



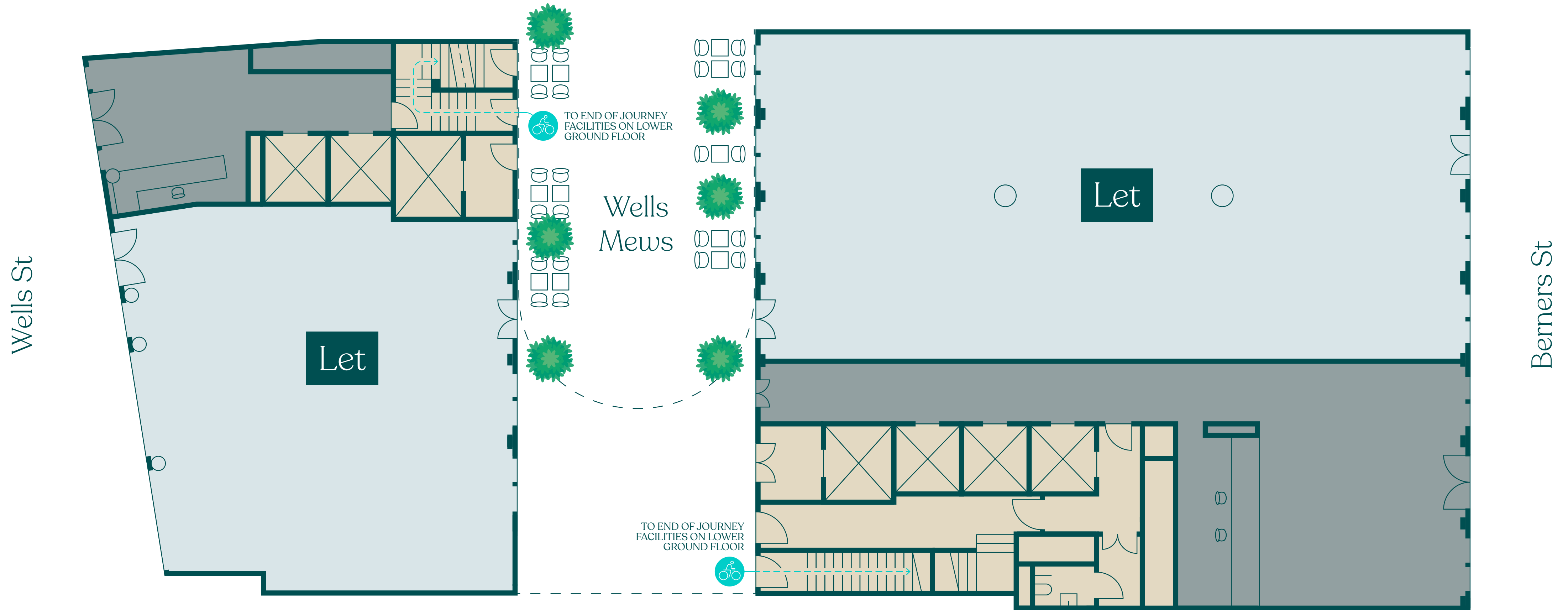
Ground floor plan

Wells Street – 1,946 sq ft

181 sq m

Berners Street – 3,228 sq ft

300 sq m



- Reception
- Office space – let
- Core



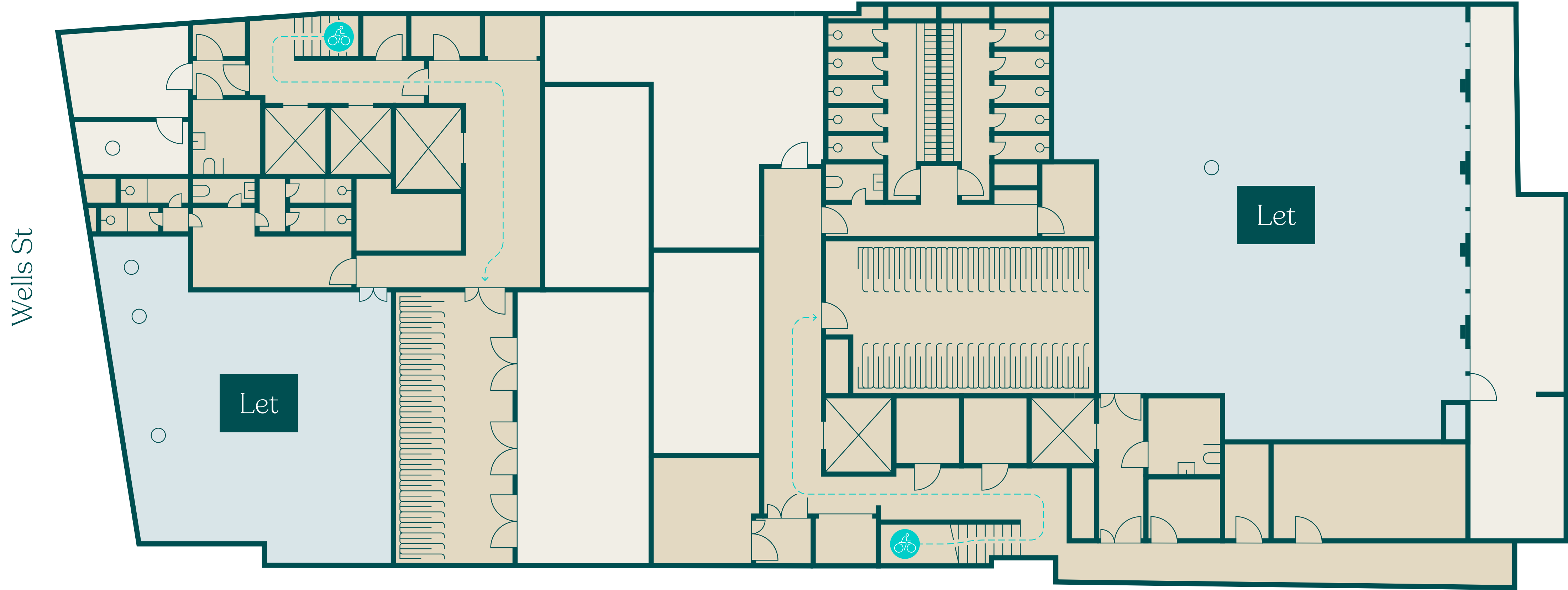
Lower ground floor plan

Wells Street – 1,054 sq ft

98 sq m

Berners Street – 2,225 sq ft

207 sq m



Office space – let
Core

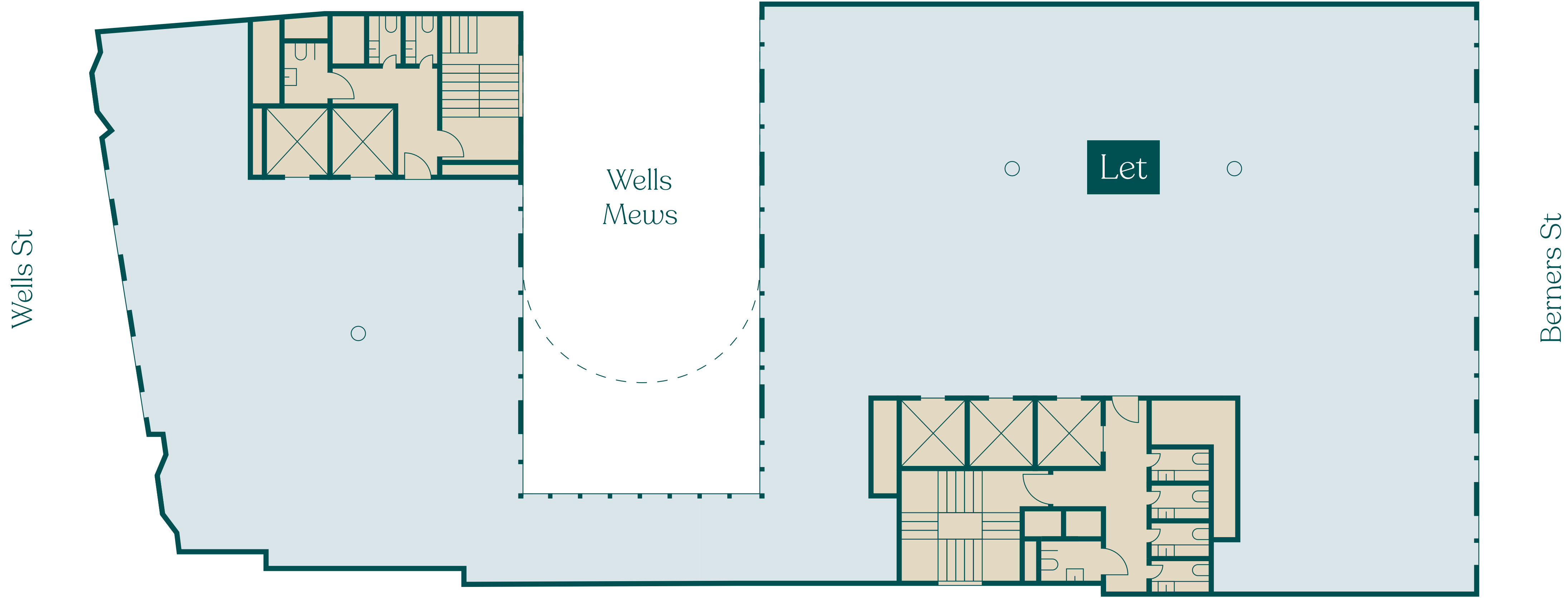
Not to scale
Indicative only



First floor plan

7,427 sq ft

690 sq m



Office space
Core

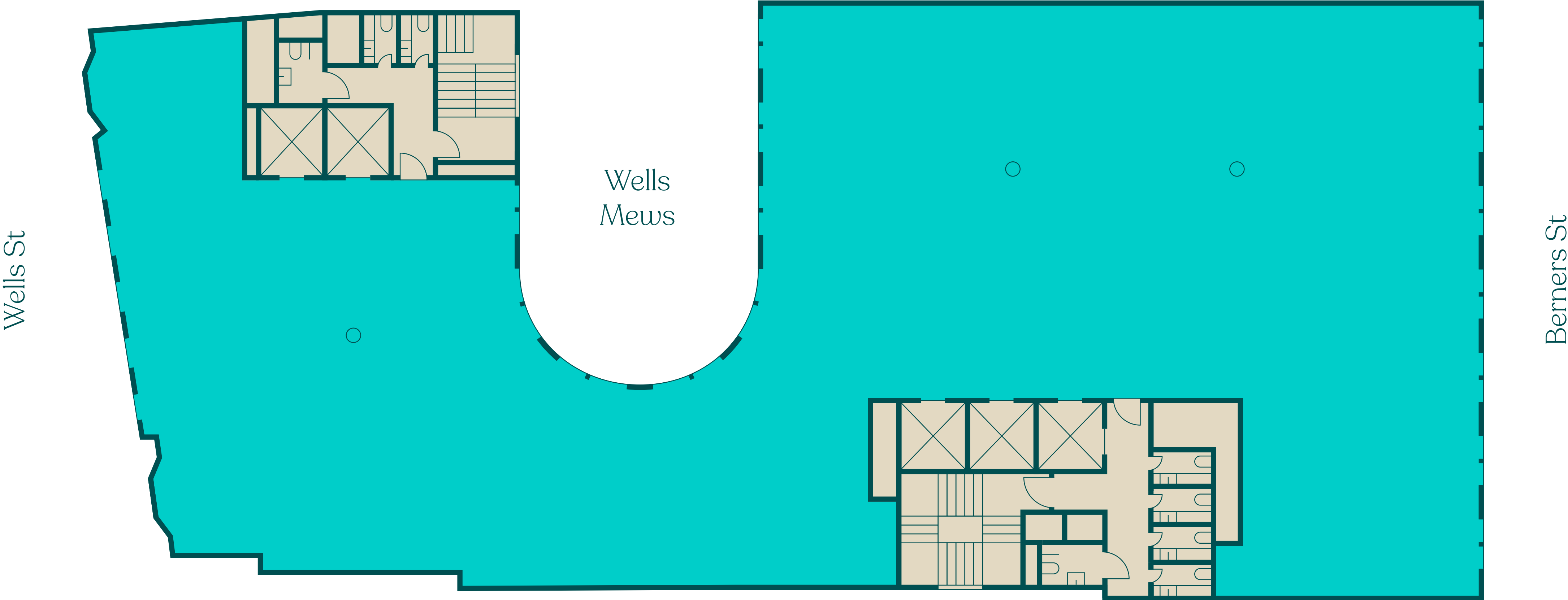
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Second floor plan

7,955 sq ft

739 sq m



Office space
Core

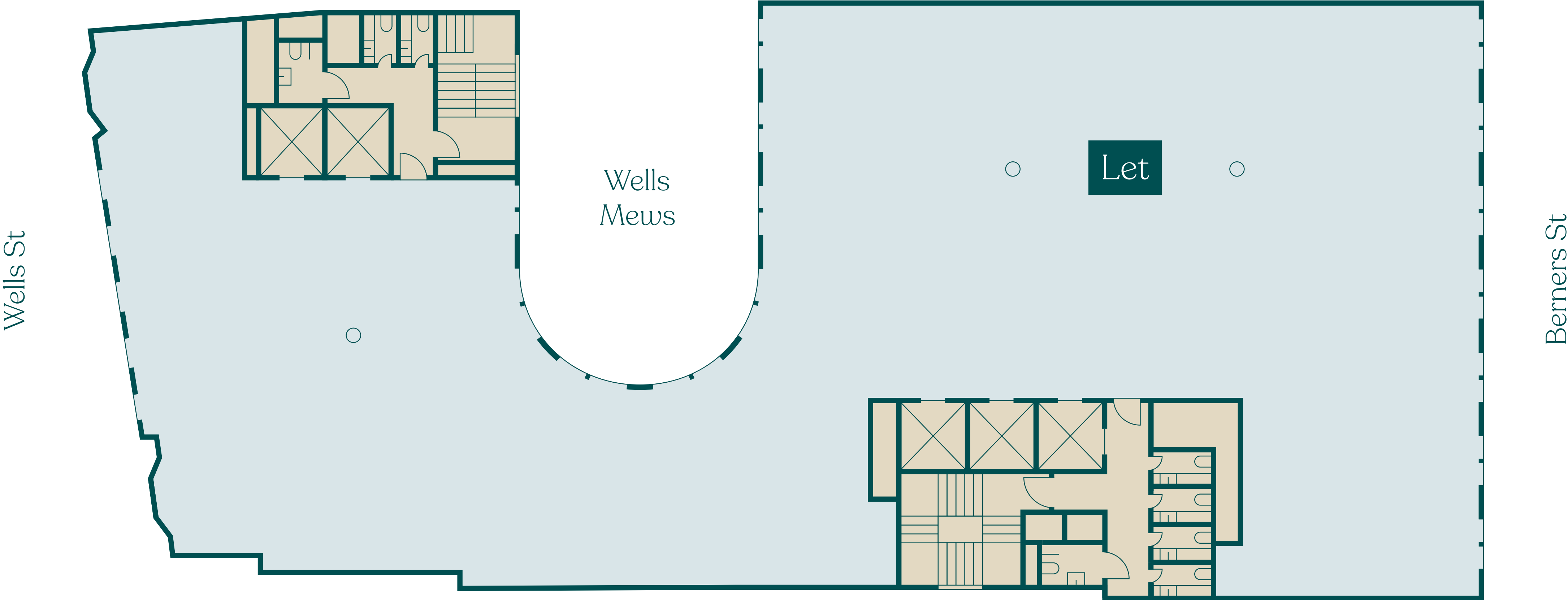
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Third floor plan

7,937 sq ft

737 sq m



Office space
Core

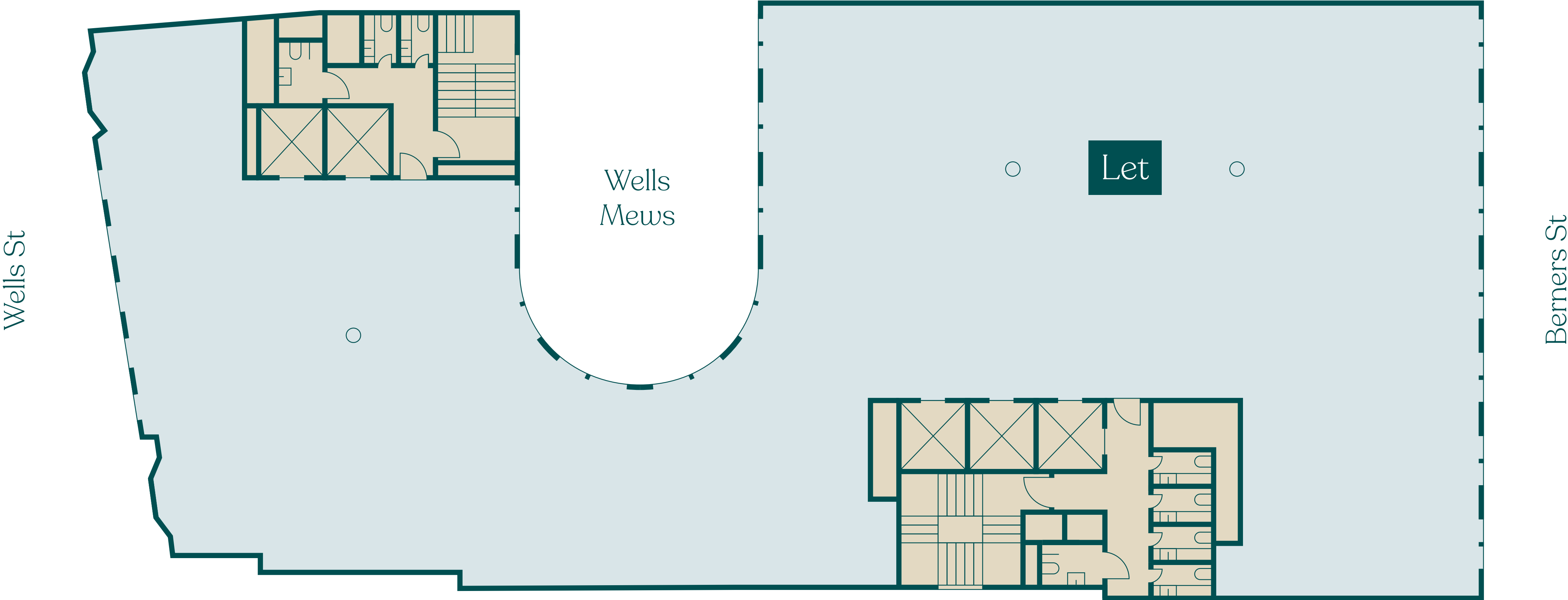
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Fourth floor plan

7,939 sq ft

738 sq m



Office space – let
Core

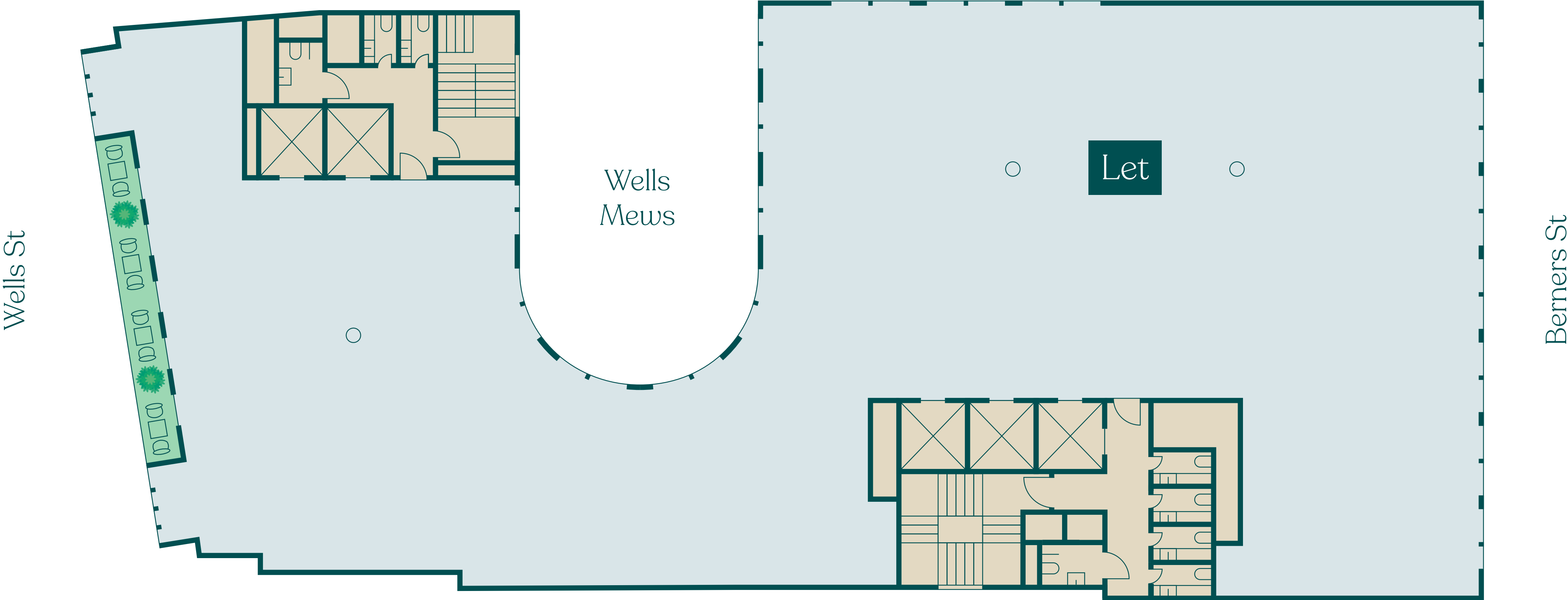
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Fifth floor plan

7,747 sq ft

720 sq m



- Office space – let
- Core
- Terrace



Sixth floor plan

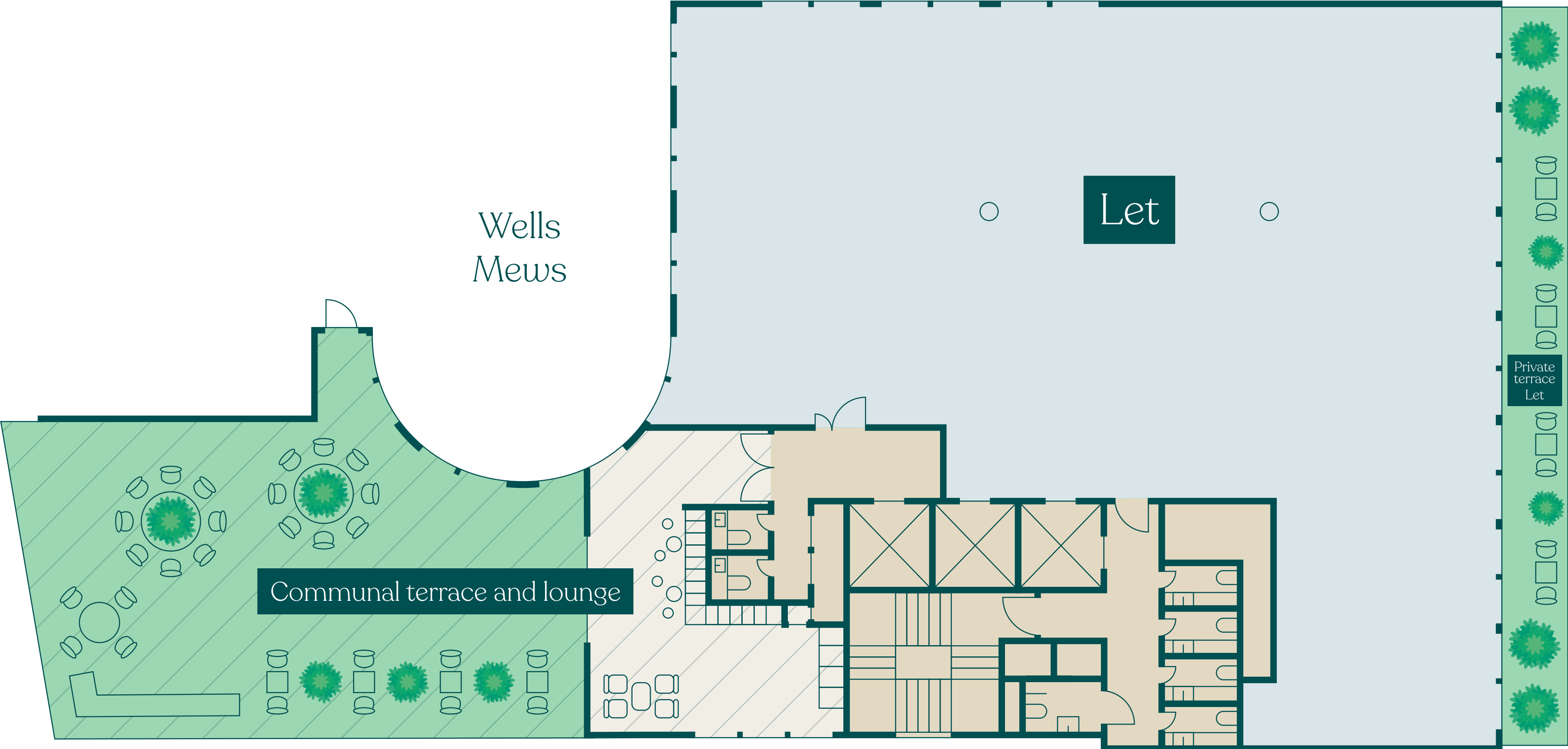
3,935 sq ft

366 sq m

Wells St

Wells Mews

Berners St



- Office space – let
- Core
- Terrace
- Communal lounge
- Communal terrace



Seventh floor plan

3,535 sq ft

328 sq m

Wells St

Berners St



- Office space – let
- Core
- Terrace

Not to scale
Indicative only



Professional Team

Funded and developed as a joint partnership
between Berners-Allsopp and Schrodgers Capital

EMRYS

Architects

CBRE

Development Managers

elliottwood

Structural Engineer

blackburn&co.

Project Manager



MEP Engineer

Rolfe Judd

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A development by

Schrodgers
capital

BERNERS – ALLSOPP

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