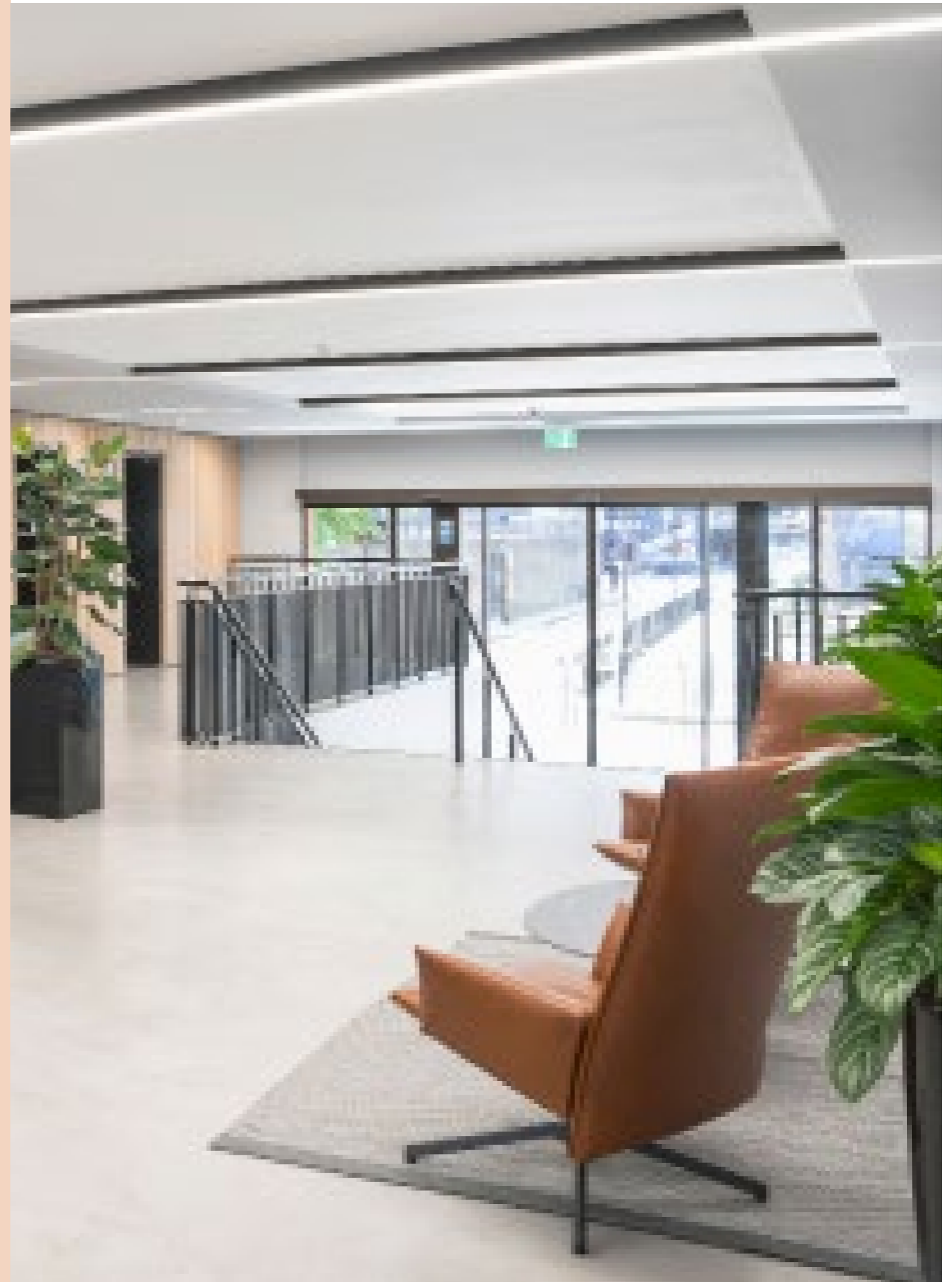
*Contemporary refurbishment*

**Area: Old Street**

# *The smart fit for business.*

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*A welcoming and open dual lobby entrance -  
Brunswick Place + Cranwood Street*





*Contemporary  
refurbishment and  
extension of a former  
Victorian school house  
providing approximately  
33,000 sq ft of  
office accommodation.*







*Light and airy space,  
exposed original  
brickwork, and  
stylish terrace  
areas can all be found  
on the third floor.*



# Openly *designed,* *made to flex.*

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*All floors are provided as CAT A Spec with light,  
airy and spacious floorplates providing flexibility  
for any set up.*

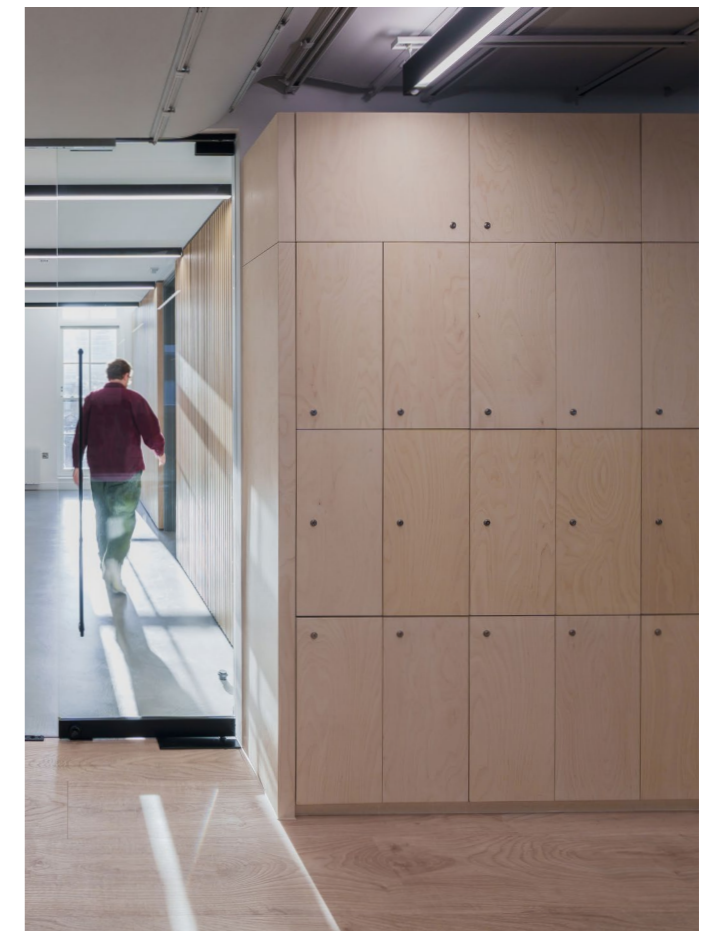


*Approx. 33,000 sq ft  
of office space over  
5 floors featuring  
exposed services and soffit  
that will allow occupants  
to benefit from the full  
volume of the space.*

<i>Floor</i>	<i>Sq ft</i>	<i>Sq m</i>
Fourth	4,850	451
Third	5,722	532
Second	7,425	690
First	7,412	689
Ground	5,343	496
Reception	1,655	154
Lower Ground	1,575	146
Total	33,982	3,158



Dual entrance lobby. 2 x terraces.  
Commissionaire. 86 cycle spaces.  
86 lockers. 9 showers. Towel service  
and changing rooms. New flexible air  
conditioning. Light and spacious.  
Exposed services with suspended LED  
lighting. Full access raised  
floor. 2 x Passenger lifts. EPC A.  
BREEAM "very good".





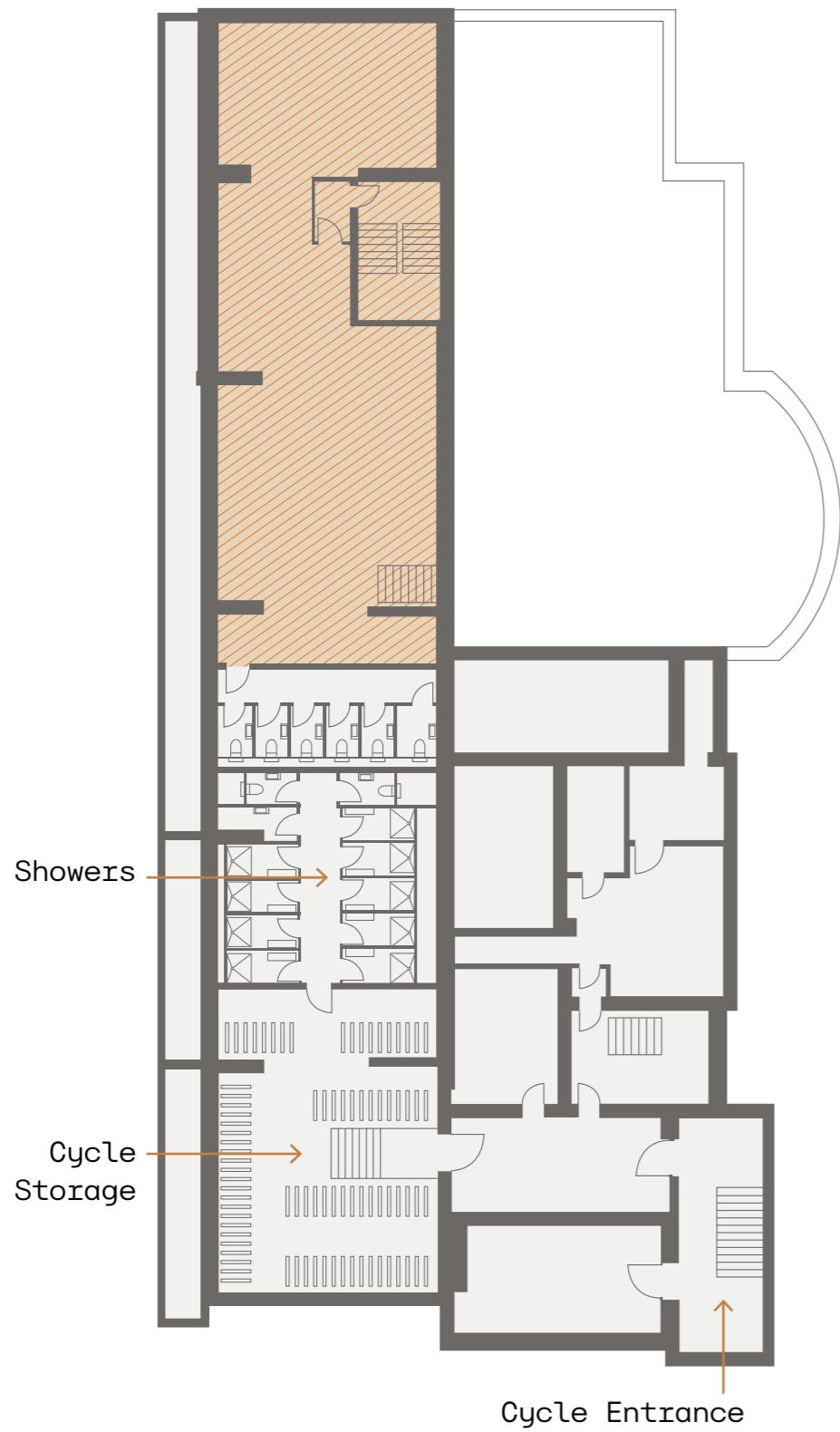
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# *Floorplans*





### Lower Ground Floor



Size: 1,575 sq ft 146 sq m

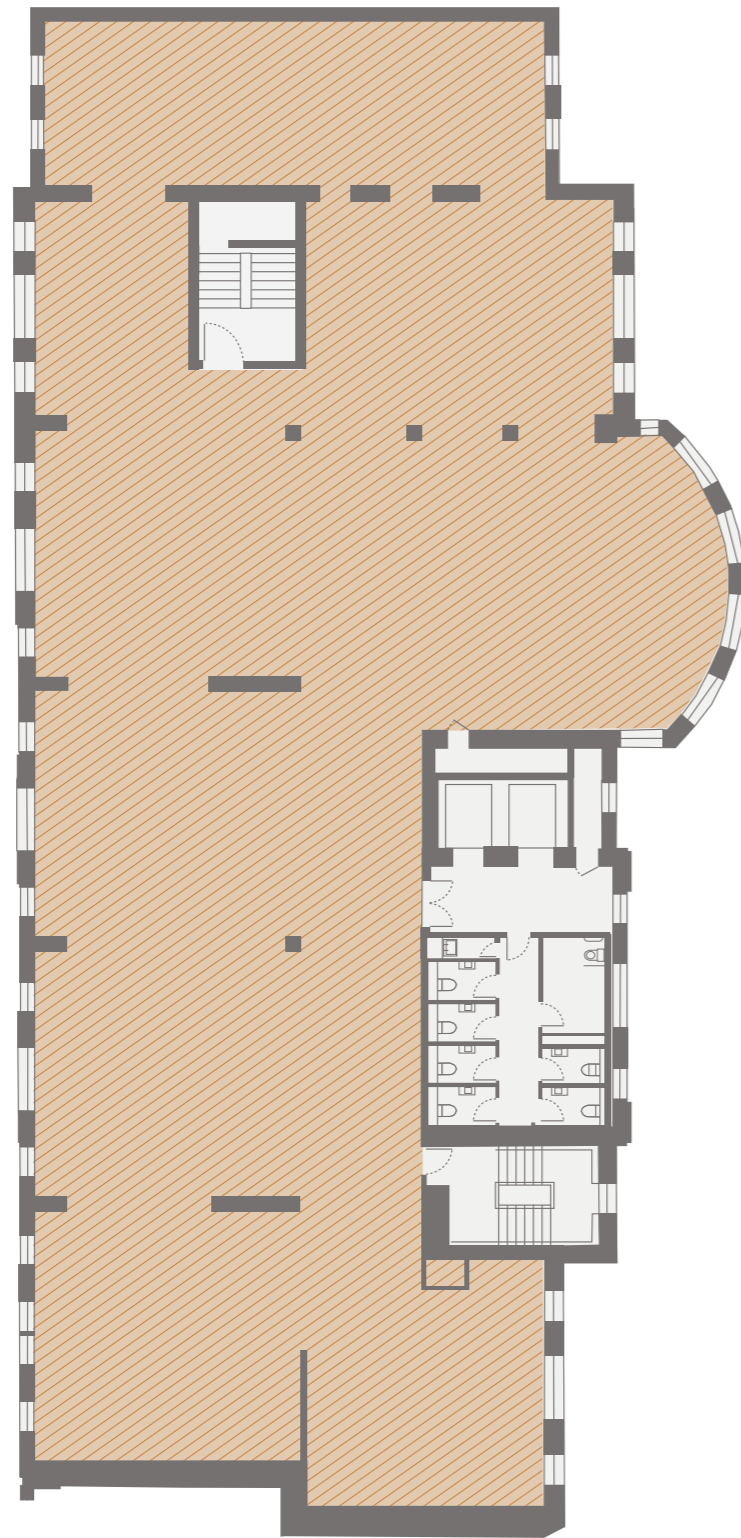
### Ground Floor



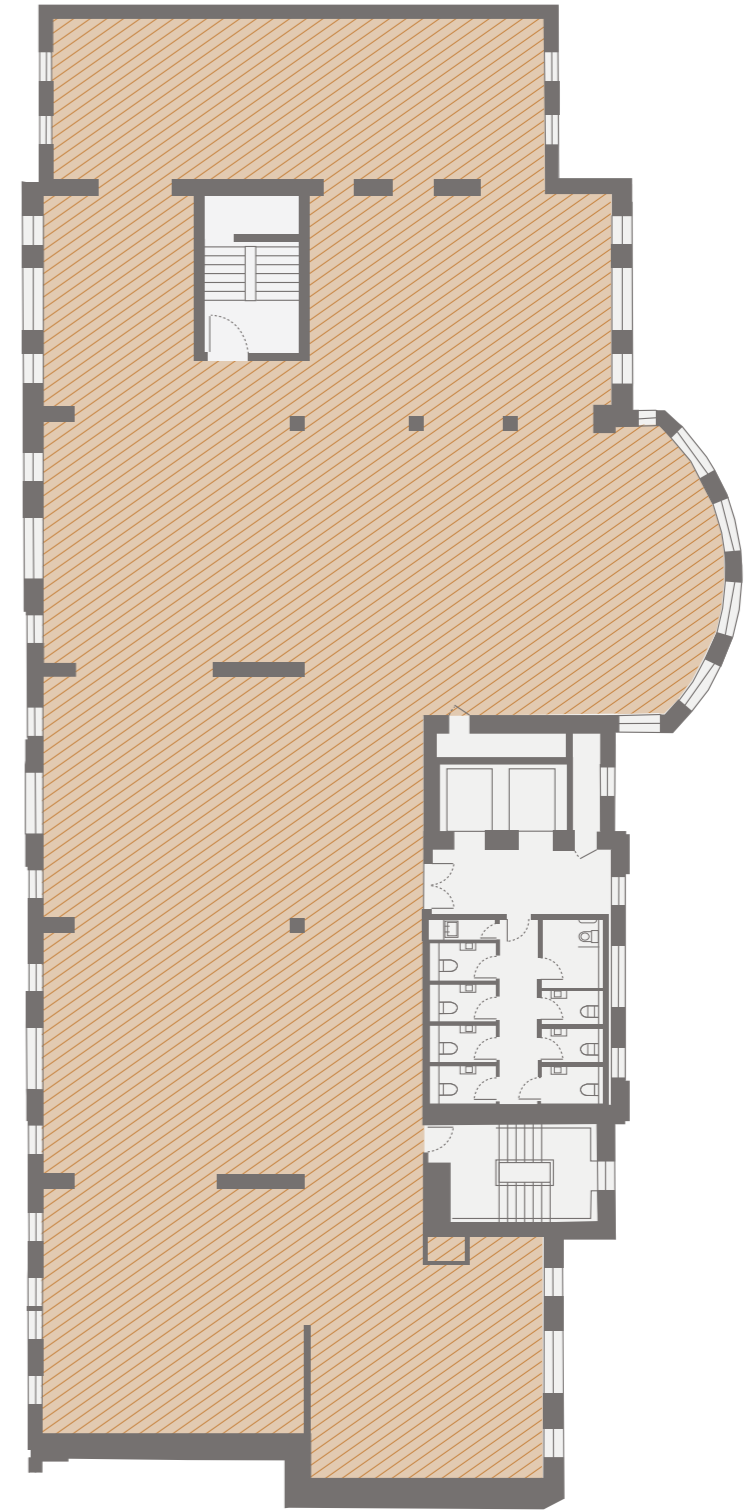
Size: 5,343 sq ft 496 sq m



*First Floor*



*Second Floor*



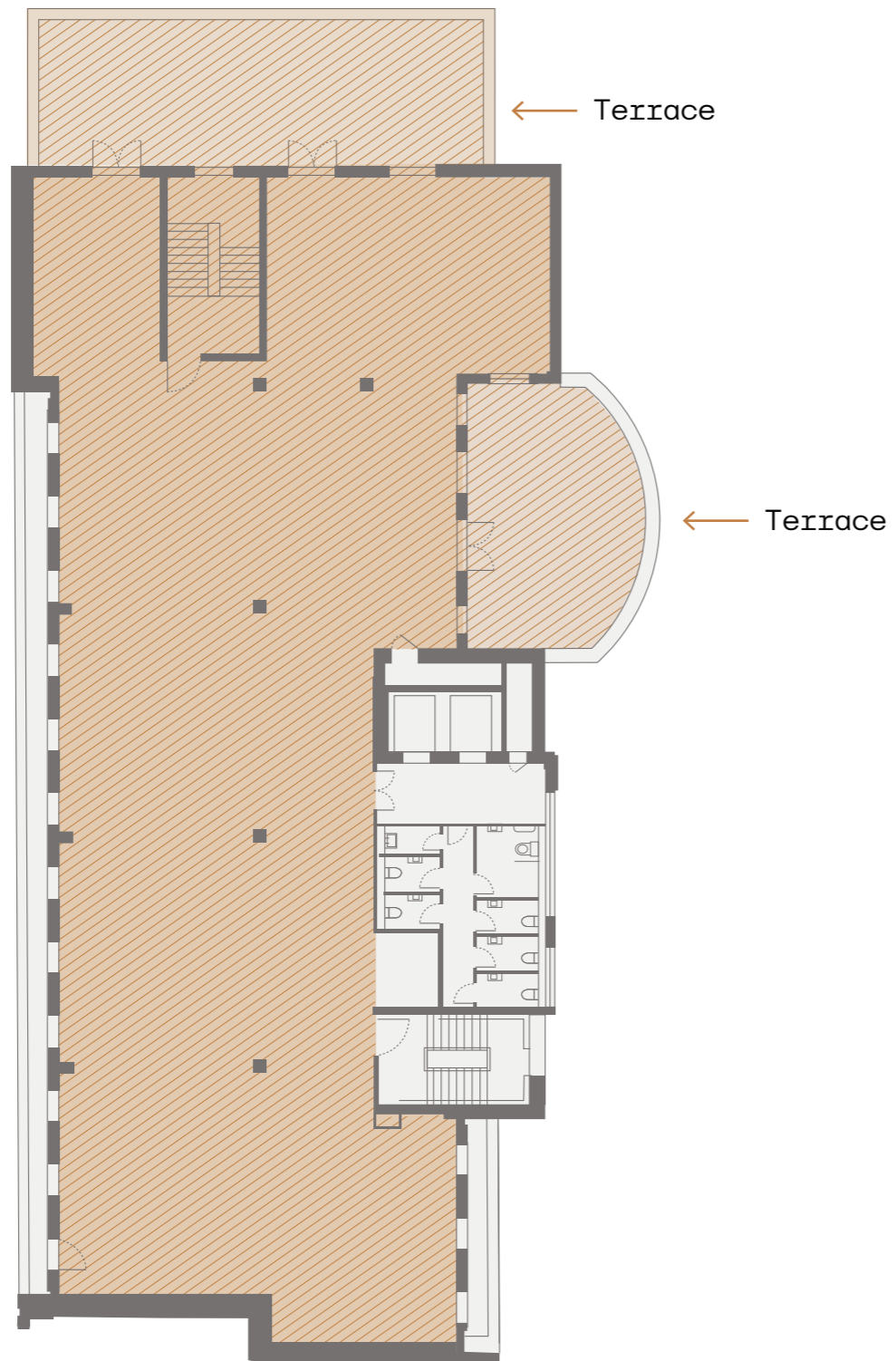
Size: 7,412 sq ft 689 sq m

Size: 7,425 sq ft 690 sq m



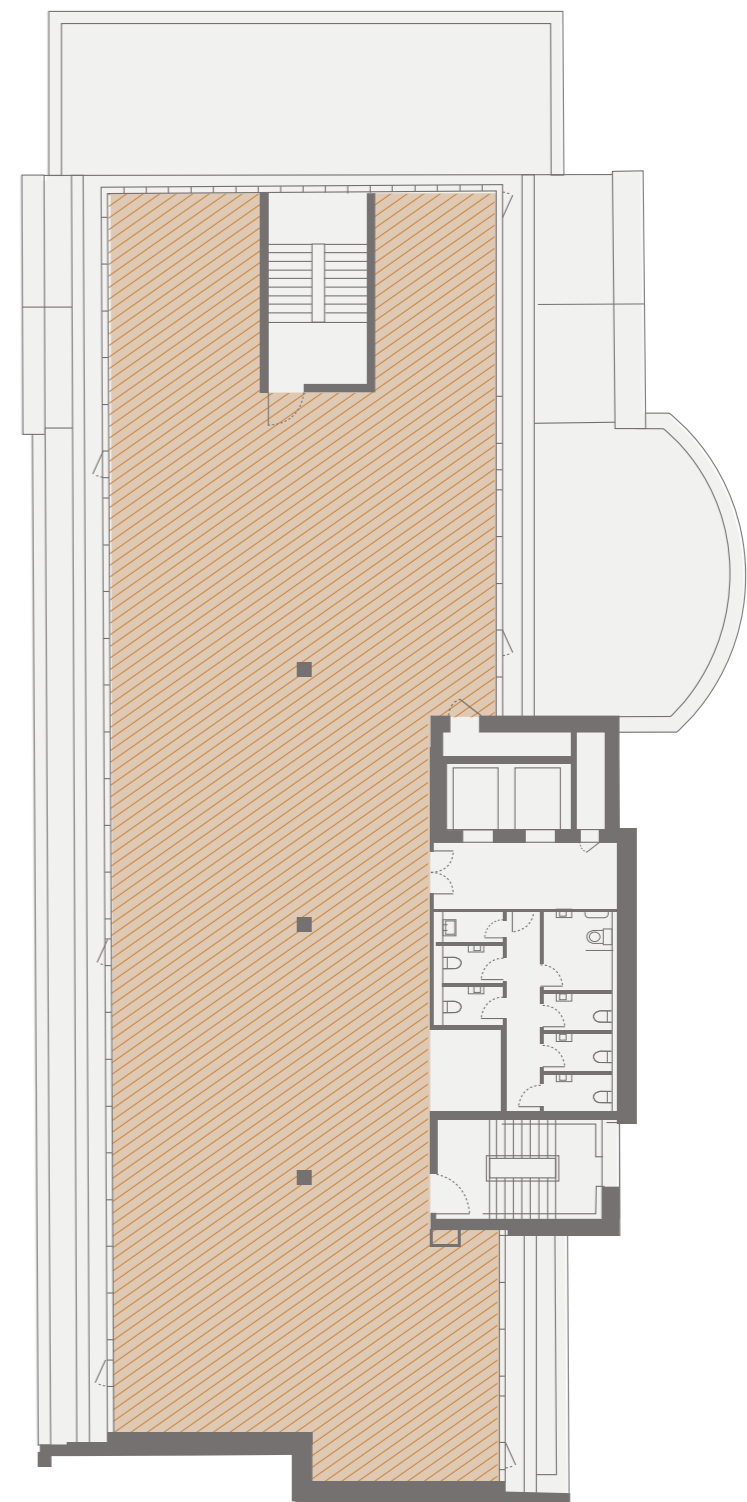


*Third Floor*



Size: 5,722 sq ft 532 sq m

*Fourth Floor*



Size: 4,850 sq ft 451 sq m



# Interiors



## In the details

\*fit-out shown for indicative purposes only















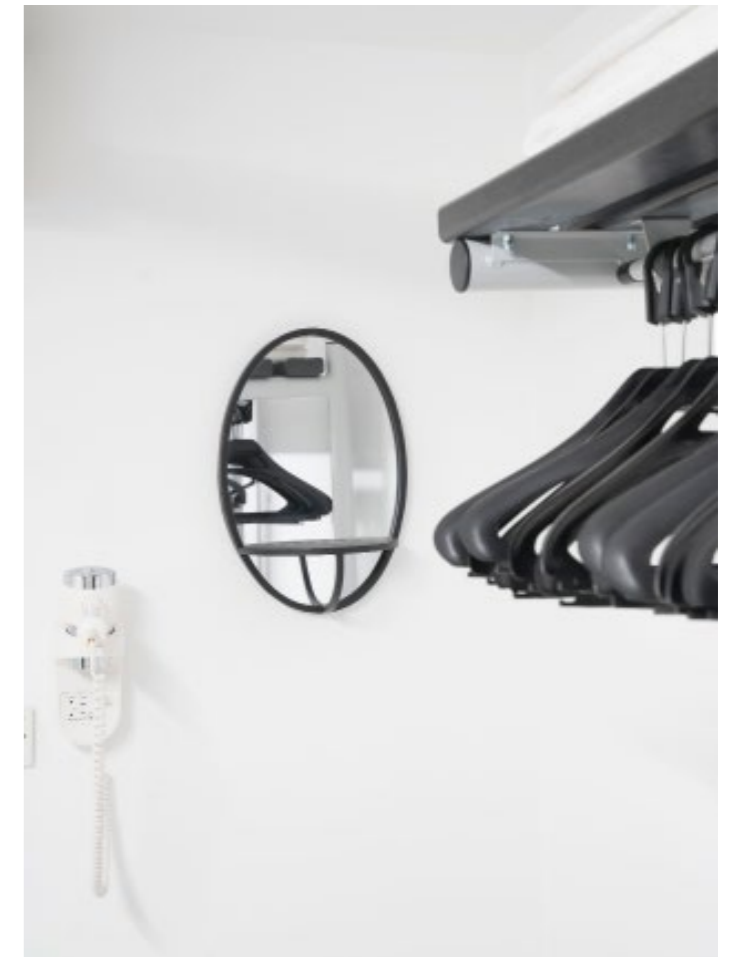


Secure cycle storage

Cranwood Street entrance



Electric power showers



Towel service & changing rooms

**86 Cycle spaces,  
86 lockers, 9 showers  
and towel service.**





# *A city centric business location.*

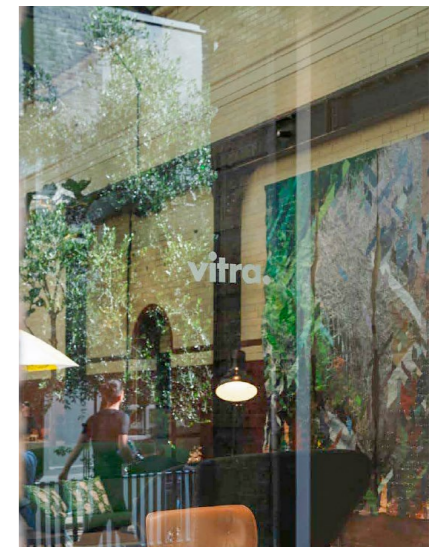
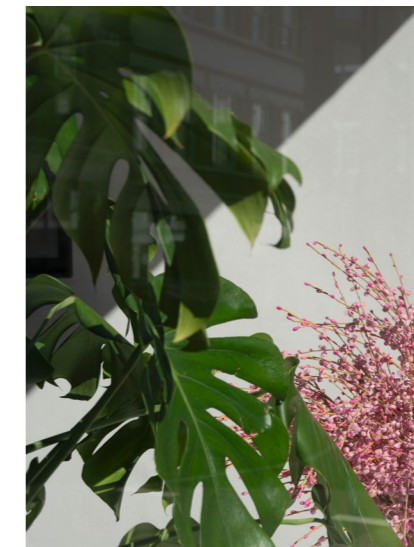
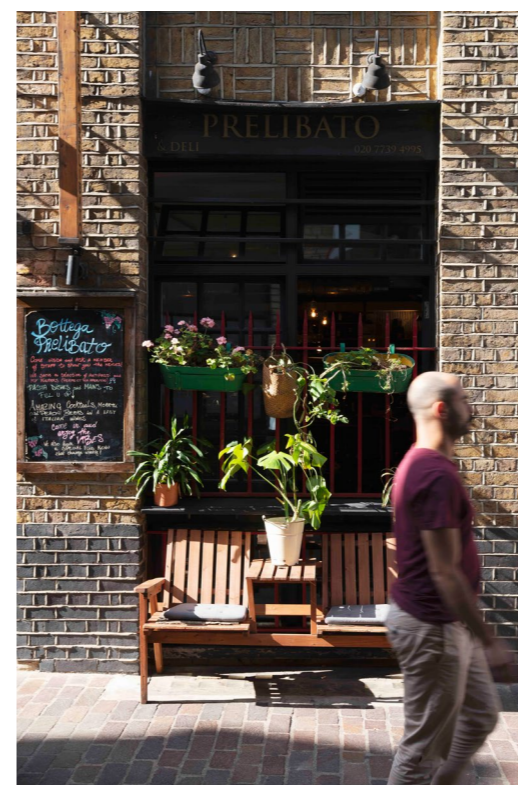
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*Within minutes of Bank and the vibrant  
heart of the City of London.*

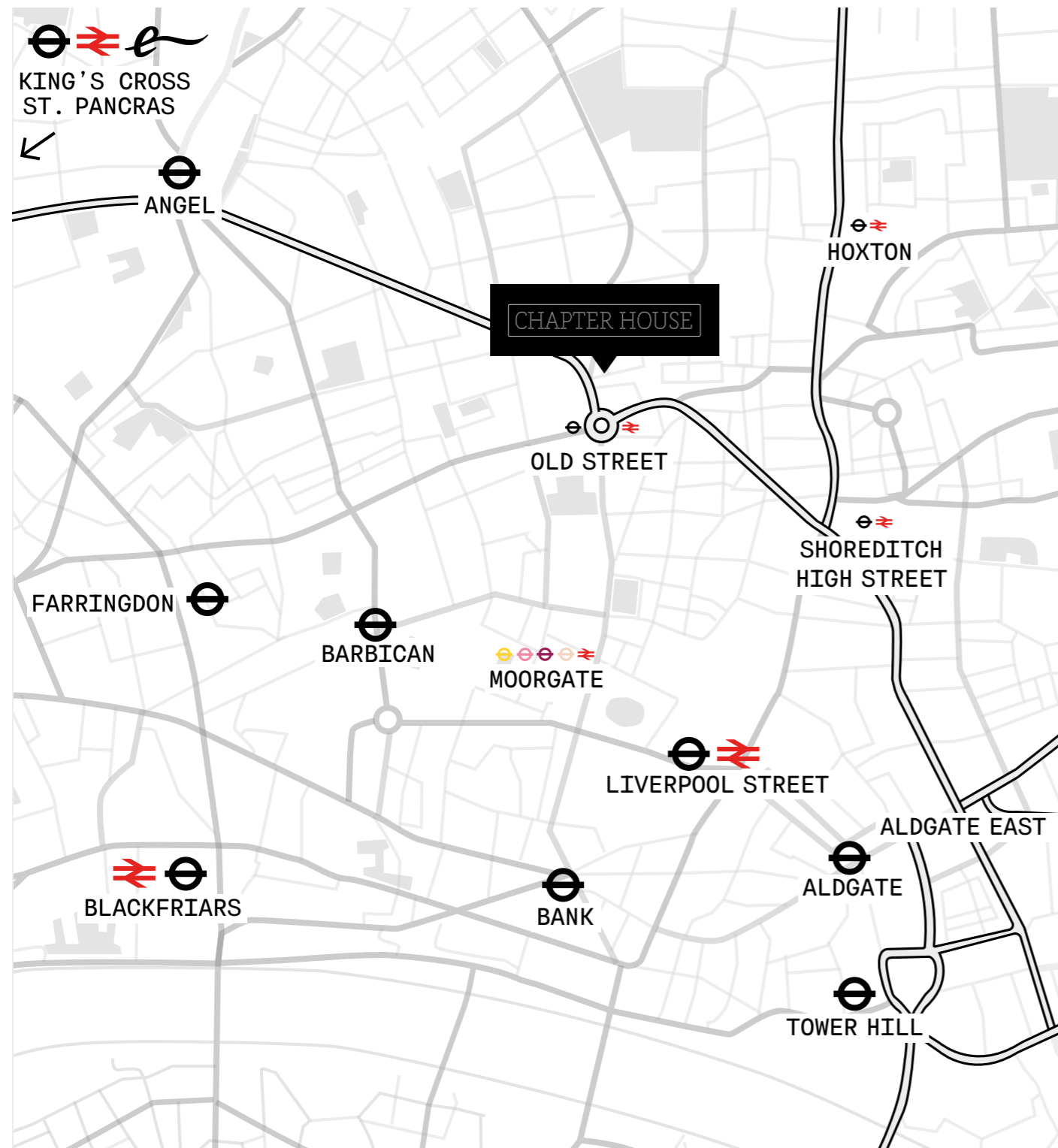




*From baristas to Boxpark - from food to fashion, the location offers an abundance of design, style and taste.*







*A thriving, well-connected  
East London hub.*

Tube from

**Old Street**

**04** minutes  
Kings Cross

Bank  
2 stops - 4 mins

London Bridge  
3 stops - 6 mins

Euston  
3 stops - 6 mins

Walking from

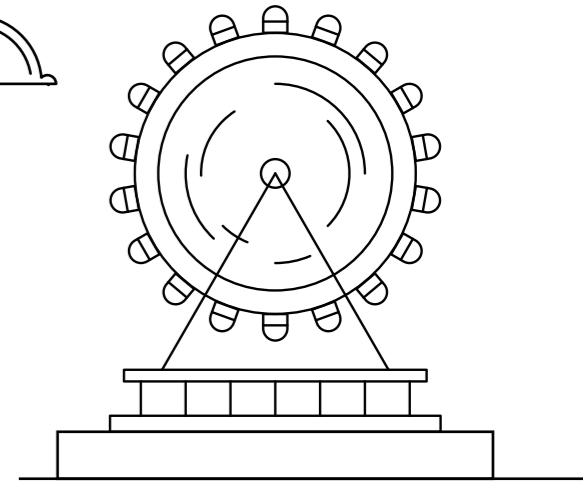
**CHAPTER HOUSE**

**02** minutes  
Old Street

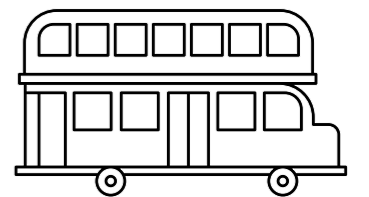
Shoreditch High Street  
5 mins

Hoxton Station  
5 mins

Moorgate  
10 mins



Taxi  
**16** minutes  
Waterloo

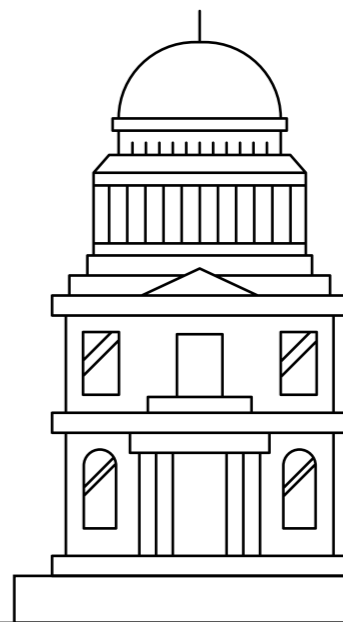


Bus from  
**Old Street**

**07** minutes  
Blackfriars

**14** minutes  
Spitalfields

**10** minutes  
St Pauls





*An eclectic mix of thriving coffee shops and roasteries. Immerse yourself in emerging trends and speciality coffee tasting. Former Victorian school near many Michelin-starred restaurants.*













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