

37 GROSVENOR HILL

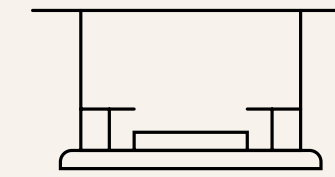
GROSVENOR HILL SUITE

77 GROSVENOR

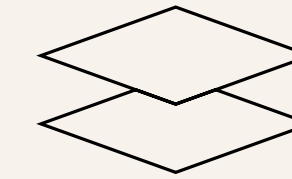
KEY FEATURES



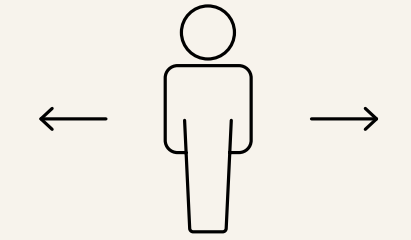
77 Grosvenor and 37 Grosvenor Hill is a high-performance, premium office building, designed by an experienced team. Key features include unique communal amenities such as a private rooftop and pavilion, best in class end-of-trip facilities as standard, and more.



1,915 SQ FT
COMMUNAL TERRACE
WITH PAVILION



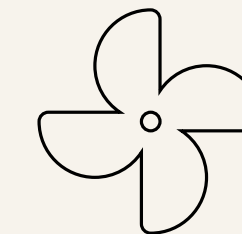
2900 TYPICAL
FLOOR TO UNDERSIDE
STRUCTURAL BEAM



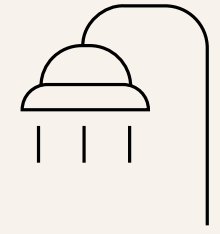
1:10 SQ M
OCCUPATIONAL
DENSITY



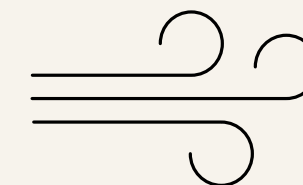
77
BIKE SPACES



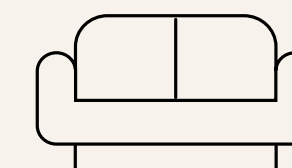
4 PIPE FAN
COIL AC SYSTEM



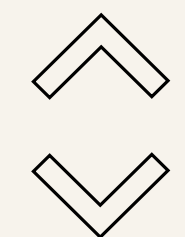
98 LOCKERS AND
10 SHOWERS



16L/S PER PERSON
FRESH AIR
FLOW RATES



CLIENT LOUNGE
AS PART OF 3,897 SQ FT
RECEPTION



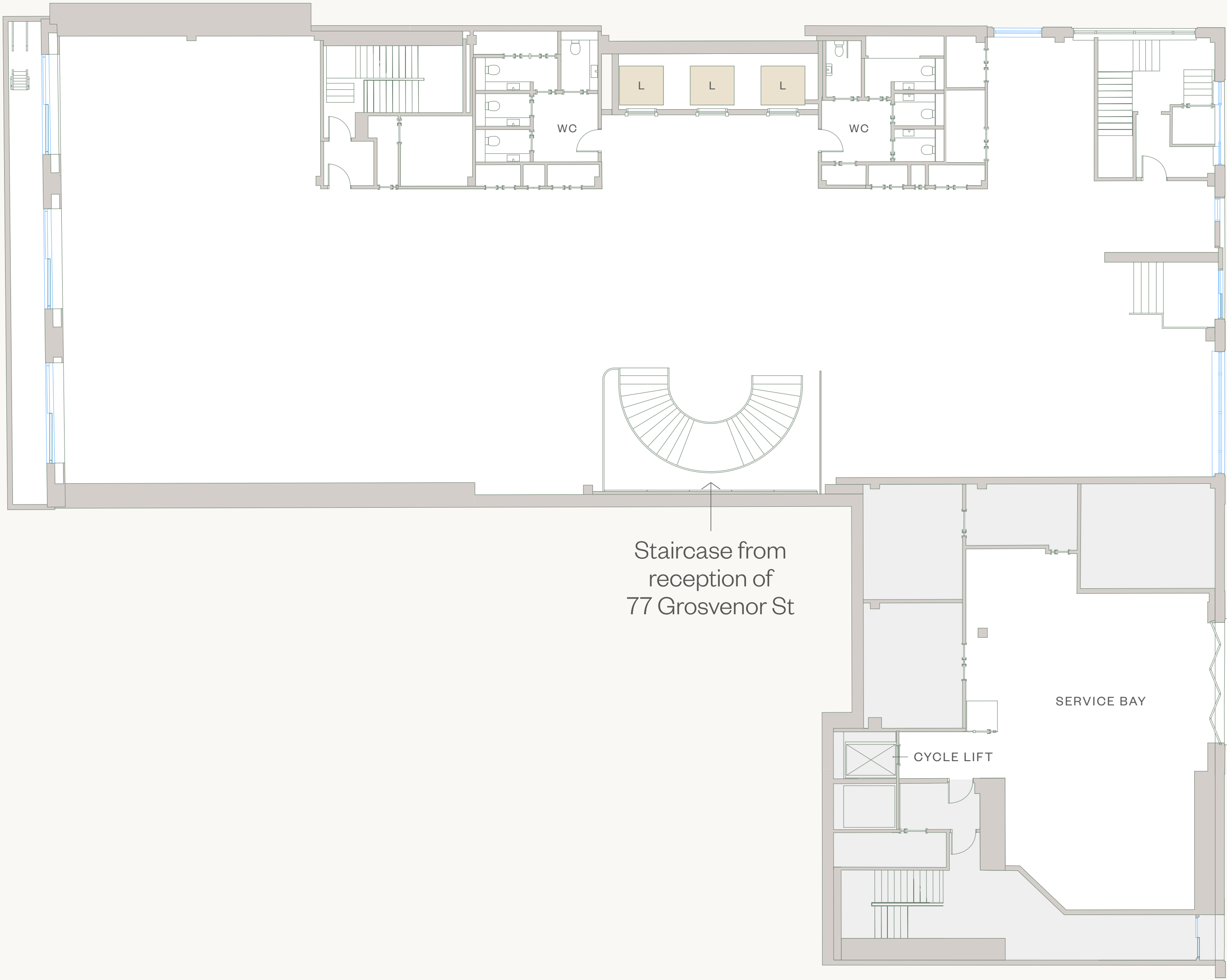
3 PASSENGER LIFTS,
1 AUXILIARY LIFT
AND 2 STAIRCASES

FLOORPLANS

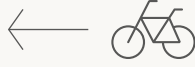
GROSVENOR HILL SUITE

6,065 sq ft

GROSVENOR STREET



← 37 Grosvenor Hill



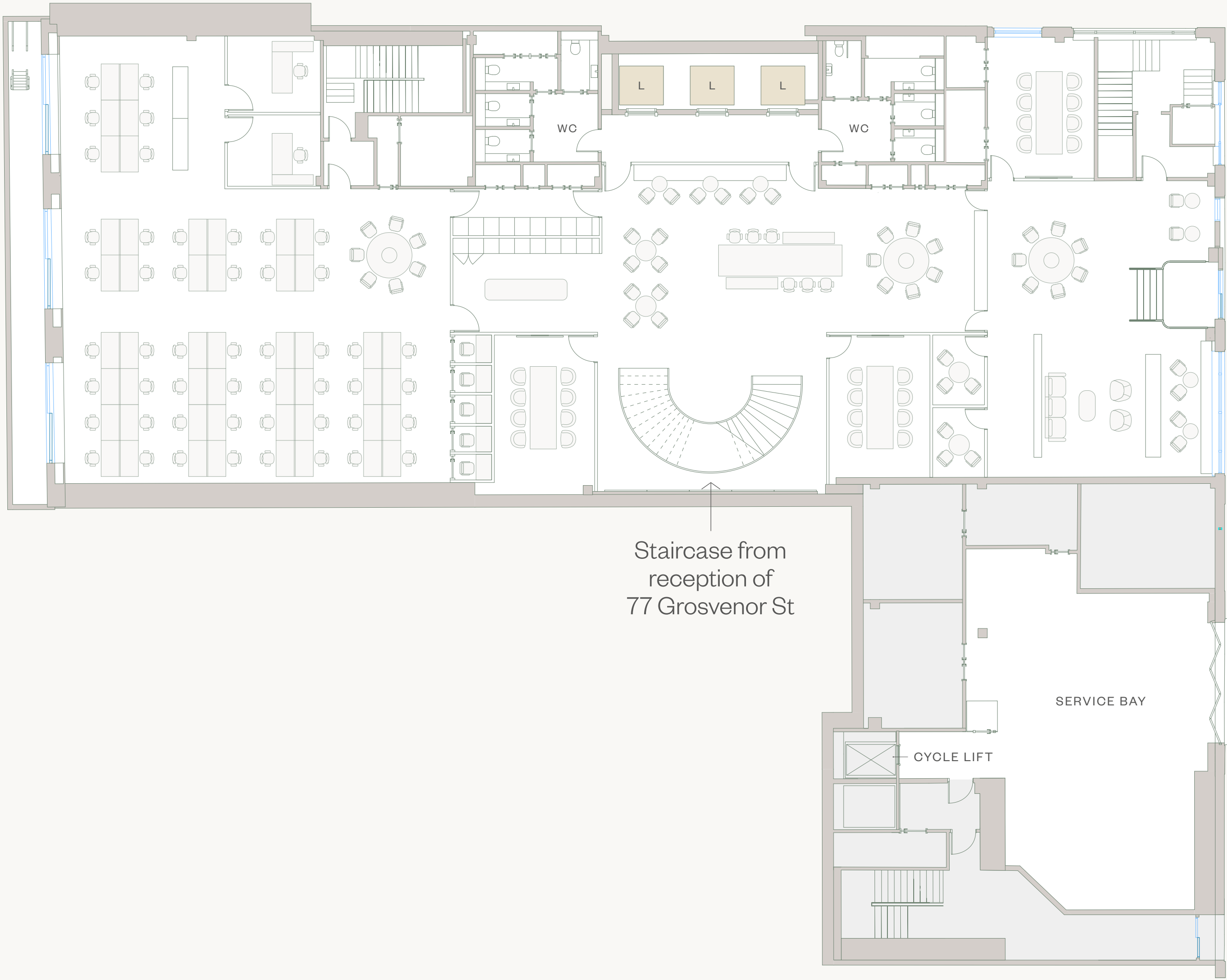
GROSVENOR HILL

TEST FIT 01 | TRADITIONAL

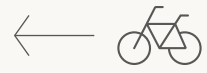
GROSVENOR HILL SUITE

6,065 sq ft

- 0 RECEPTION
- 5 MEETING ROOMS
- 5 FOCUS ROOMS
- 1 TEA-POINT (SMALL)
- 54 OPEN PLAN DESKS
- 4 PRIVATE OFFICES
- 18 ALT. WORKPOINTS (SEATS)



← 37 Grosvenor Hill



SERVICE BAY

CYCLE LIFT

Staircase from
reception of
77 Grosvenor St

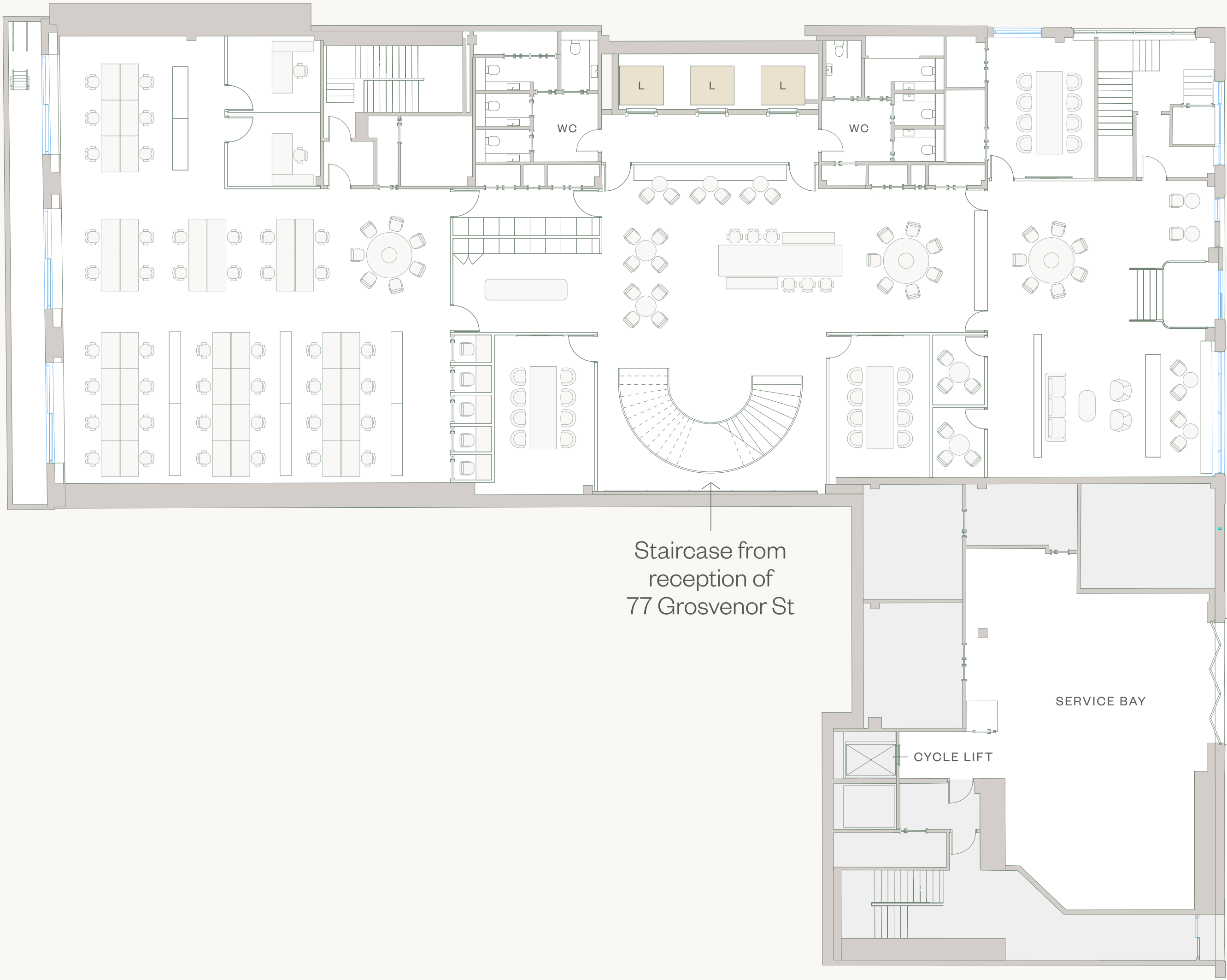
GROSVENOR HILL

TEST FIT 02 | TRADITIONAL

GROSVENOR HILL SUITE

6,065 sq ft

- 0 RECEPTION
- 5 MEETING ROOMS
- 5 FOCUS ROOMS
- 1 TEA-POINT (SMALL)
- 46 OPEN PLAN DESKS
- 4 PRIVATE OFFICES
- 18 ALT. WORKPOINTS (SEATS)



← 37 Grosvenor Hill



SERVICE BAY

CYCLE LIFT

Staircase from
reception of
77 Grosvenor St



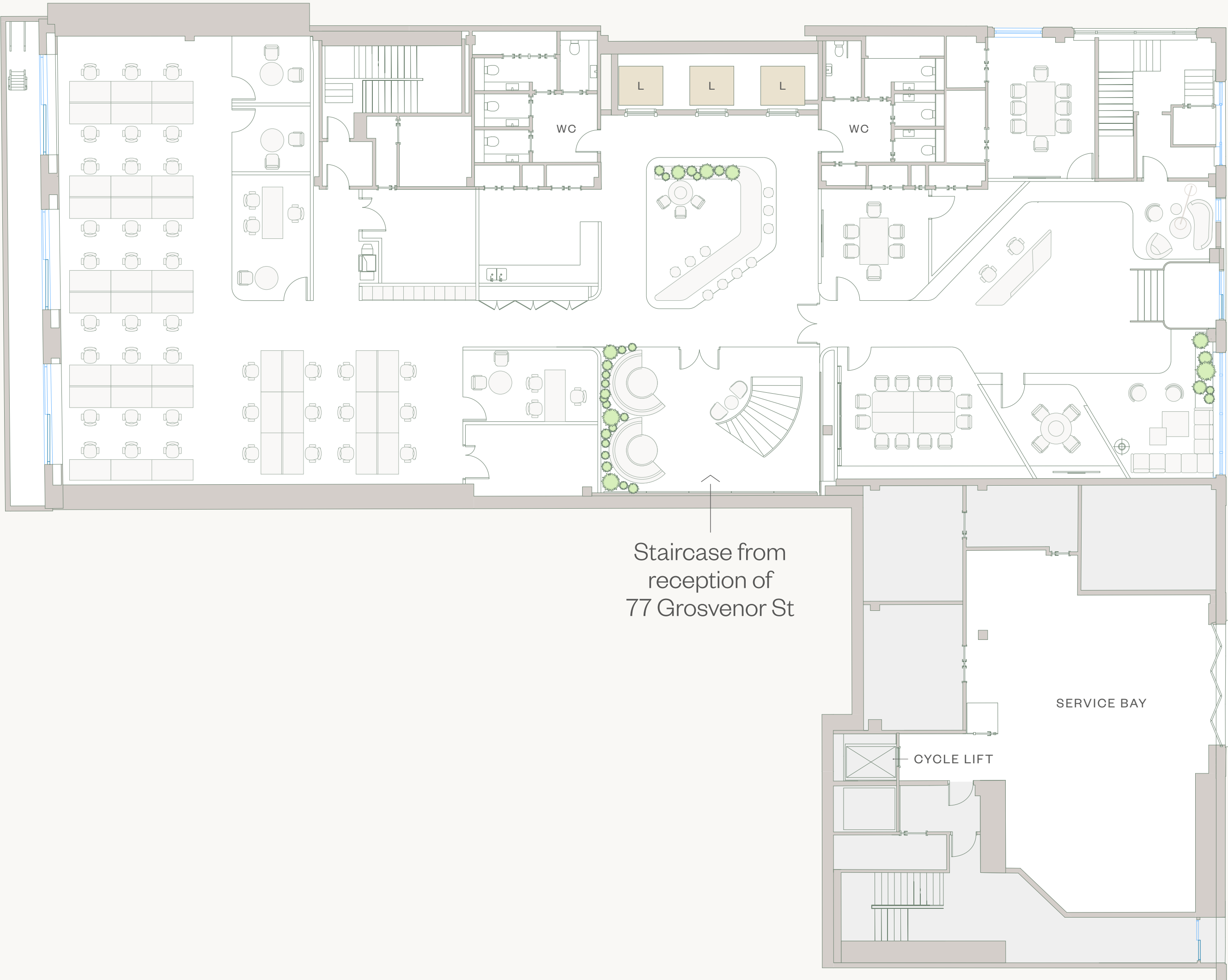
GROSVENOR HILL

TEST FIT 03 | TRADITIONAL

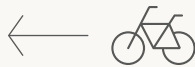
GROSVENOR HILL SUITE

6,065 sq ft

- 1 RECEPTION
- 6 MEETING ROOMS
- 0 FOCUS ROOMS
- 1 TEA-POINT
- 39 OPEN PLAN DESKS
- 2 PRIVATE OFFICES
- 12 ALT. WORKPOINTS (SEATS)



← 37 Grosvenor Hill



SERVICE BAY

CYCLE LIFT

Staircase from
reception of
77 Grosvenor St



GROSVENOR HILL

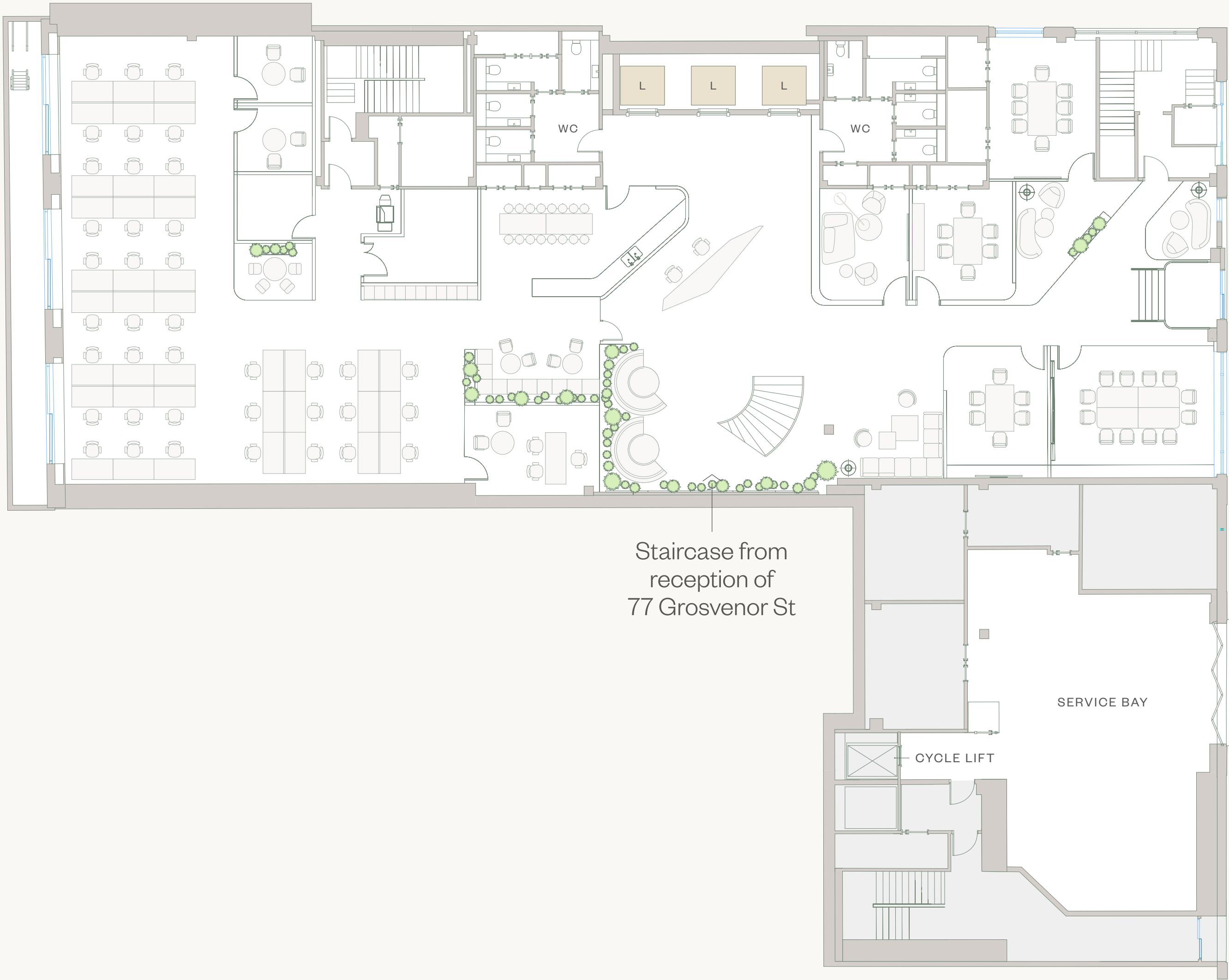


TEST FIT 04 | TRADITIONAL

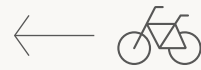
GROSVENOR HILL SUITE

6,065 sq ft

- 1 RECEPTION
- 7 MEETING ROOMS
- 0 FOCUS ROOMS
- 1 TEA-POINT
- 39 OPEN PLAN DESKS
- 1 PRIVATE OFFICES
- 24 ALT. WORKPOINTS (SEATS)



← 37 Grosvenor Hill



SERVICE BAY

CYCLE LIFT

Staircase from
reception of
77 Grosvenor St



GROSVENOR HILL

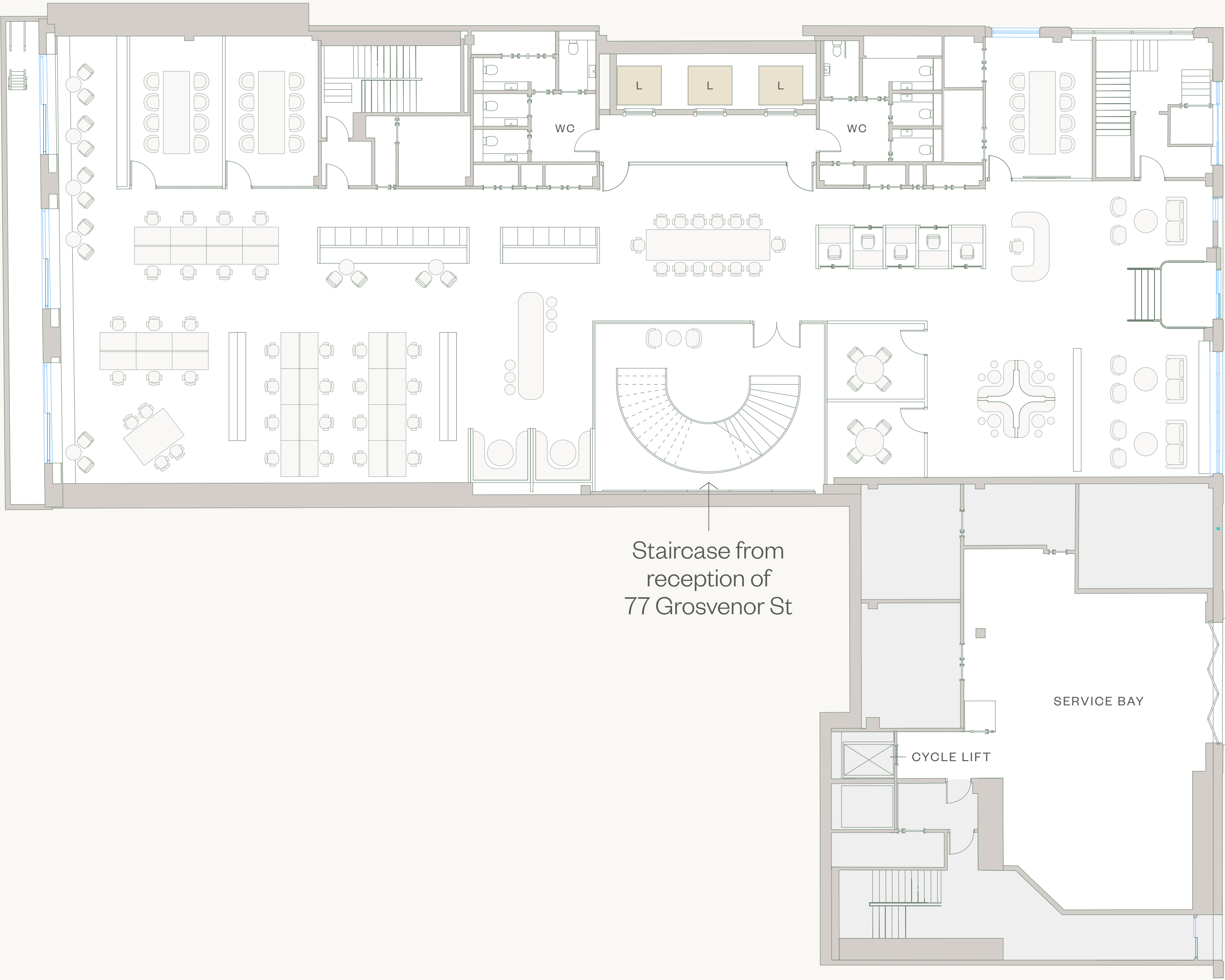


TEST FIT 05 | COLLABORATIVE

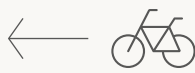
GROSVENOR HILL SUITE

6,065 sq ft

- 0 RECEPTION
- 6 MEETING ROOMS
- 6 FOCUS ROOMS
- 1 TEA-POINT (MEDIUM)
- 30 OPEN PLAN DESKS
- 0 PRIVATE OFFICES
- 54 ALT. WORKPOINTS (SEATS)



← 37 Grosvenor Hill



GROSVENOR HILL

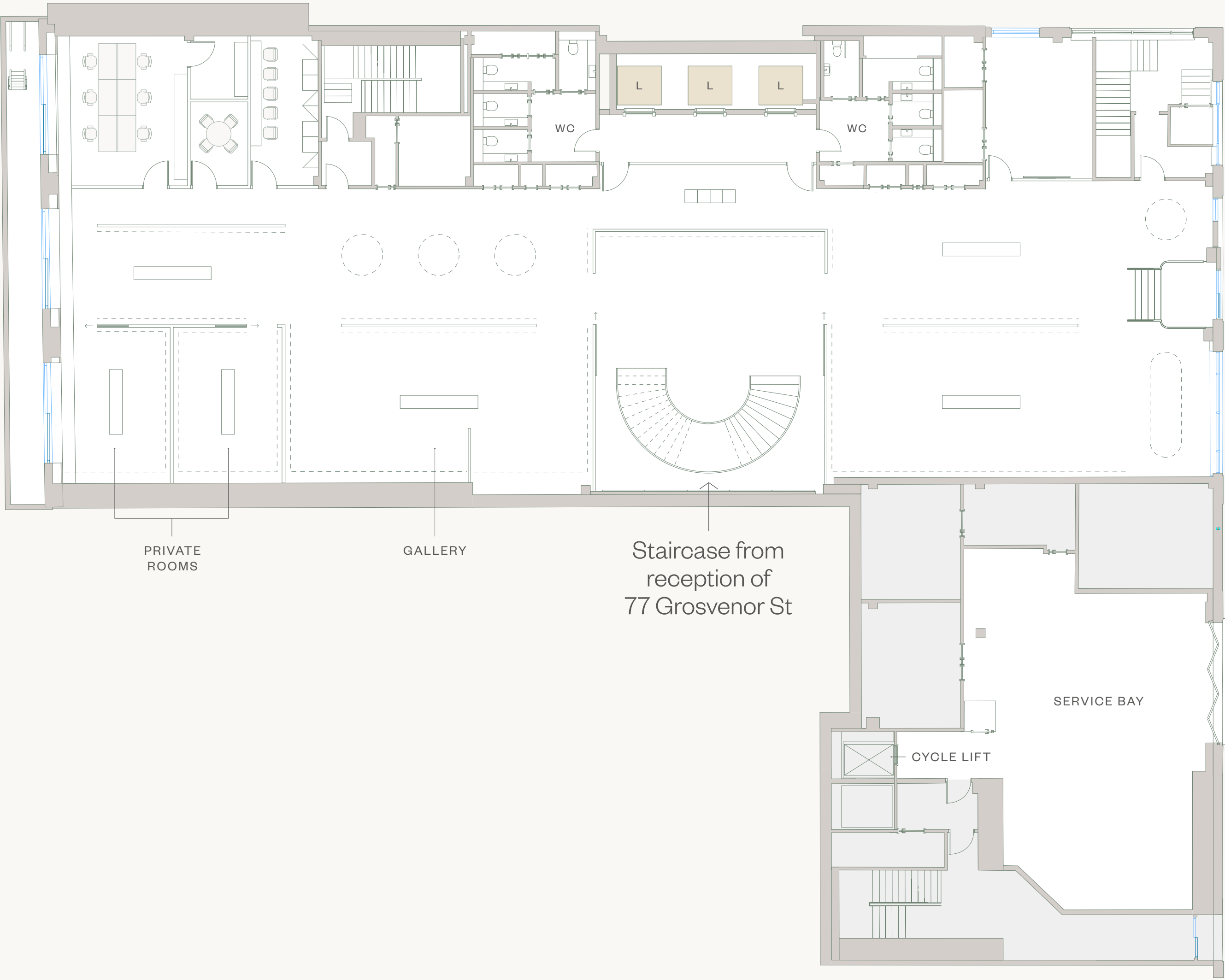


TEST FIT 06 | GALLERY

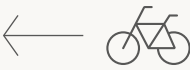
GROSVENOR HILL SUITE

6,065 sq ft

- 0 RECEPTION
- 4 MEETING ROOMS
- 4 FOCUS ROOMS
- 1 TEA-POINT (LARGE)
- 30 OPEN PLAN DESKS
- 0 PRIVATE OFFICES
- 54 ALT. WORKPOINTS (SEATS)



← 37 Grosvenor Hill



SERVICE BAY

CYCLE LIFT

Staircase from
reception of
77 Grosvenor St

GALLERY

PRIVATE
ROOMS



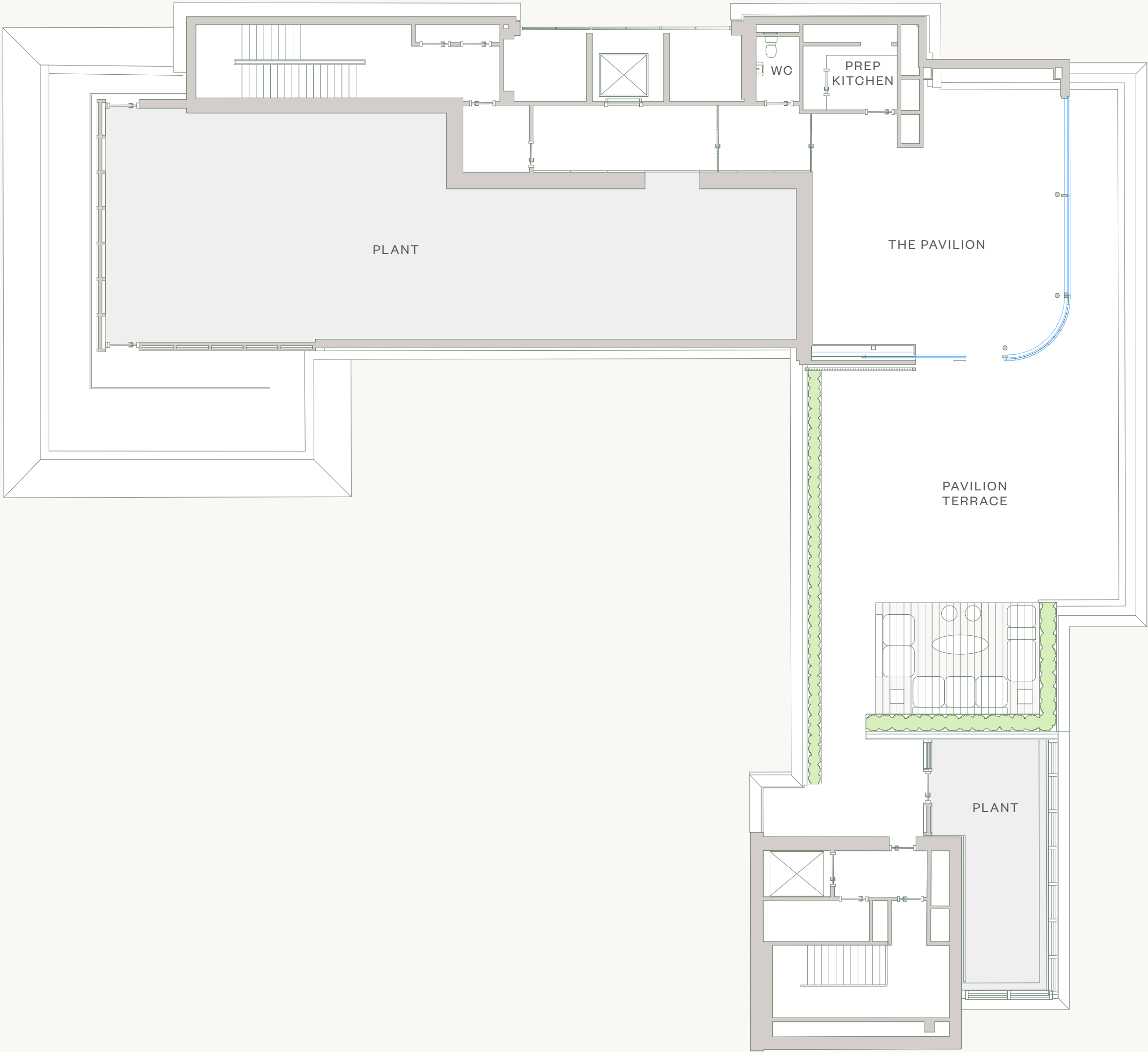
THE PAVILION

863 sq ft



GROSVENOR STREET

GROSVENOR HILL



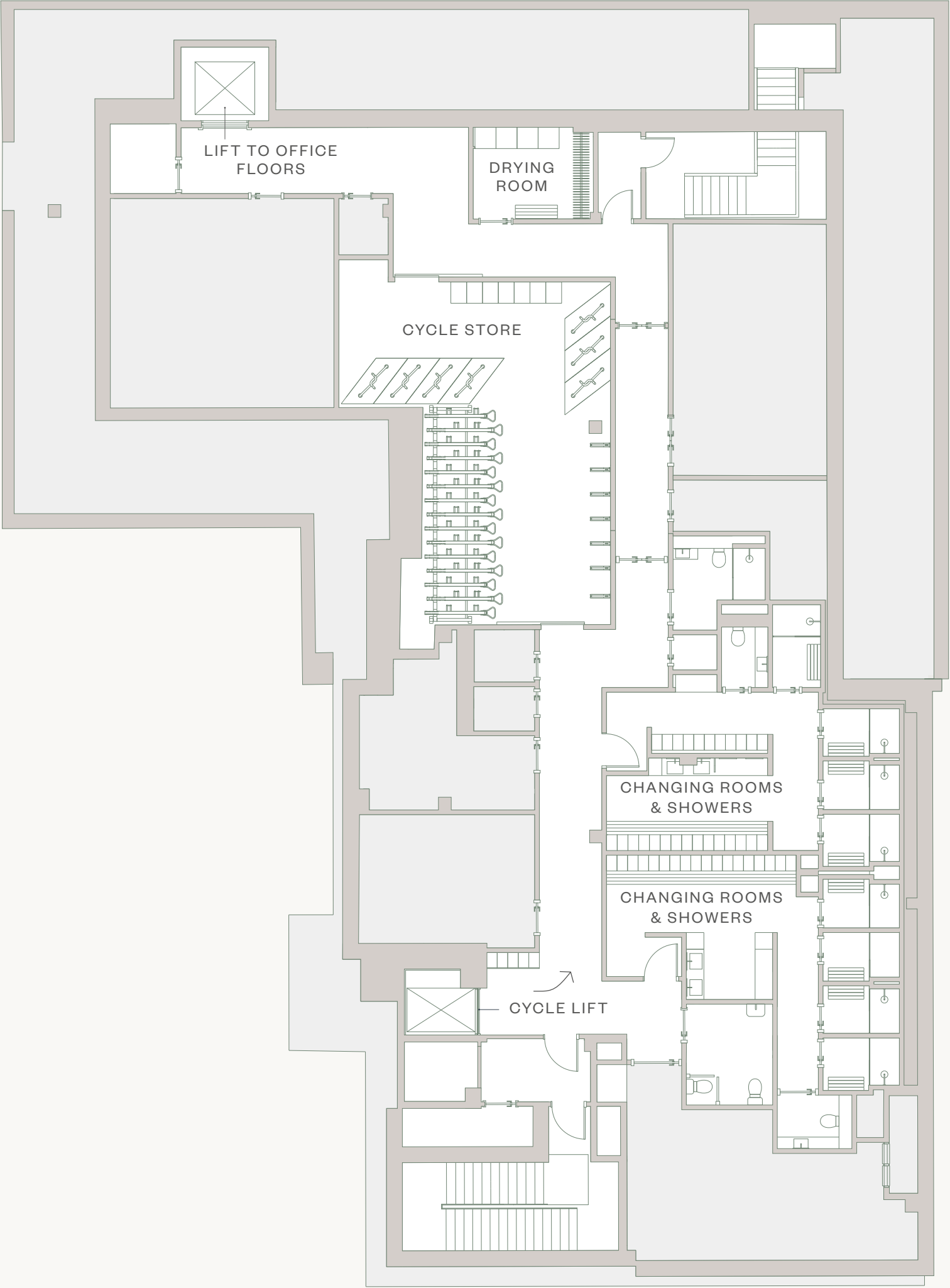
FLOORPLANS

END OF TRIP

CYCLE STORAGE: 77, SHOWERS: 10, LOCKERS: 98



GROSVENOR STREET



GROSVENOR HILL

77GROSVENORSTREET.COM

DEVELOPER

BGRE

AGENTS



Ian McCarter
+44 (0) 7940 508 650
ian.mccarter@knightfrank.com

Oliver Watkins
+44 (0) 7976 577 325
oliver.watkins@knightfrank.com

Serena Sawyer
+44 (0) 7483 304 726
serena.sawyer@knightfrank.com



Andrew Monighan
+44 (0) 7771 574 346
andrew.monighan@cbre.com

Harry Tentori
+44 (0) 7787 698 421
harry.tentori@cbre.com