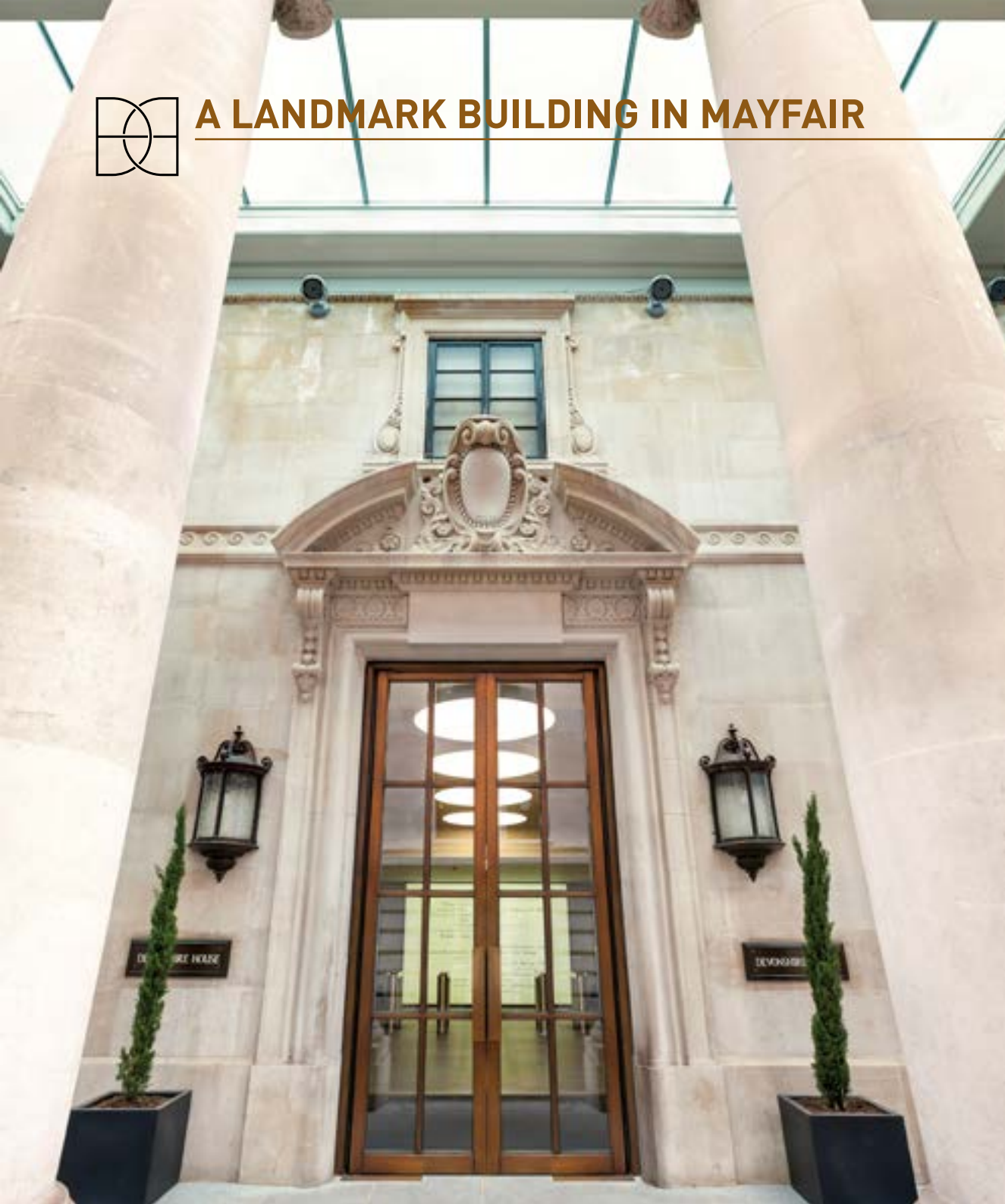


DEVONSHIRE HOUSE
MAYFAIR WI



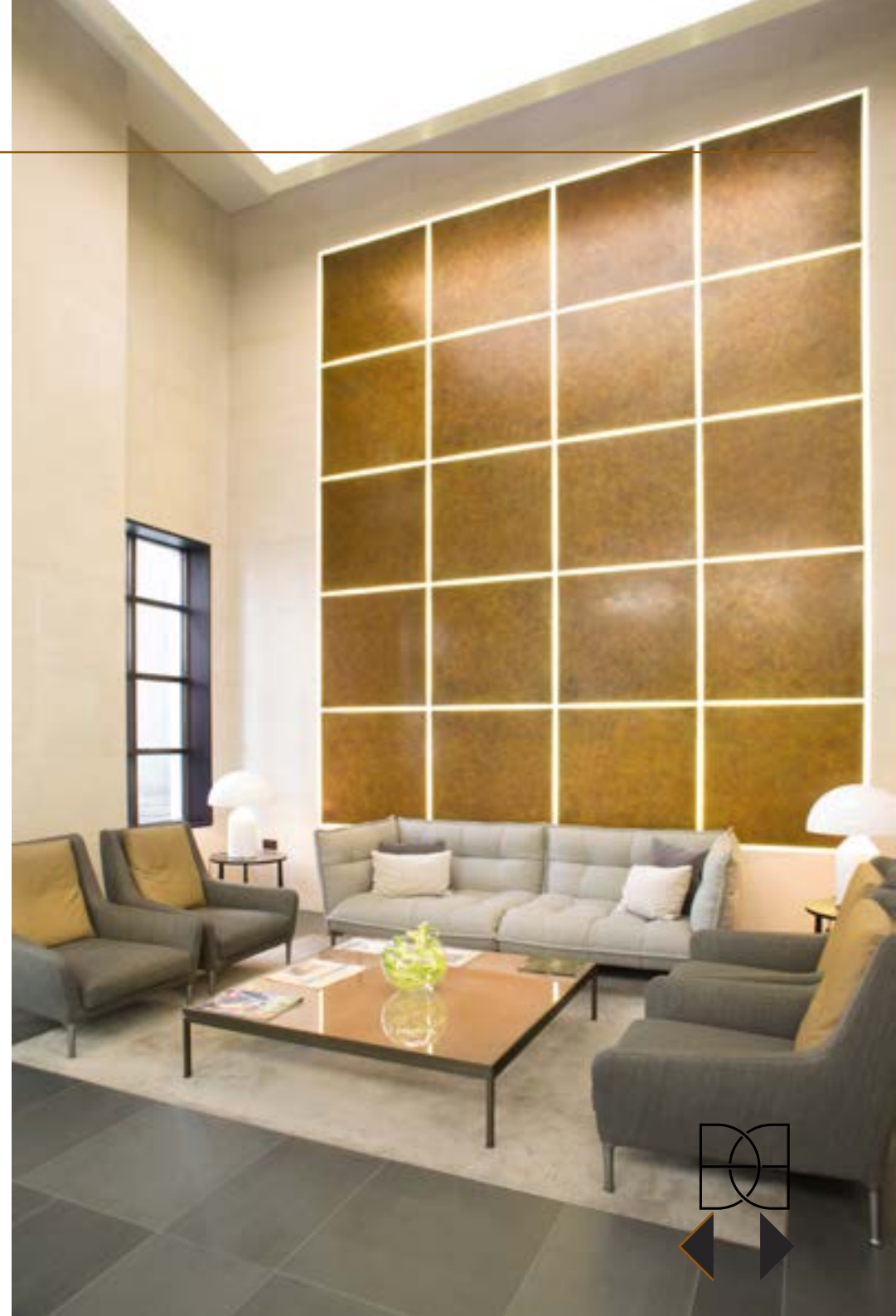
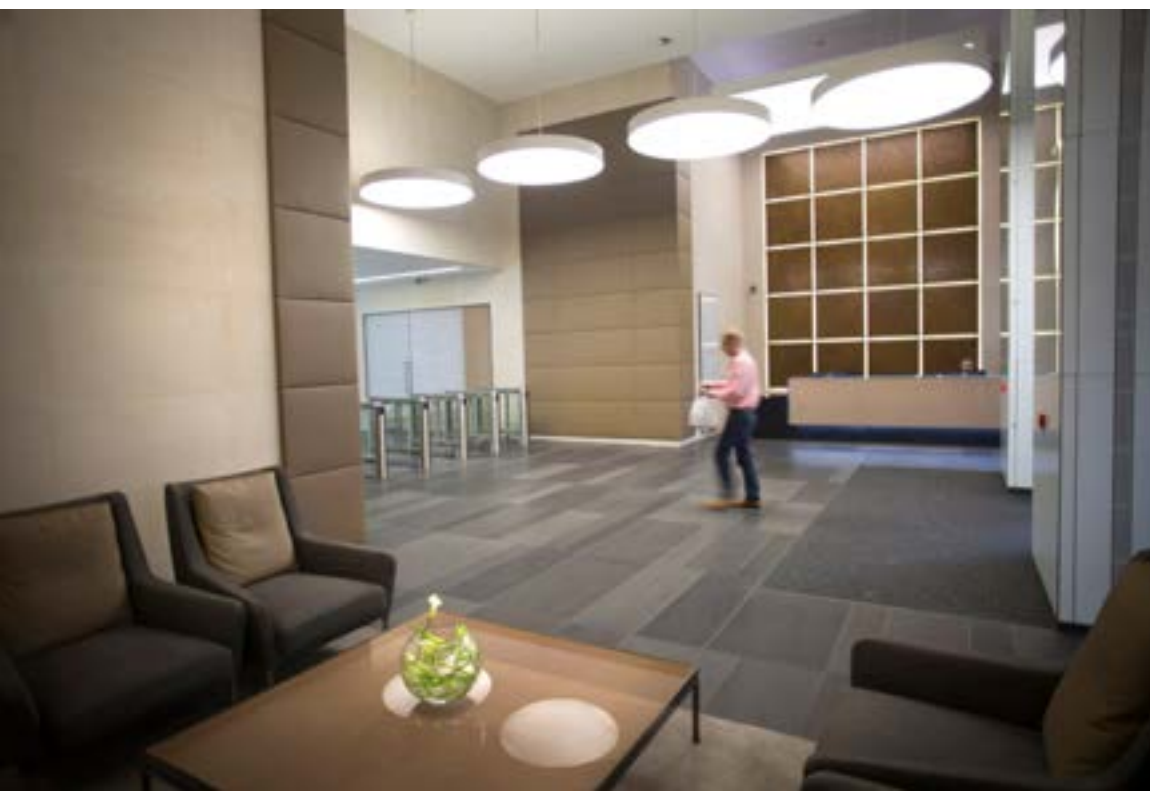


A LANDMARK BUILDING IN MAYFAIR



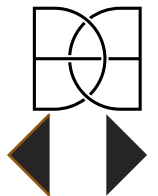
The Location

Occupying the south side of Mayfair Place sits the imposing Grade II listed Devonshire House. Originally built in 1924, and with views across Green Park, Devonshire House really is a level above most Mayfair office properties. There are now only two office suites available on the 8th Floor, with a third suite available on the 4th Floor. The area needs no introduction, and with the property literally situated on top of Green Park Underground you are minutes away for onwards direct access across London and to seven mainline rail stations with links to the capital's airports.



THE AVAILABLE OFFICE SPACE

8th FLOOR





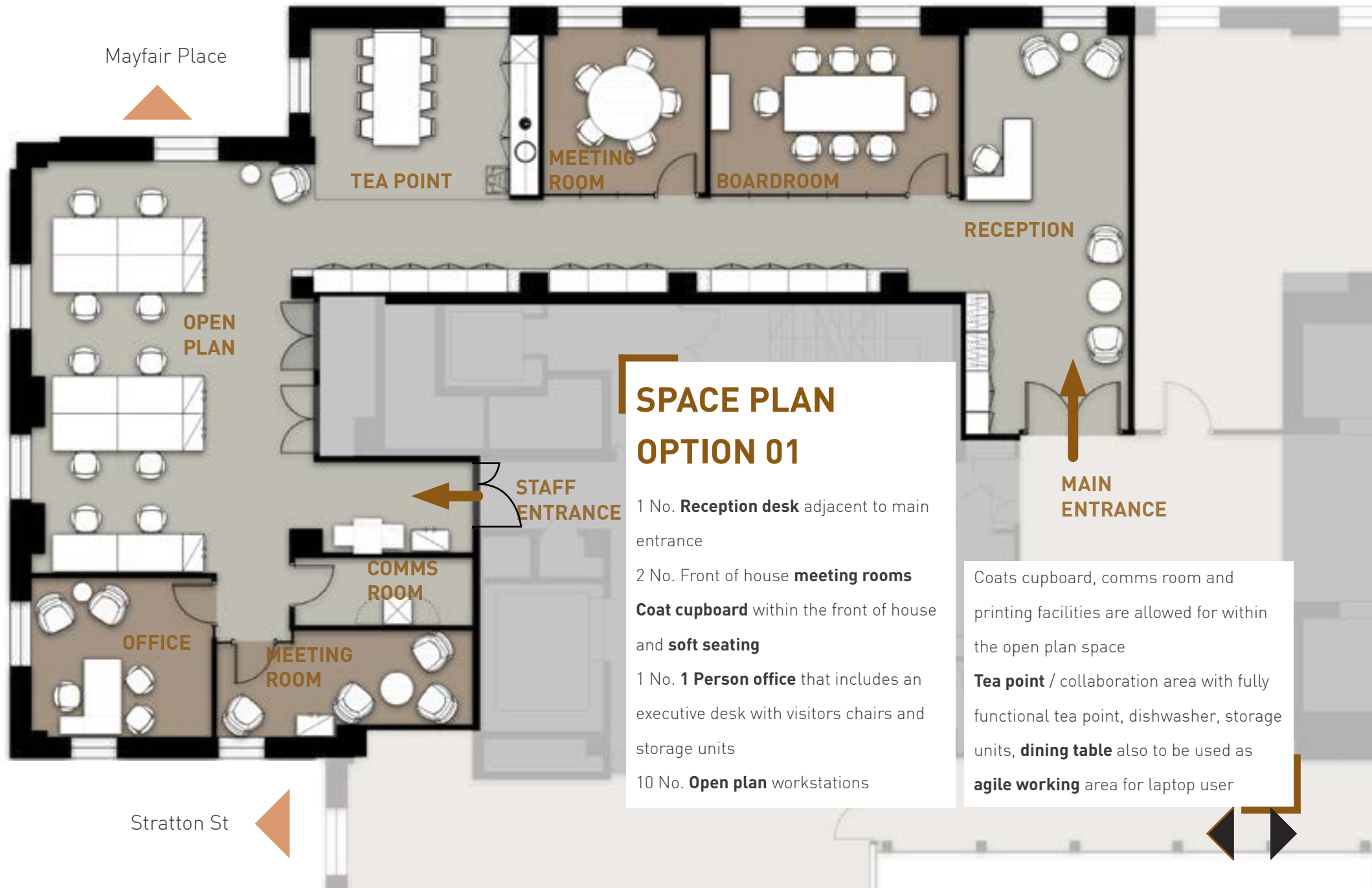
CONCEPTUAL DESIGN

8th floor

West & East

SPACE PLAN

8th FLOOR WEST



SPACE PLAN OPTION 01

1 No. **Reception desk** adjacent to main entrance

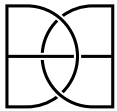
2 No. Front of house **meeting rooms**
Coat cupboard within the front of house and **soft seating**

1 No. **1 Person office** that includes an executive desk with visitors chairs and storage units

10 No. **Open plan** workstations

Coats cupboard, comms room and printing facilities are allowed for within the open plan space

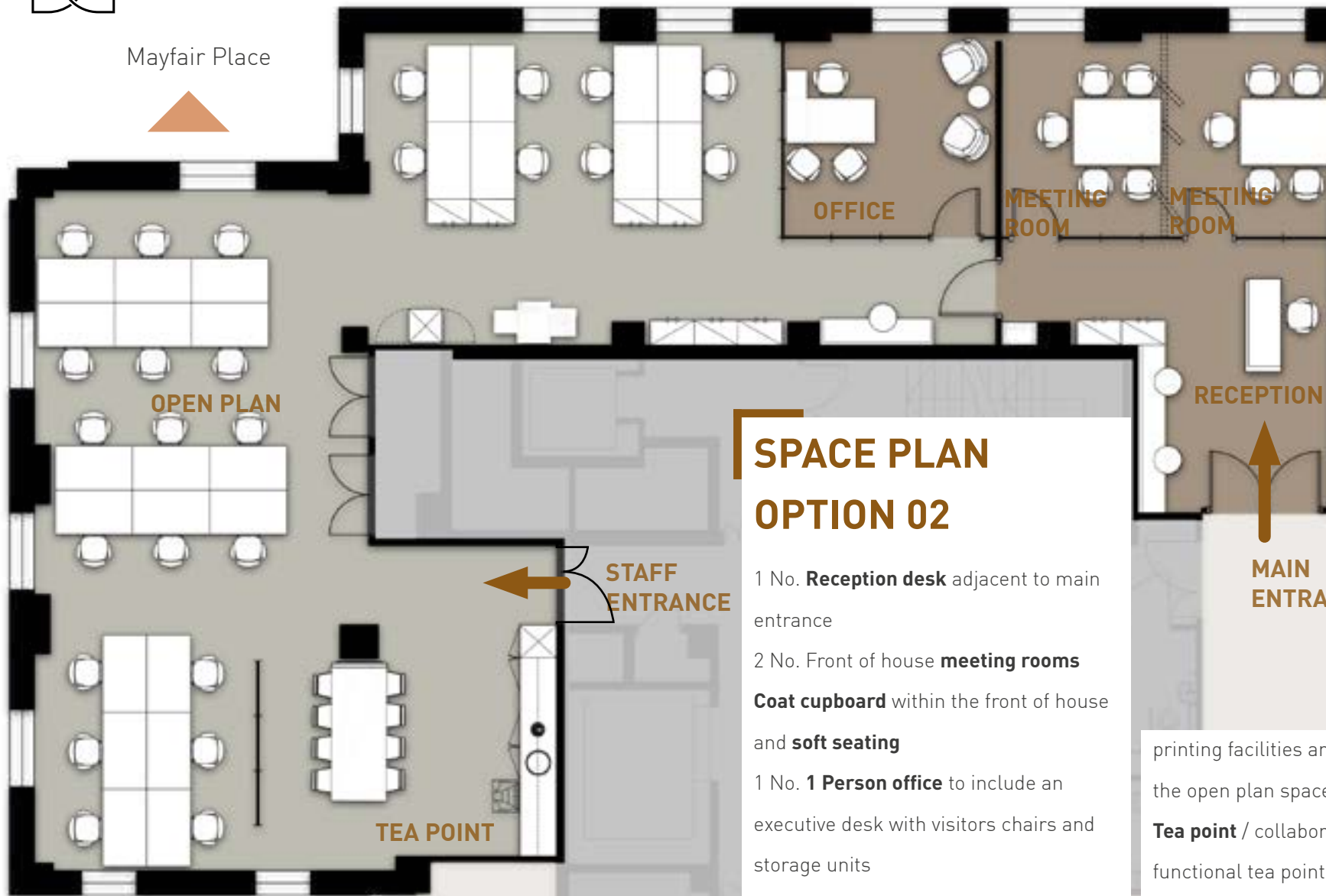
Tea point / collaboration area with fully functional tea point, dishwasher, storage units, **dining table** also to be used as **agile working** area for laptop user



SPACE PLAN

8th FLOOR WEST

Mayfair Place



Stratton St



SPACE PLAN OPTION 02

1 No. **Reception desk** adjacent to main entrance

2 No. Front of house **meeting rooms**

Coat cupboard within the front of house and **soft seating**

1 No. **1 Person office** to include an executive desk with visitors chairs and storage units

26 No. **Open plan** workstations

Coats cupboard, comms room and

**MAIN
ENTRANCE**



printing facilities are allowed for within the open plan space

Tea point / collaboration area with fully functional tea point, dishwasher, storage units, **dining table** also to be used as **agile working** area for laptop user

SPACE PLAN

8th FLOOR EAST



SPACE PLAN OPTION 01

- 1 No. **Reception desk** adjacent to main entrance
- 1 No. Front of house **meeting room**
- 1 No. **1 Person office** to include an executive desk with visitors chairs

20 No. **Open plan** workstations

Coats cupboard, comms room and printing facilities are allowed for within the open plan space

Tea point / collaboration area with fully functional tea point, storage units, **dining table** and **banquette seating** also to be used as **agile working** area for laptop user



SPACE PLAN

8th FLOOR EAST



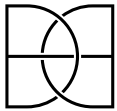
SPACE PLAN OPTION 02

- 1 No. **Reception desk** adjacent to main entrance
- 2 No. Front of house **meeting room**
- 3 No. **1 Person office** to include an

executive desk with visitors chairs
12 No. **Open plan** workstations
Coats cupboard, comms room and
printing facilities are allowed for within
the open plan space
Tea point / collaboration area with
fully functional tea point, storage units,
dining table and **banquette seating** also
to be used as **agile working** area for
laptop user

CONCEPTUAL
DESIGN
8th floor
combined



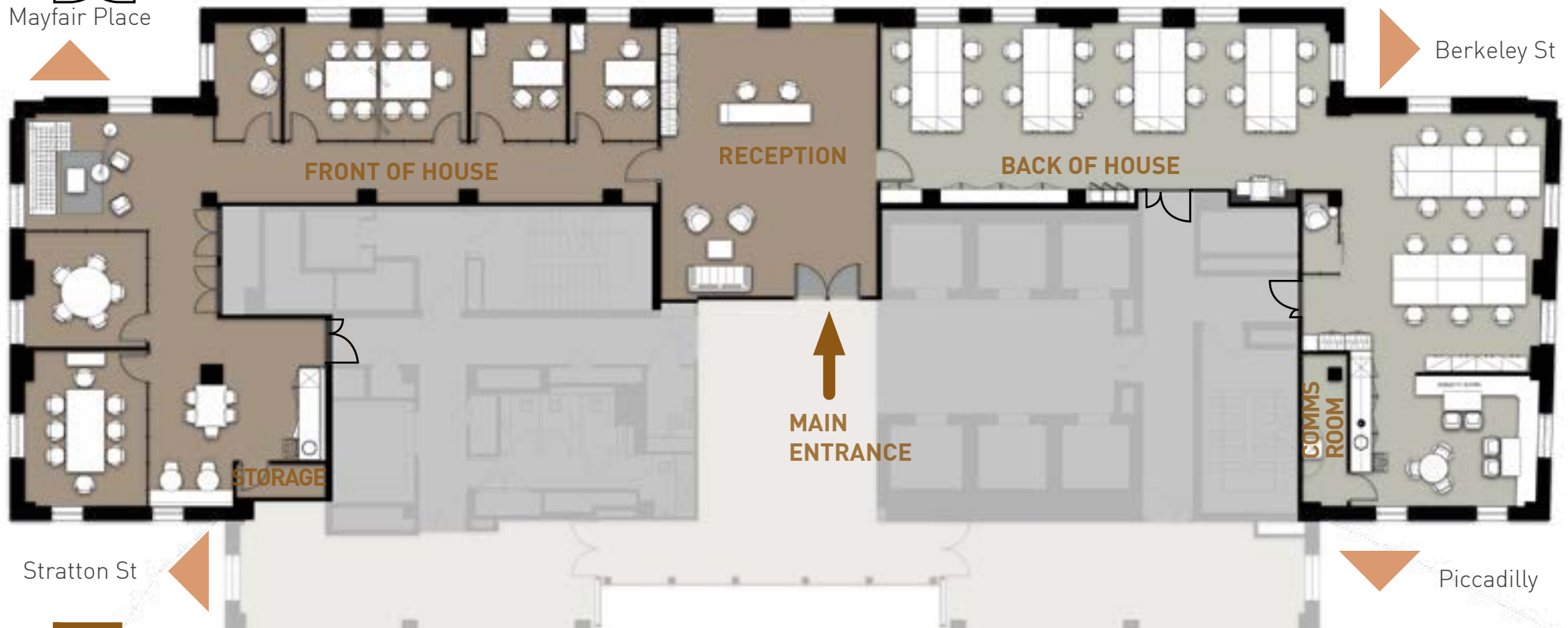


SPACE PLAN

8th FLOOR COMBINED

Mayfair Place

Berkeley St



SPACE PLAN OPTION 01

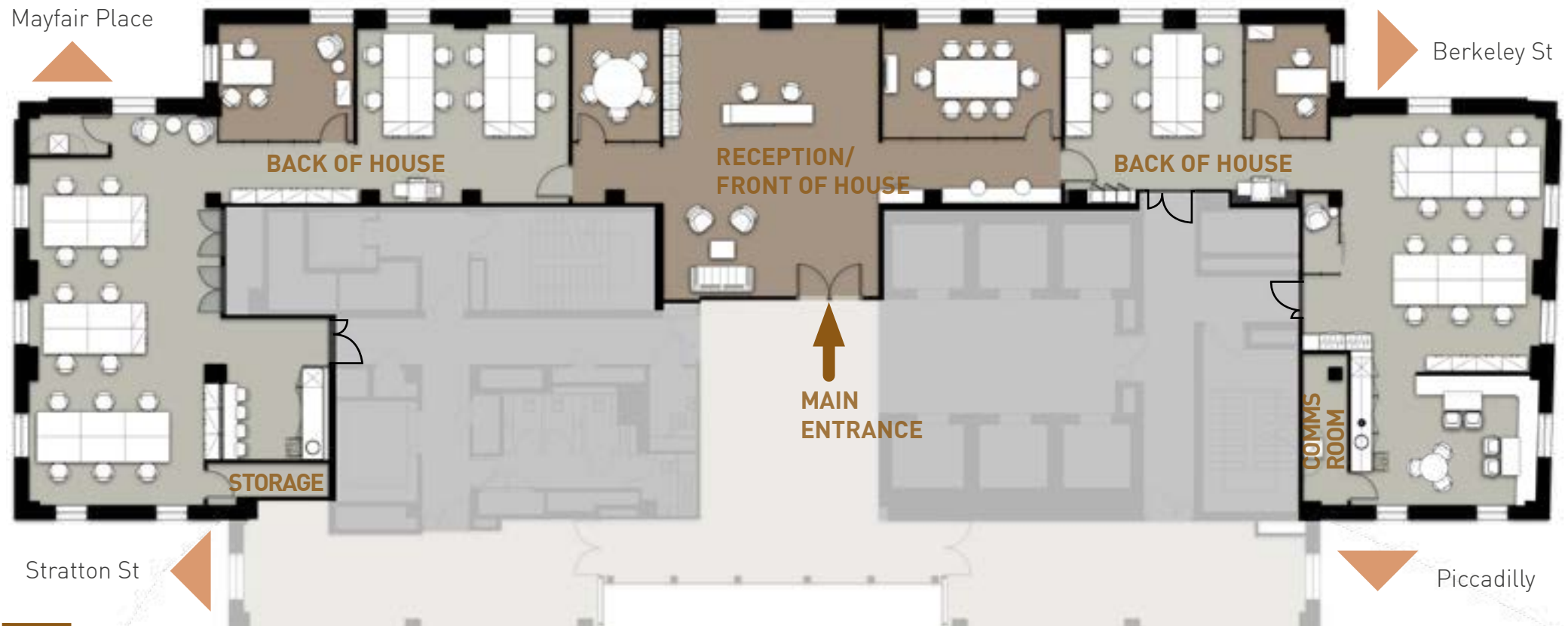
- 1 No. **Reception desk** adjacent to main entrance
- 2 No. Front of house **meeting room** divided by a sliding folding wall to allow for a conference room
- 2 No. **1 Person office** to include an executive desk with visitor chairs and storage units
- 28 No. **Open plan** workstations

Coats cupboard, comms room and printing facilities are allowed within the open plan space

Tea point / collaboration area are allowed for on both wings of the floor plate with a fully functional tea point, storage units, **dining table** and **banquette seating** which can also be used as an **agile working** area for laptop users

SPACE PLAN

8th FLOOR COMBINED

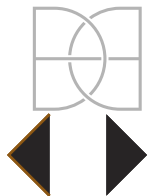


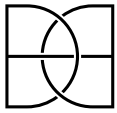
SPACE PLAN OPTION 02

- 1 No. **Reception desk** adjacent to main entrance
- 2 No. Front of house **meeting room**
- 2 No. **1 Person office** to include an executive desk with visitor chairs and storage units
- 34 No. **Open plan** workstations
- Coats cupboard, comms room and printing facilities

are allowed for within the open plan area

Tea point / collaboration area have been allowed for on both wings of the floor plate with fully functional tea point, storage units, **dining table** and **banquette seating** which can also to be used as an **agile working** area for laptop users

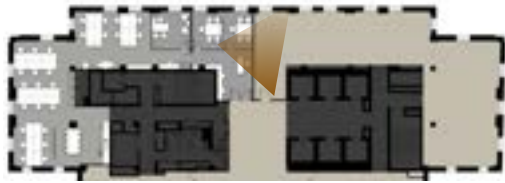




HIGH END RECEPTION VISUAL

8TH FLOOR

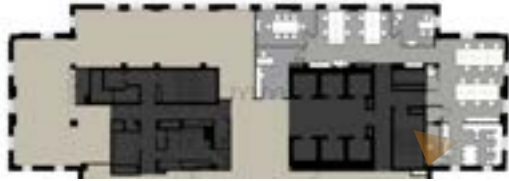
8TH FLOOR
COMBINED
RECEPTION
AREA



HIGH END TEA POINT VISUAL

8TH FLOOR

8TH FLOOR
EAST
TEA POINT
AREA





HIGH END FINISHES

8th FLOOR

Reception

Reception desk - corian reception desk main body and worktop

Feature wall - feature polished plaster to soft seating and credenza area and feature paint to partition behind reception desk

Flooring - lvt wood effect planks

Partition system - single glazed partition system with frosted manifestation

Feature ceiling - feature plasterboard ceiling above reception desk

Feature lighting - feature pendants to reception

Tea Point

Tea point - tea point units in matt finish with corian worktop and metro tiles splashback

Banquette seating - upholstered banquette seating with the option for integrated power within the seats. Black laminate coffee tables

Flooring - lvt wood effect planks

Partition system - feature half height solid partition to support banquette seating

Dining table - luxurious dining table with elegant walnut top and black details

Feature lighting - feature pendants to banquette seating and feature pendants to meeting rooms

Open Plan

Workstations - desking system with white laminate top and black details, removable screens to allow for flexibility. End desk storage units with planters

Feature wall - feature paint to open plan

Flooring - high end light grey textured carpet tiles to open plan and a darker grey to high traffic areas and meeting rooms.

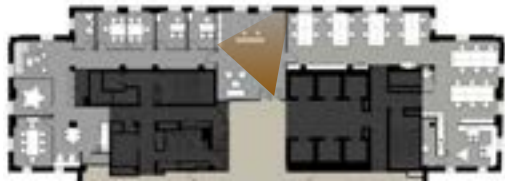
Partition system - single glazed partition system with solid doors

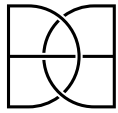
Feature lighting - feature pendant lighting to collaboration area

RECEPTION

BESPOKE

8TH FLOOR
COMBINED
RECEPTION
AREA

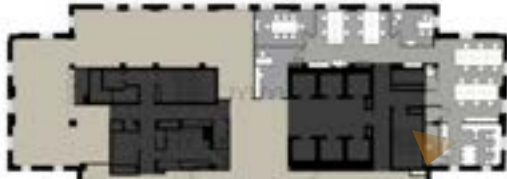




TEA POINT

BESPOKE

8TH FLOOR
EAST
TEA POINT
AREA



BESPOKE FINISHES

Reception

Reception desk - main body in bronze with worktop in silestone

Feature wall - feature leather panelling to soft seating and credenza area and feature paint to partition behind reception desk

Flooring - natural stone ceramic tiles

Partition system - critall double glazed partition system

Feature ceiling - feature plasterboard ceiling with feature spot lights track

Feature lighting - feature spot lights to reception with feature lamp in waiting area

Tea Point

Tea point - bespoke tea point units in matt finish with silestone worktop

Banquette seating - bespoke upholstered banquette seating with the option to integrate power within the seats. Tables finished in black soft touch fenex

Flooring - natural stone ceramic tiles

Partition system - feature half height solid partition to support banquette seating and feature crittall glass to continue to the ceiling

Feature ceiling - feature plasterboard ceiling with feature spot lights track

Dining table - luxurious dining table with elegant walnut top and black details

Feature lighting - feature pendants to collaboration area and feature lighting to meeting rooms

Open Plan

Workstations - top end furniture within the open plan, desking system with walnut top and black details, removable screens that allow for flexibility. End desk storage units with planters

Feature wall - feature wallpaper to open plan
flooring - luxurious light grey textured carpet tiles with acoustic backing to open plan and a darker grey to high traffic areas. Meeting room flooring to be timber of lvt on the perimeter with inlay carpet under the meeting table

Partition system - critall double glazed partition system, glass doors

Feature lighting - feature pendant lighting to collaboration area



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