



CITY OF LONDON

# ADELAIDE HOUSE

LONDON BRIDGE



An Art Deco landmark, with  
a spectacular Thames-side  
roof terrace & private  
riverside gardens



# Incredible riverside presence

ADELAIDE  
HOUSE

London Bridge Station



St Paul's



Cannon Street



Bank



Monument





The background features a complex, symmetrical geometric pattern in a light green color on a dark green background. The pattern consists of interlocking lines forming a series of octagons and stars. A large central octagon is the focal point, with smaller star-like motifs (eight-pointed stars) positioned in the corners of the design.

# Your Building



Developed in 1925, the  
City's first skyscraper was  
named after Queen Adelaide





View from London Bridge

## An architectural beauty, respectfully re-invented

A grade two listed symbol of the Art Deco movement in the roaring 20s. When completed in 1925, it was the City's tallest office block, at 43m.

1940



Adelaide House



# Ahead of its time...



Women skipping on the Adelaide House rooftop in 1932



# ...with a modern outlook

Indicative view of the communal roof terrace



# Panoramic views from Tower Bridge to the Tate

Its commanding riversider position still offers some of the most impressive views in the City.



Rooftop garden



Indicative view of the communal roof terrace



# A space to bloom & grow

The well-tended garden atop Adelaide House rooftop in 1930



# Riverside Garden

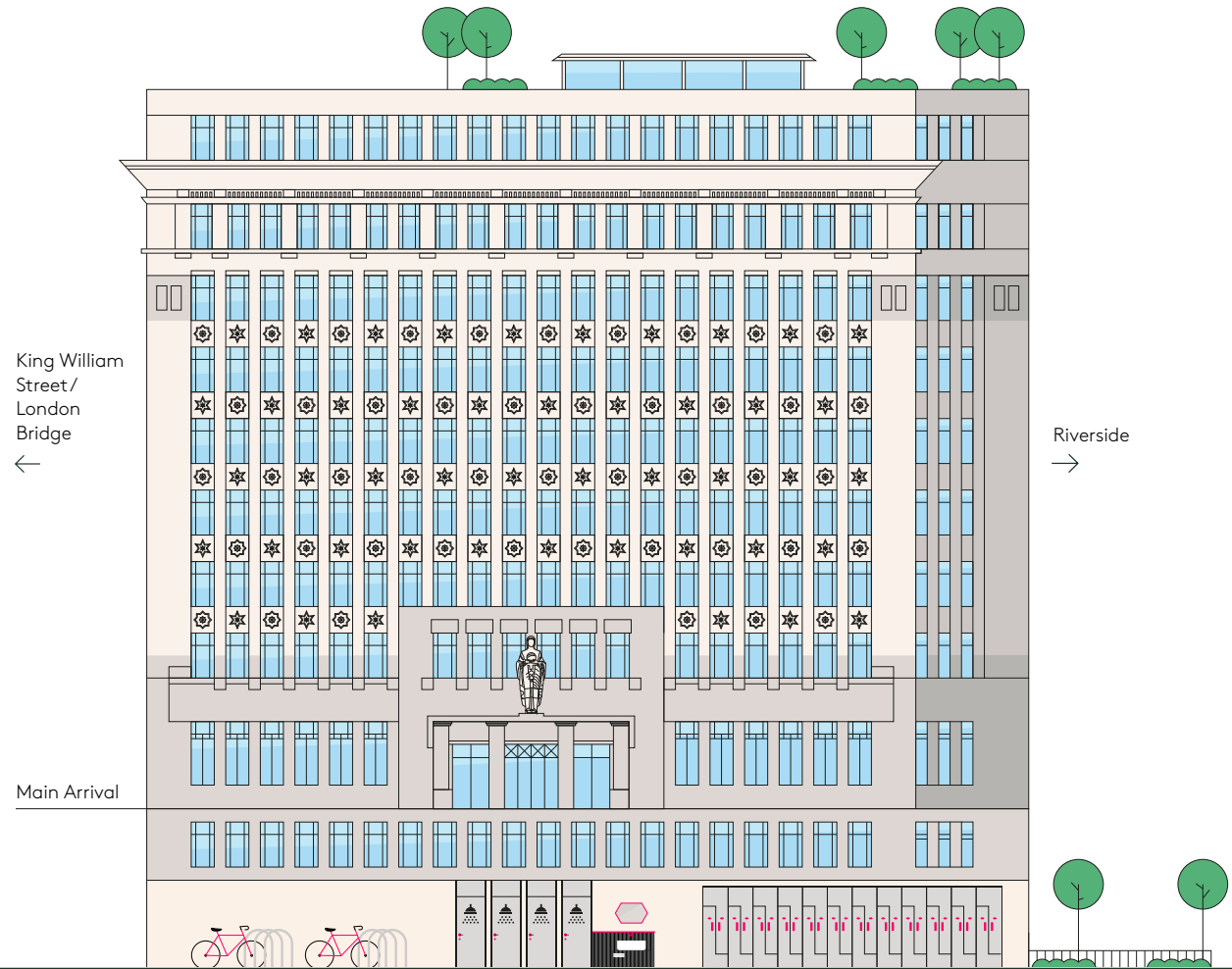
A tranquil riverside garden provides a beautiful space to unwind with the relaxing atmosphere of an enclosed Thames-side oasis.



Indicative view of the riverside garden



LEVEL	USE	AREA (SQ FT)
9	Terrace	4,526
	Pavillion	1,045
8	Office	13,069
7	Office	12,858
6	Office	13,021
5	Office	13,083
4	Office	13,005
3	Office	13,167
2	Office	13,225
1	Office	13,403
BRIDGE	Office	7,959
	Business Lounge	2,549
	Reception	764
RIVER	Office	13,284
GARDEN	Private Garden	2,083
TOTAL OFFICE		126,074



All areas are approximate.





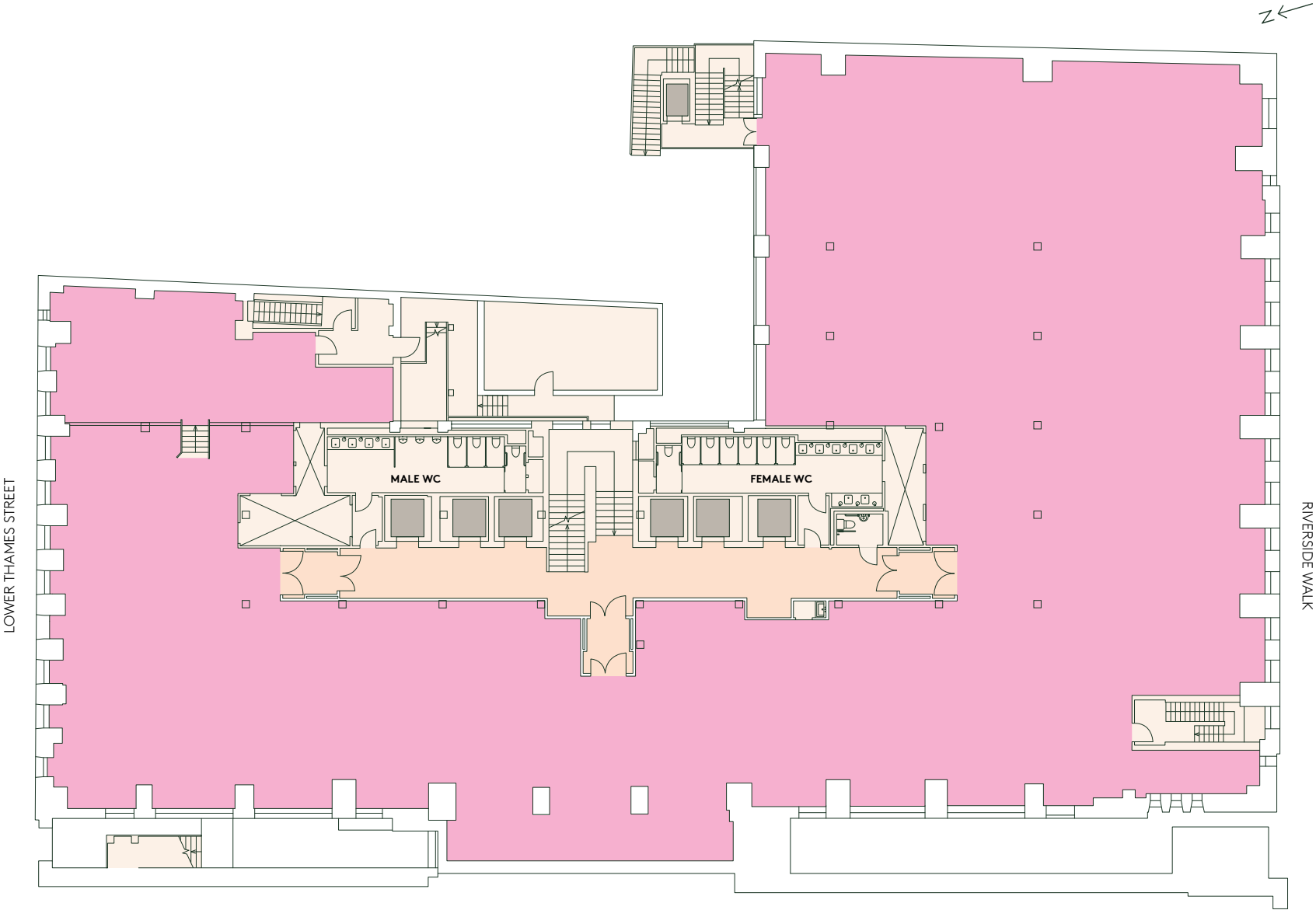
RIVER LEVEL

Office

13,284 SQ FT  
1,234 SQ M

- Office
- Core
- Lobby

\*All areas are approximate.







BRIDGE LEVEL

Business Lounge

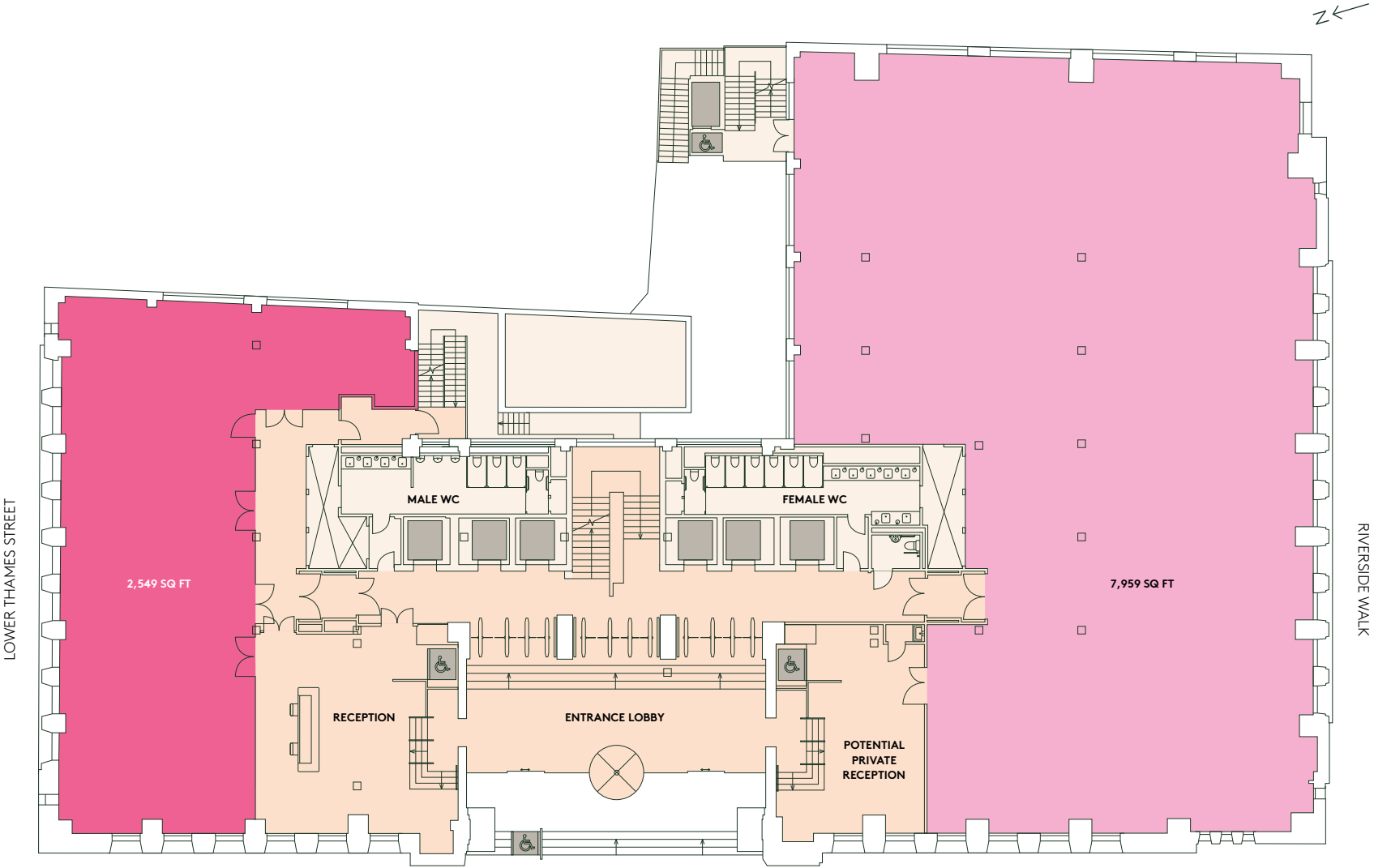
2,549 SQ FT  
237 SQ M

Office

7,959 SQ FT  
739 SQ M

- Office
- Business Lounge
- Core
- Lobby

\*All areas are approximate.







Indicative view of the entrance lobby





Indicative view of the reception





Indicative view of the business lounge

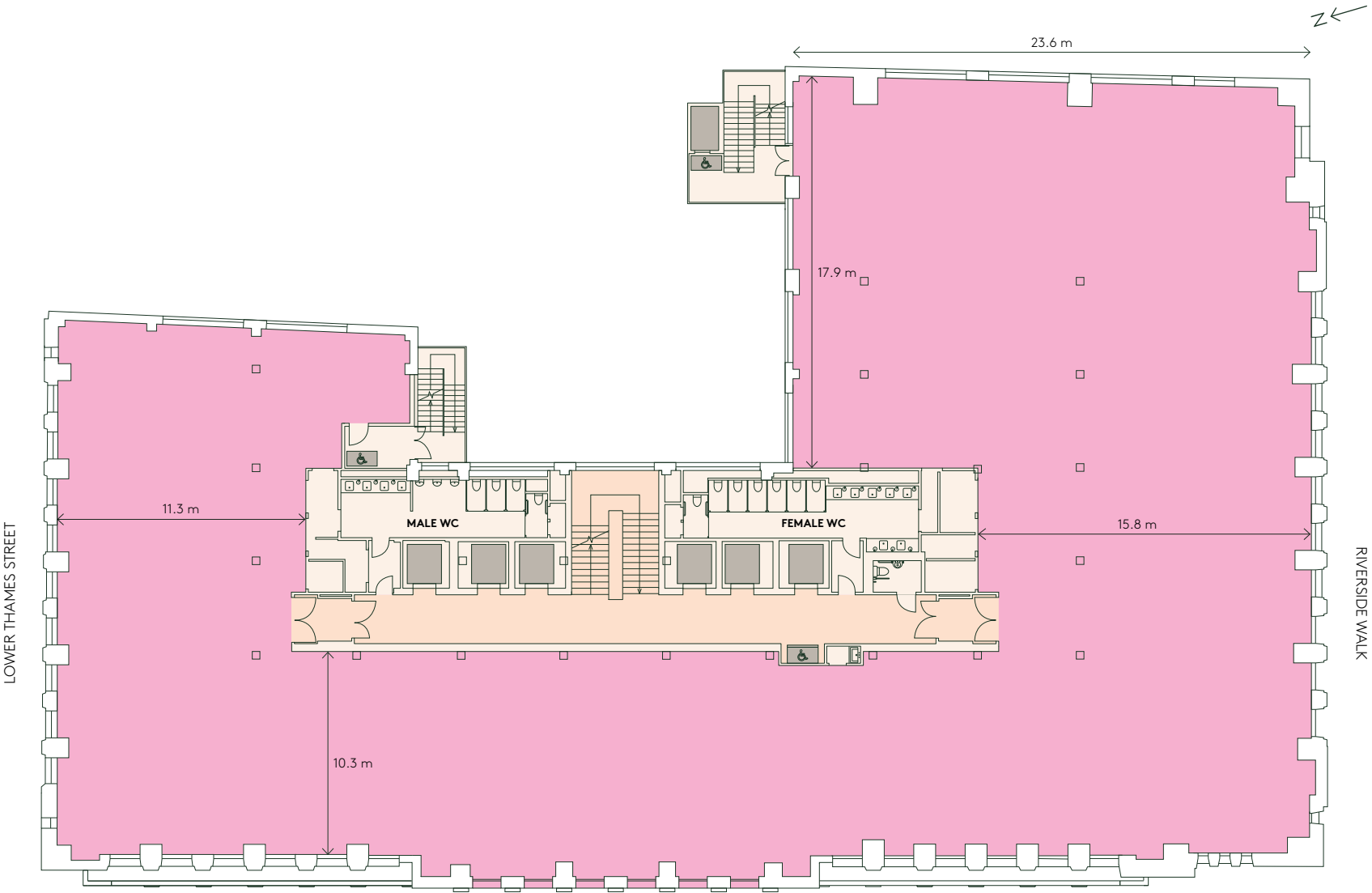


1

LEVEL 1

Office

13,403 SQ FT  
1,245 SQ M



- Office
- Core
- Lobby

\*All areas are approximate.



# 2

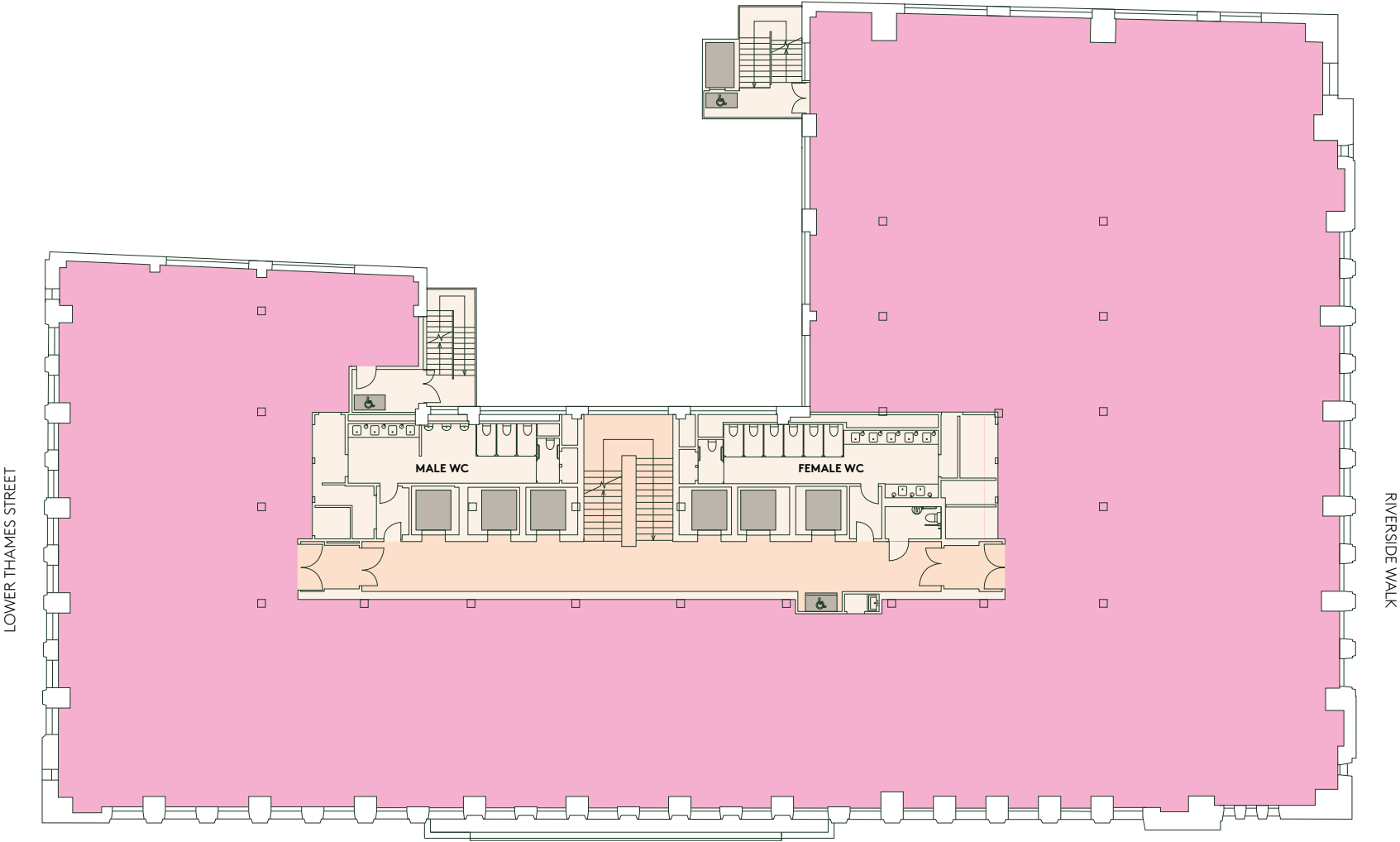
## LEVEL 2

Office

13,225 SQ FT  
1,228 SQ M

- Office
- Core
- Lobby

\*All areas are approximate.





3

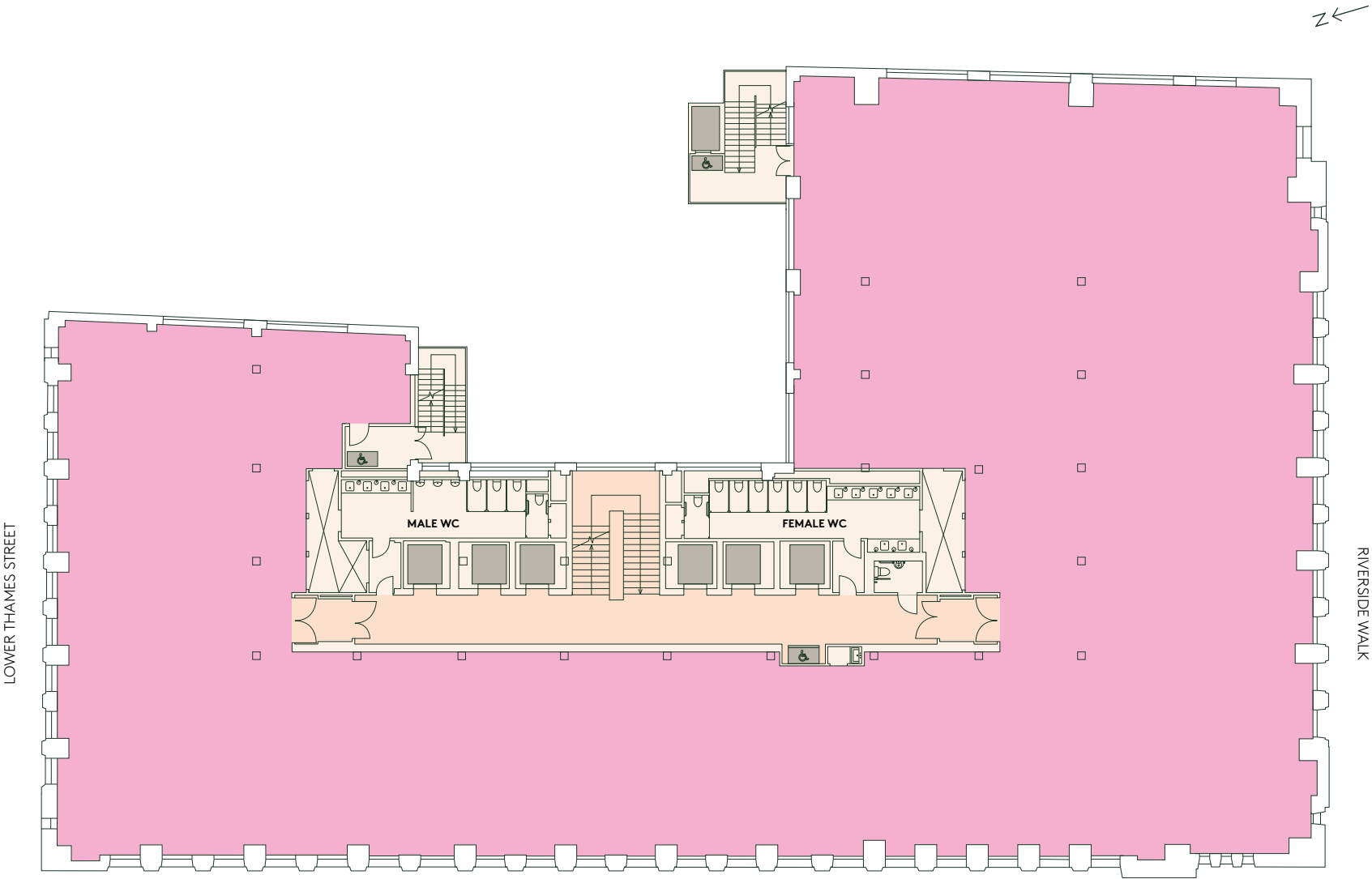
LEVEL 3

Office

13,167 SQ FT  
1,223 SQ M

- Office
- Core
- Lobby

\*All areas are approximate.







Indicative view of a typical floor



4

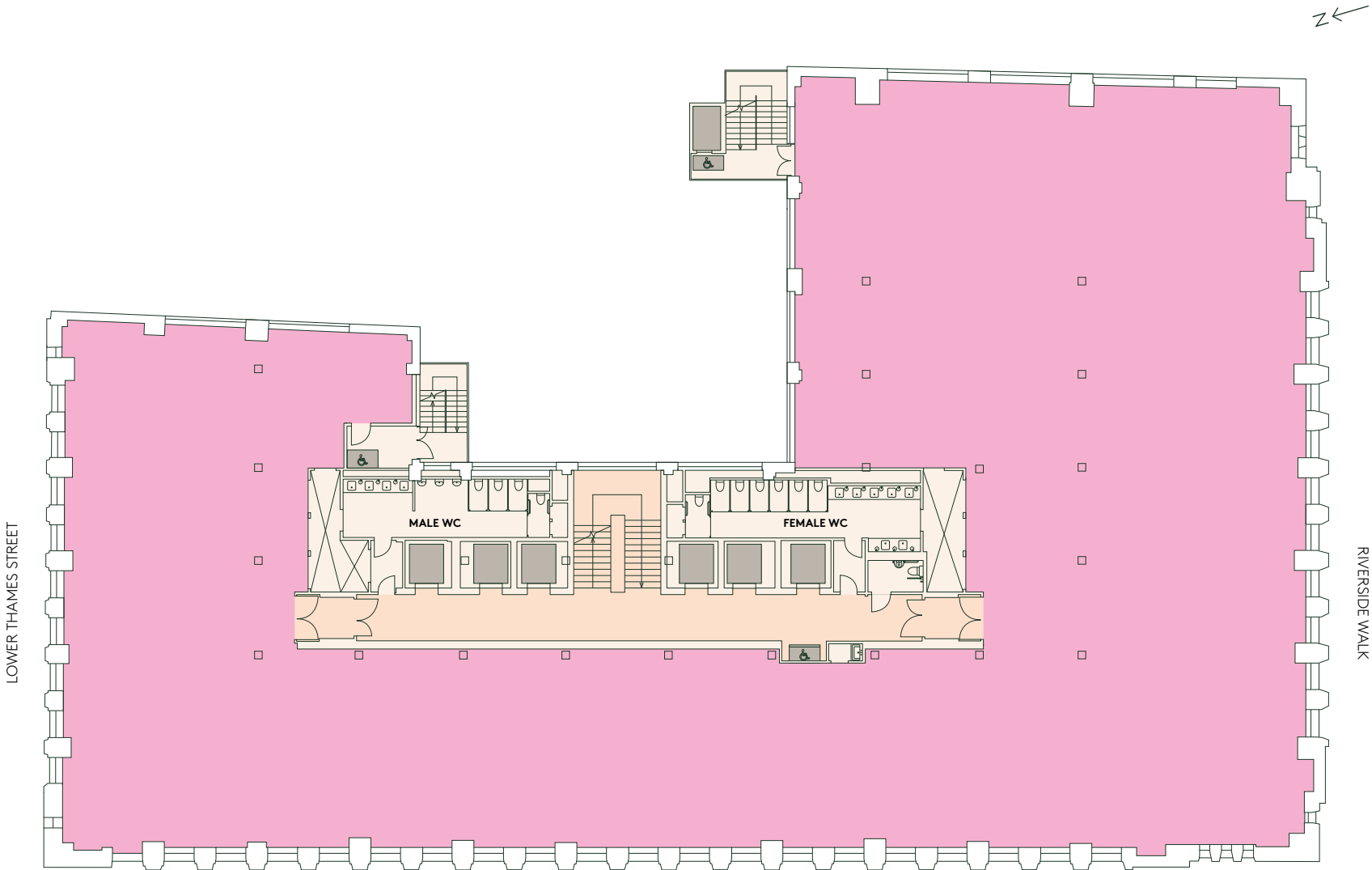
LEVEL 4

Office

13,005 SQ FT  
1,208 SQ M

- Office
- Core
- Lobby

\*All areas are approximate.





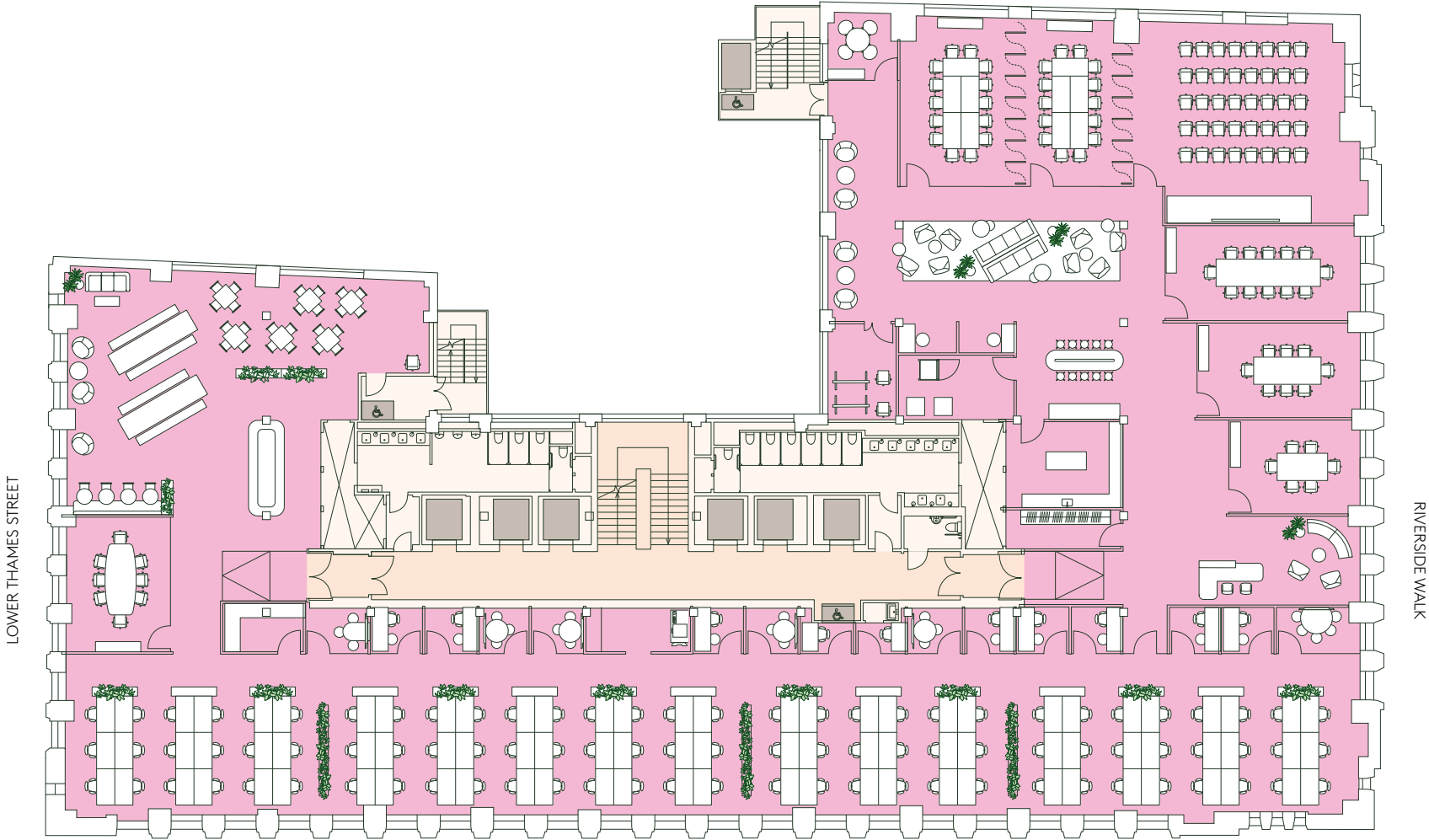
4

CORPORATE FIT-OUT

Workspace	No.	Seats
Open Plan Workstations	-	90
Offices/ Quiet rooms	10	18
Internal Meeting Rooms	7	28
Workspace Total	-	136
Social Area Seats	1	52
Client Spaces	No.	Seats
4 Seat Meeting Room	1	4
6 Seat Meeting Room	1	6
8 Seat Meeting Room	1	8
12 Seat Meeting Room	1	12
14 Seat Multi Function Room	2	28
40 Seat Multi Function Room	1	40
Client Spaces Total	7	87
Overall Total	-	275
Occupancy Density	-	1:9

- Office
- Core
- Lobby

\*All areas are approximate.







Indicative view of a corporate fit-out



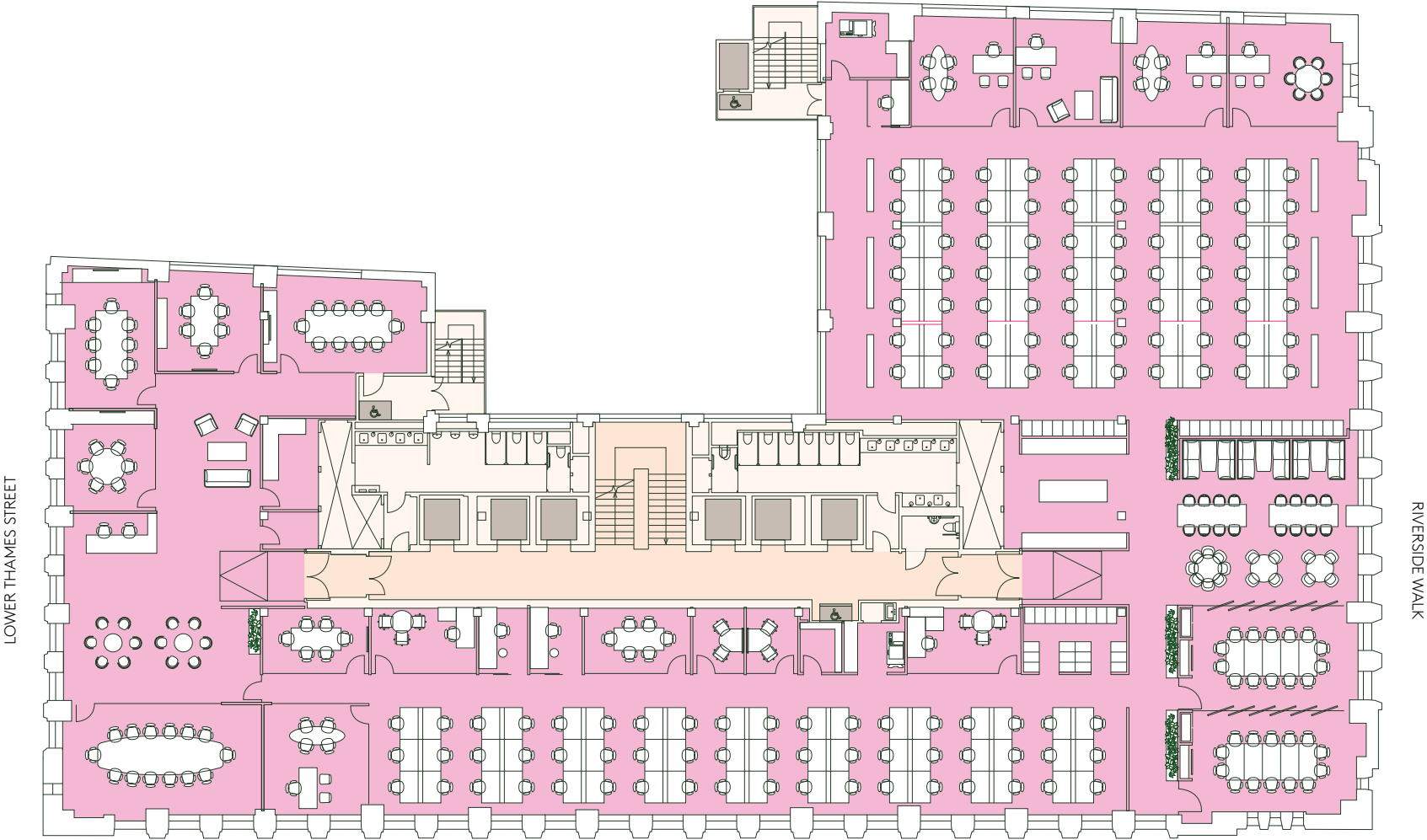
4

FINANCIAL FIT-OUT

Workspace	No.	Seats
Open Plan Workstations	-	124
Offices	-	7
Quiet Rooms	3	5
Internal Meeting Rooms	6	44
Workspace Total	-	180
Social Area Seats	-	40
Client Spaces	No.	Seats
6 Seater Meeting Room	2	12
8 Seater Meeting Room	1	8
10 Seater Meeting Room	1	10
14 Seater Meeting Room	1	14
Client Spaces Total	-	30
Overall Total	-	250
Occupancy Density	-	1:7

- Office
- Core
- Lobby

\*All areas are approximate.





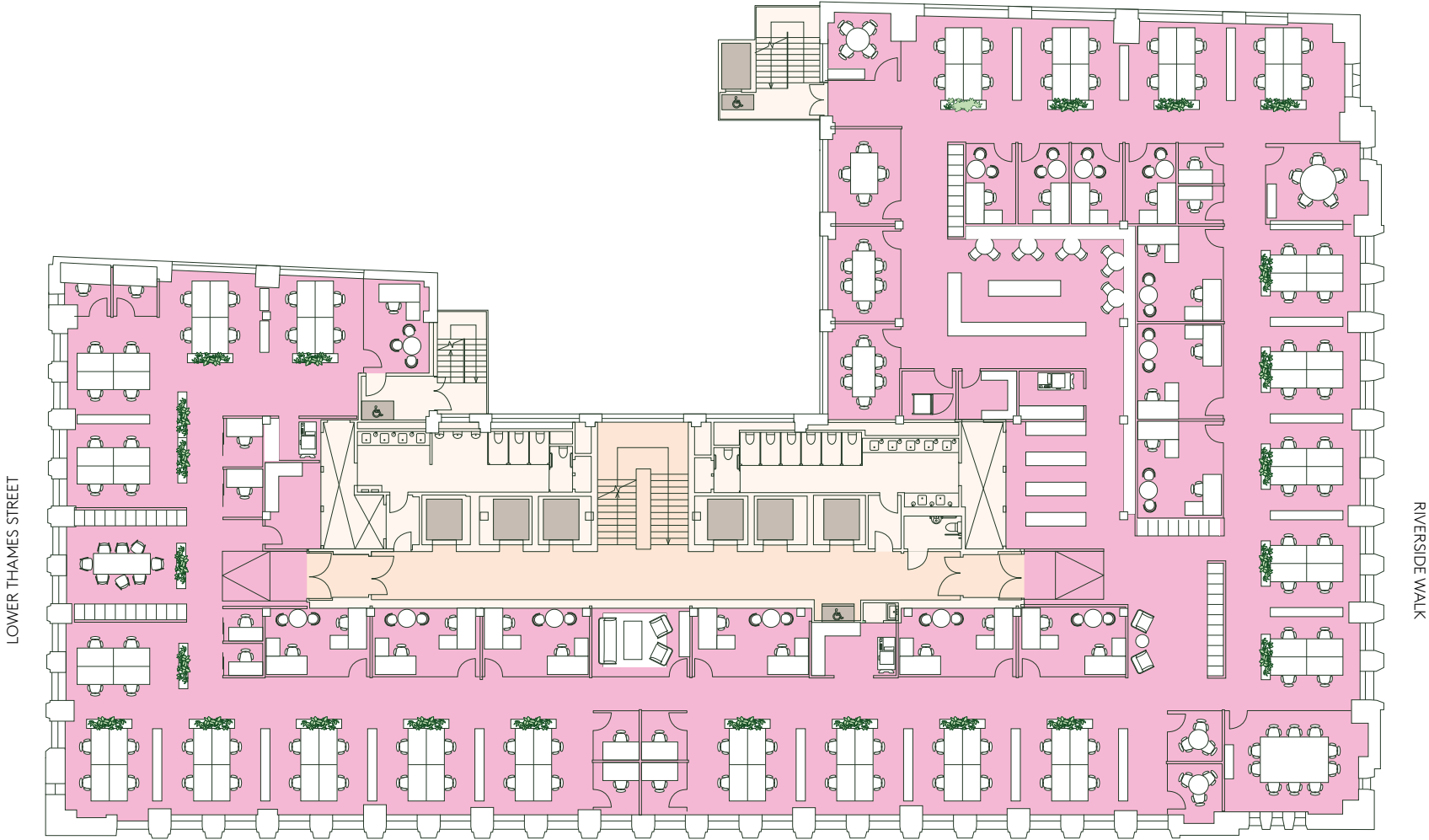
4

HYBRID FIT-OUT

Workspace	No.	Seats
Double Offices	9	18
Single Offices	5	5
Open Plan Workstations	-	92
Open Collaboration	-	8
Internal Meeting Rooms	9	45
Quiet Rooms	12	12
Social Areas	1	20
Workspace Total	-	200
Occupancy Density	-	1:6

- Office
- Core
- Lobby

\*All areas are approximate.







Indicative view of a hybrid fit-out



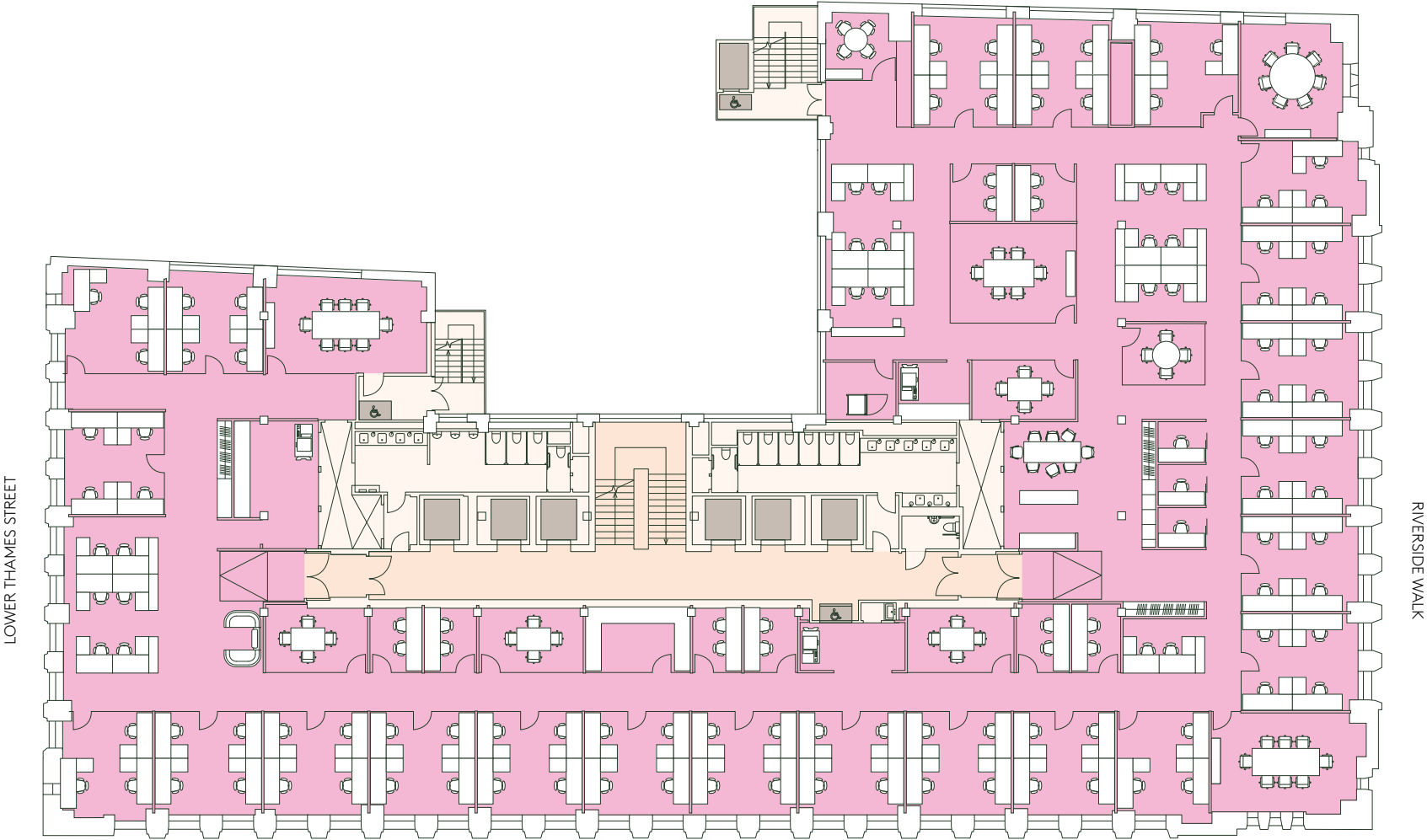
4

LEGAL FIT-OUT

Workspace	No.	Seats
Quadruple Offices	18	72
Tripple Offices	5	15
Open Plan Workstations	-	20
Quiet Rooms	11	19
Internal Meeting Rooms	10	52
Workspace Total	-	178
Occupancy Density	-	1:7

- Office
- Core
- Lobby

\*All areas are approximate.





5

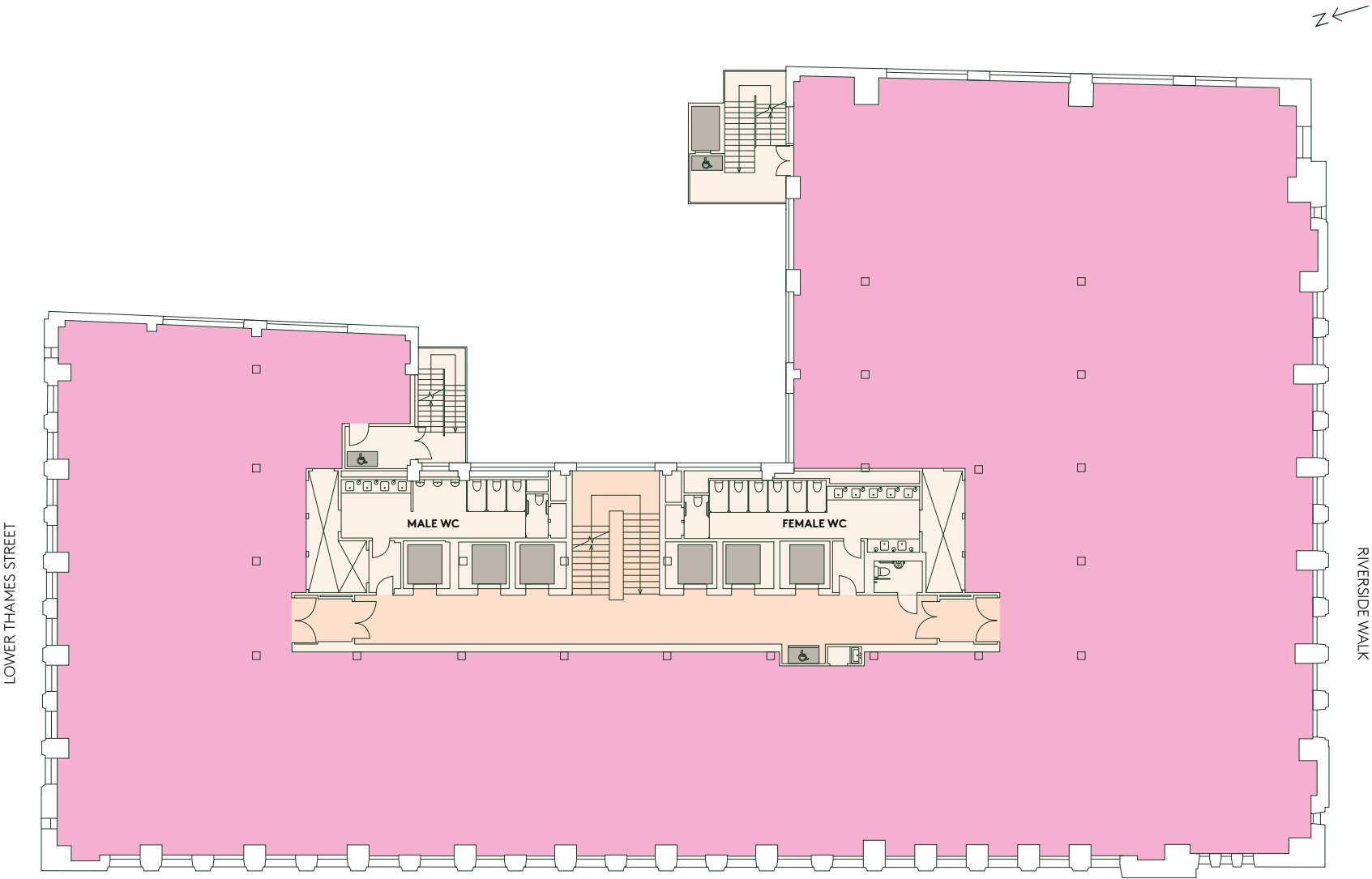
LEVEL 5

Office

13,083 SQ FT  
1,215 SQ M

- Office
- Core
- Lobby

\*All areas are approximate.





6

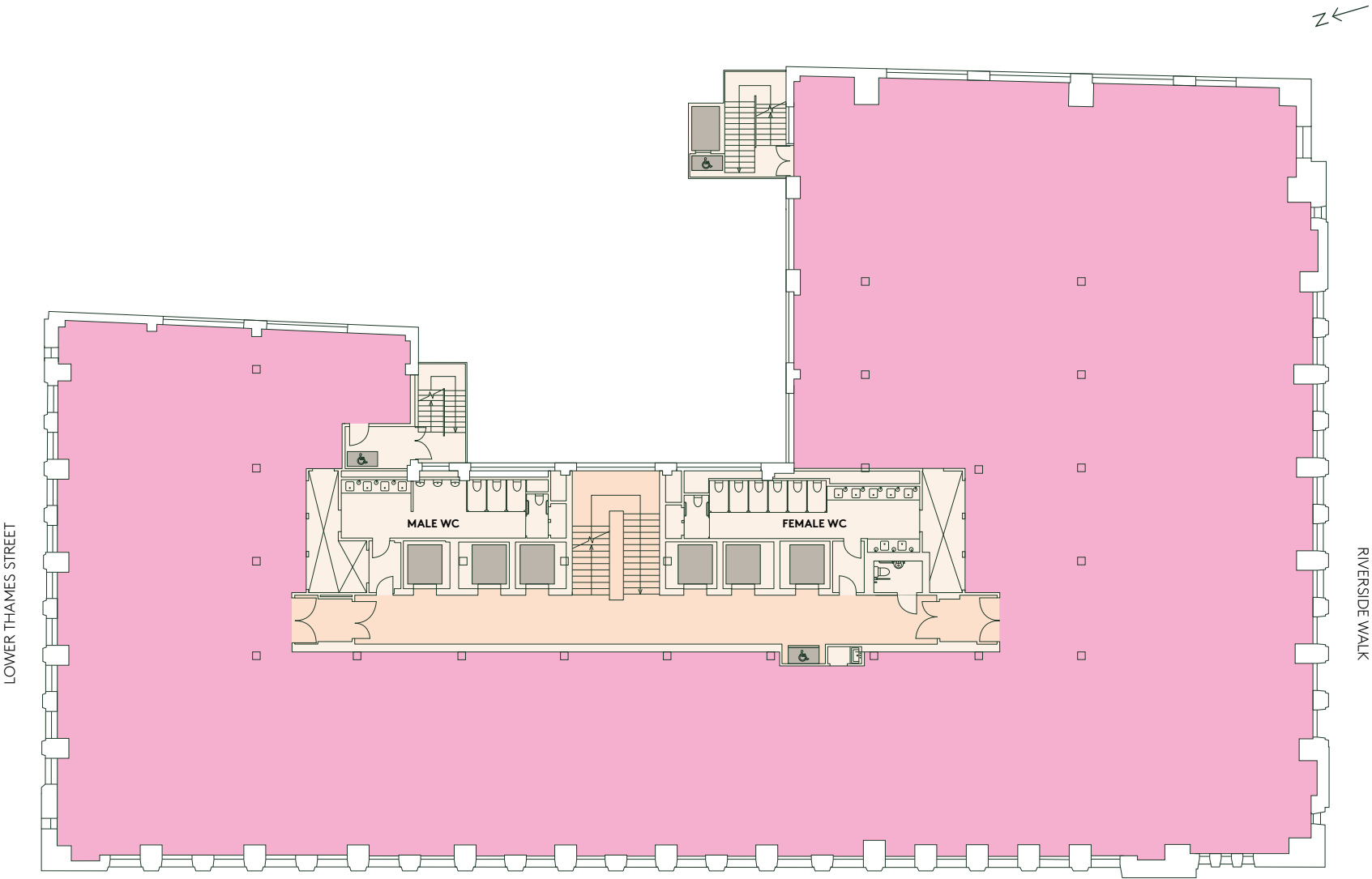
LEVEL 6

Office

13,021 SQ FT  
1,310 SQ M

- Office
- Core
- Lobby

\*All areas are approximate.





7

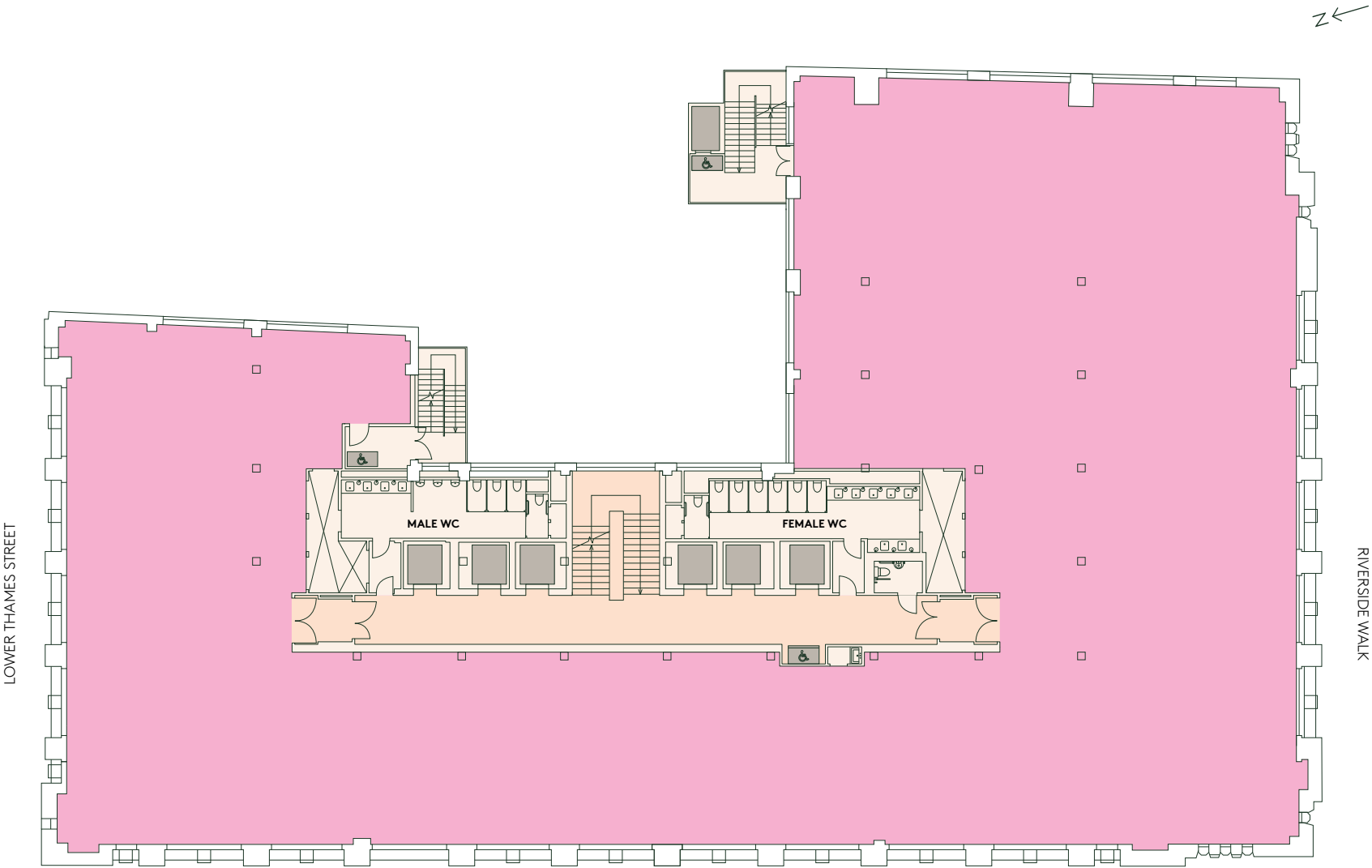
LEVEL 7

Office

12,858 SQ FT  
1,195 SQ M

- Office
- Core
- Lobby

\*All areas are approximate.





8

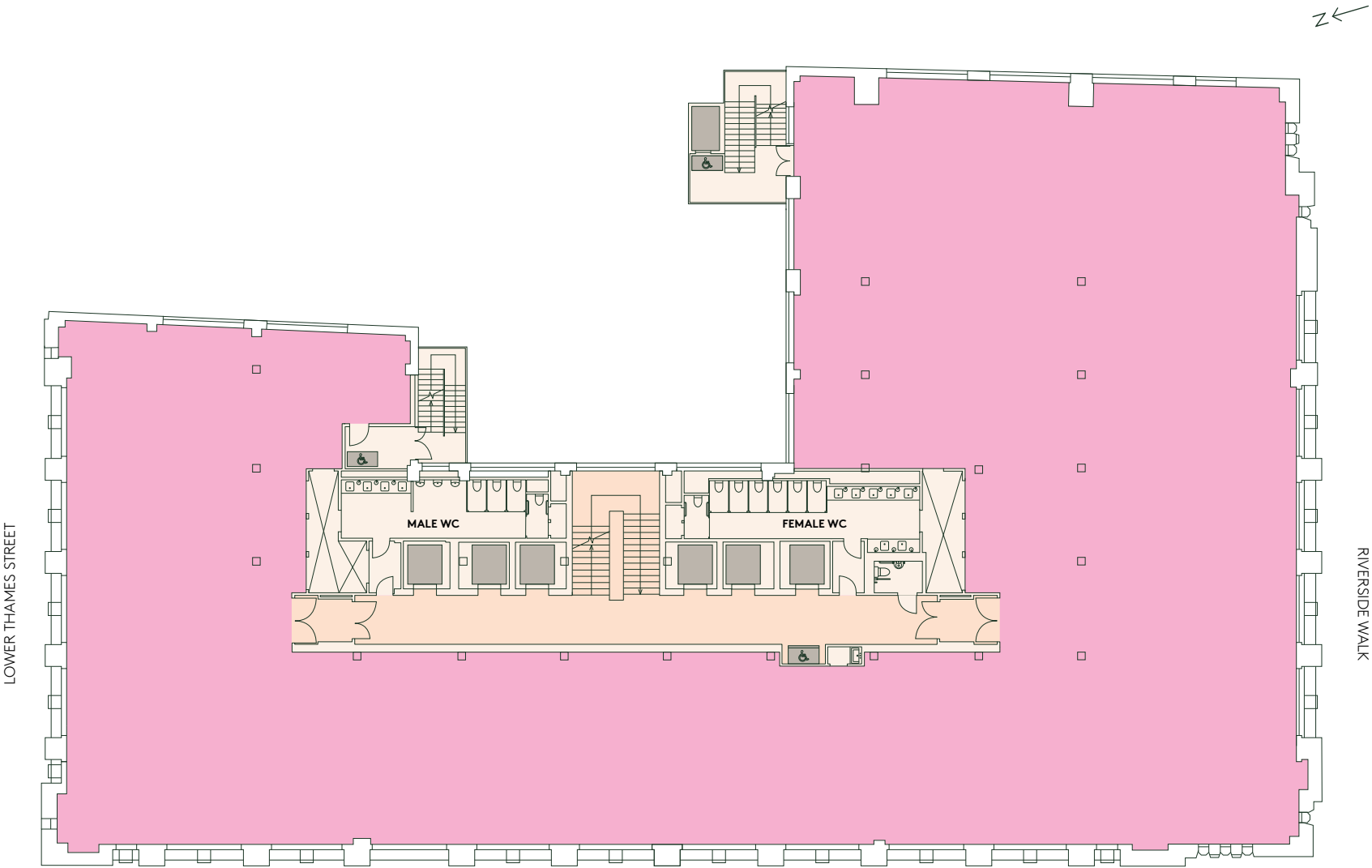
LEVEL 8

Office

13,069 SQ FT  
1,214 SQ M

- Office
- Core
- Lobby

\*All areas are approximate.





9

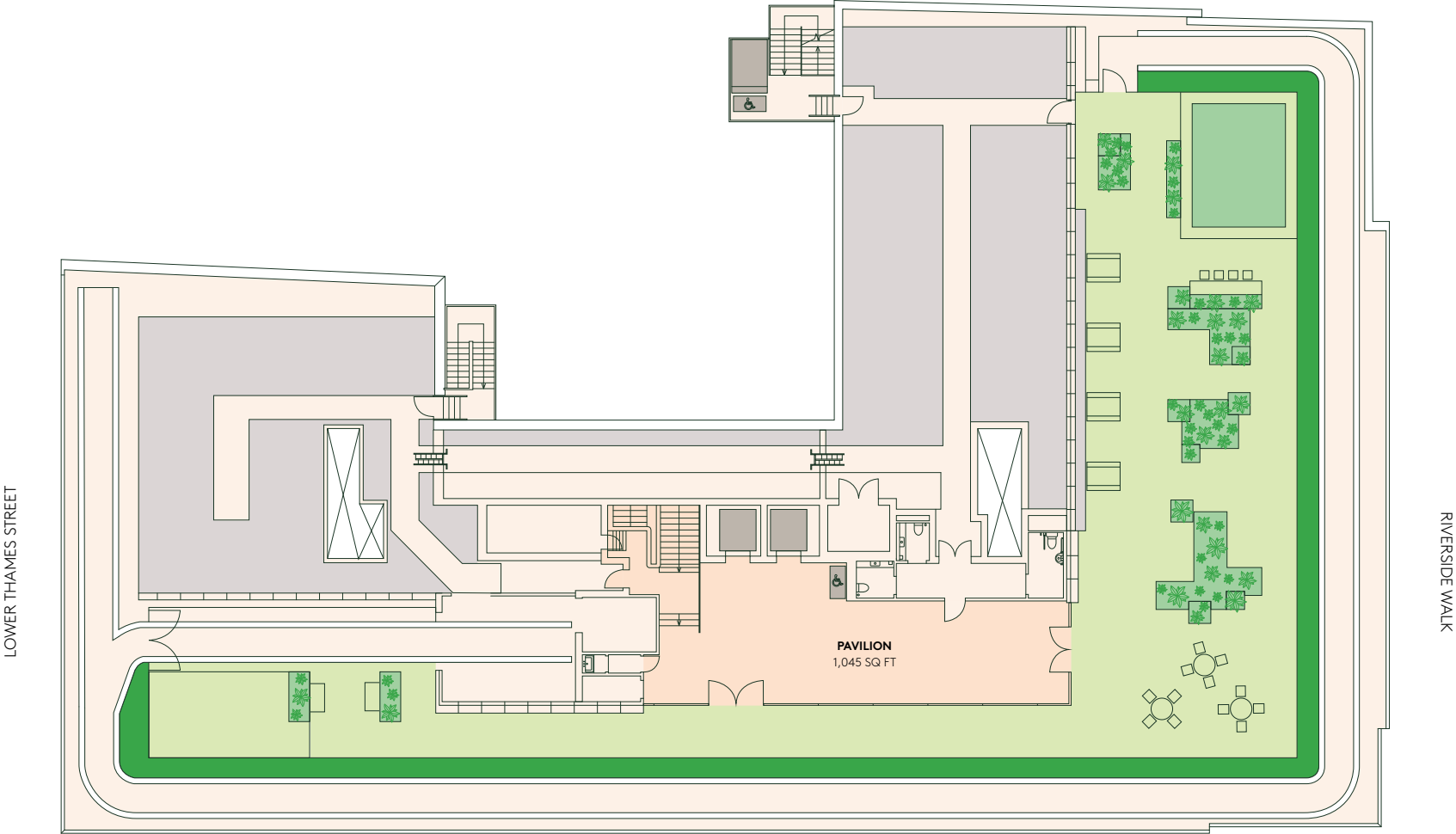
LEVEL 9

Roof Terrace

4,526 SQ FT  
420 SQ M

- Core
- Pavilion
- River Garden
- Plant

\*All areas are approximate.







An indicative view of the communal rooftop pavilion and garden





END OF TRIP

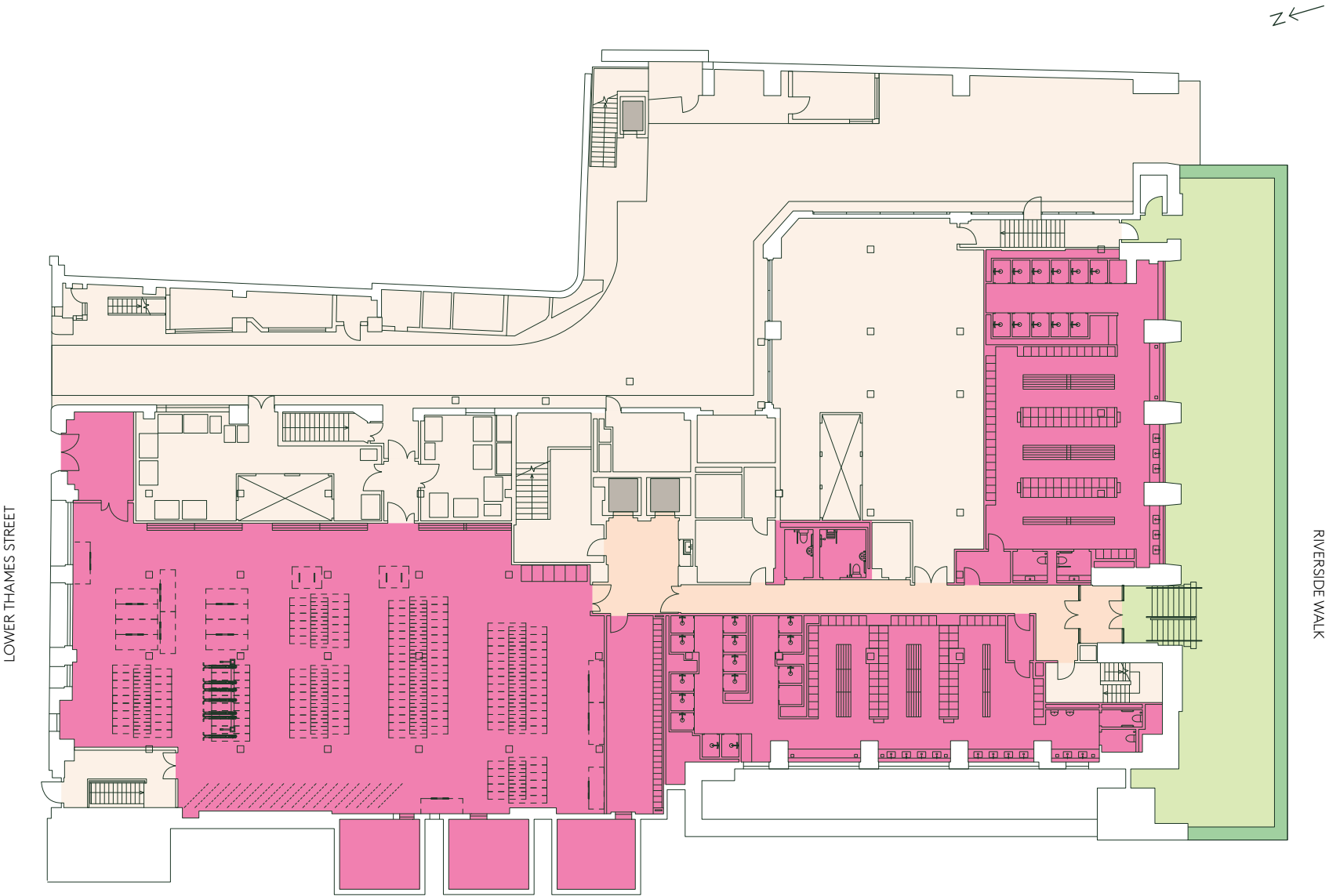
Private Garden

2,083 SQ FT  
194 SQ M

End of Trip	NO.
Showers	29
Lockers	330
Cycle Spaces	330
Internal Meeting Rooms x 6	44
Cycle Repair Hub	1

- End of Trip
- Core
- Lobby

\*All areas are approximate.

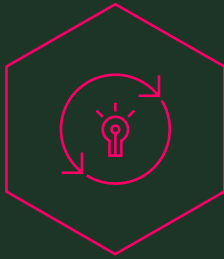




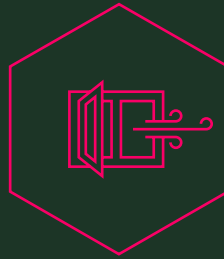


An indicative view of the changing facilities





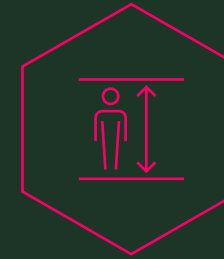
Major rebuild with all new services



New openable windows

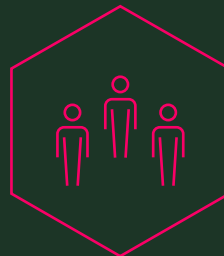


New level 9 communal terrace overlooking the river & river level garden



Floor-to-ceiling services height 2.4m with slab to slab height of 2.85m

# Building Highlights

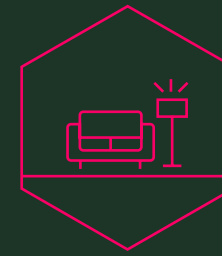


Occupational density of 1:8 sq m



**WiredScore**  
PLATINUM

Targeting WiredScore Platinum

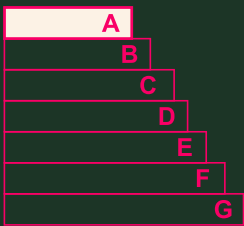


Ground floor business lounge





Targeting  
BREEAM Excellent



Targeting  
EPC Rating A

# ESG



29 Showers, 330 lockers  
& 330 cycle spaces



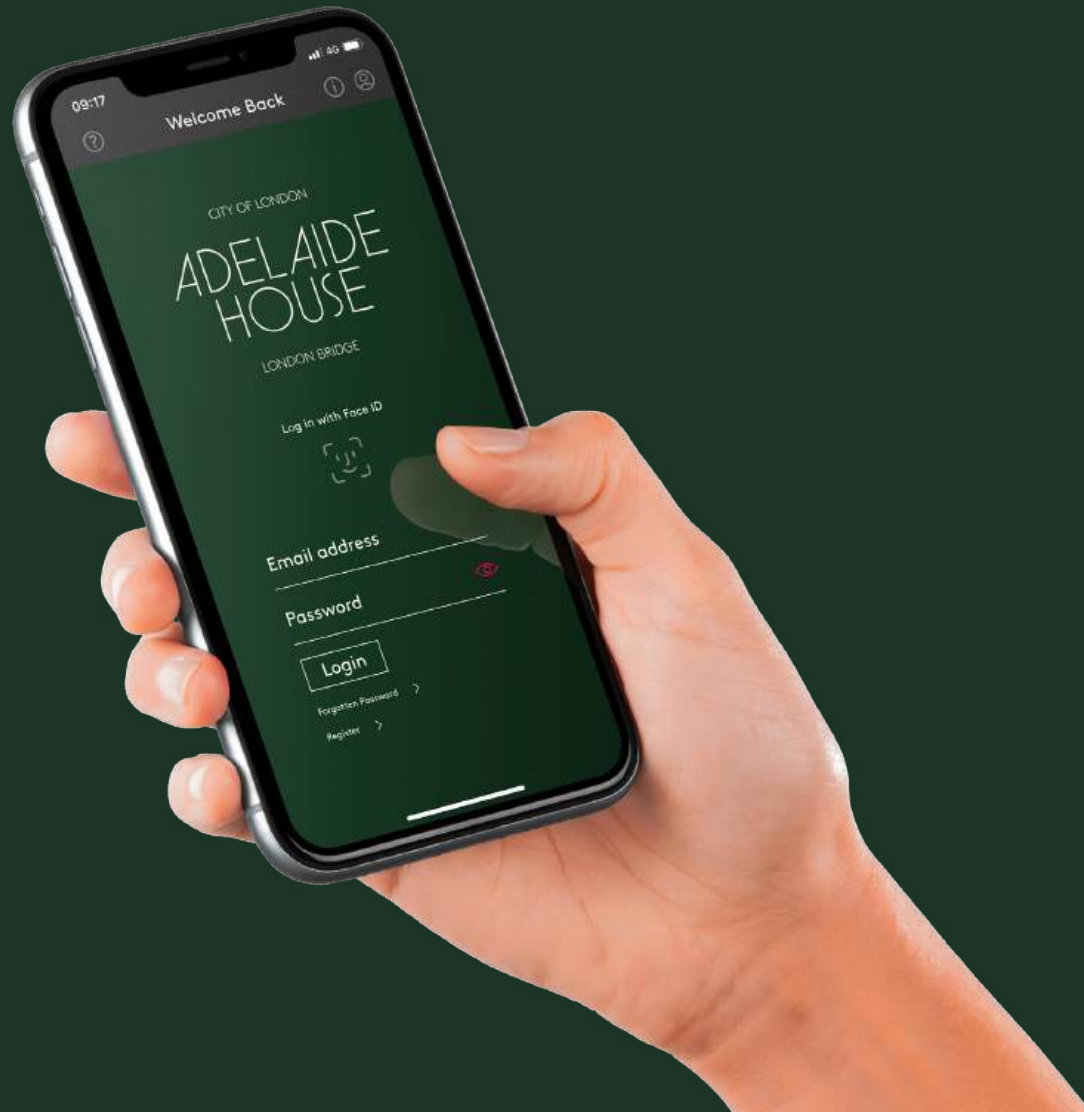
Cycle repair hub

# Forever Green



18-hole putting course in 1930





## Your Building App

**Notify building management of any issues**

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**Book space for meetings & functions**

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**View availability of showers & lockers**

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**Post room notifications**

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**Local traffic & public transport information**

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**Access local dry-cleaning & car hire**

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**Contactless entry**

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**Monitor noise levels, temperature, humidity & lighting**

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**Send & receive event invitations**

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**Weather updates**





Your  
Area



Nestled between  
London Bridge & the City,  
boasting spectacular amenities  
& seamless connections



# Exceptional connections

Adelaide House sits just minutes away from both Bank & London Bridge with immediate access to the Elizabeth Line, Underground, Overground and National Rail.

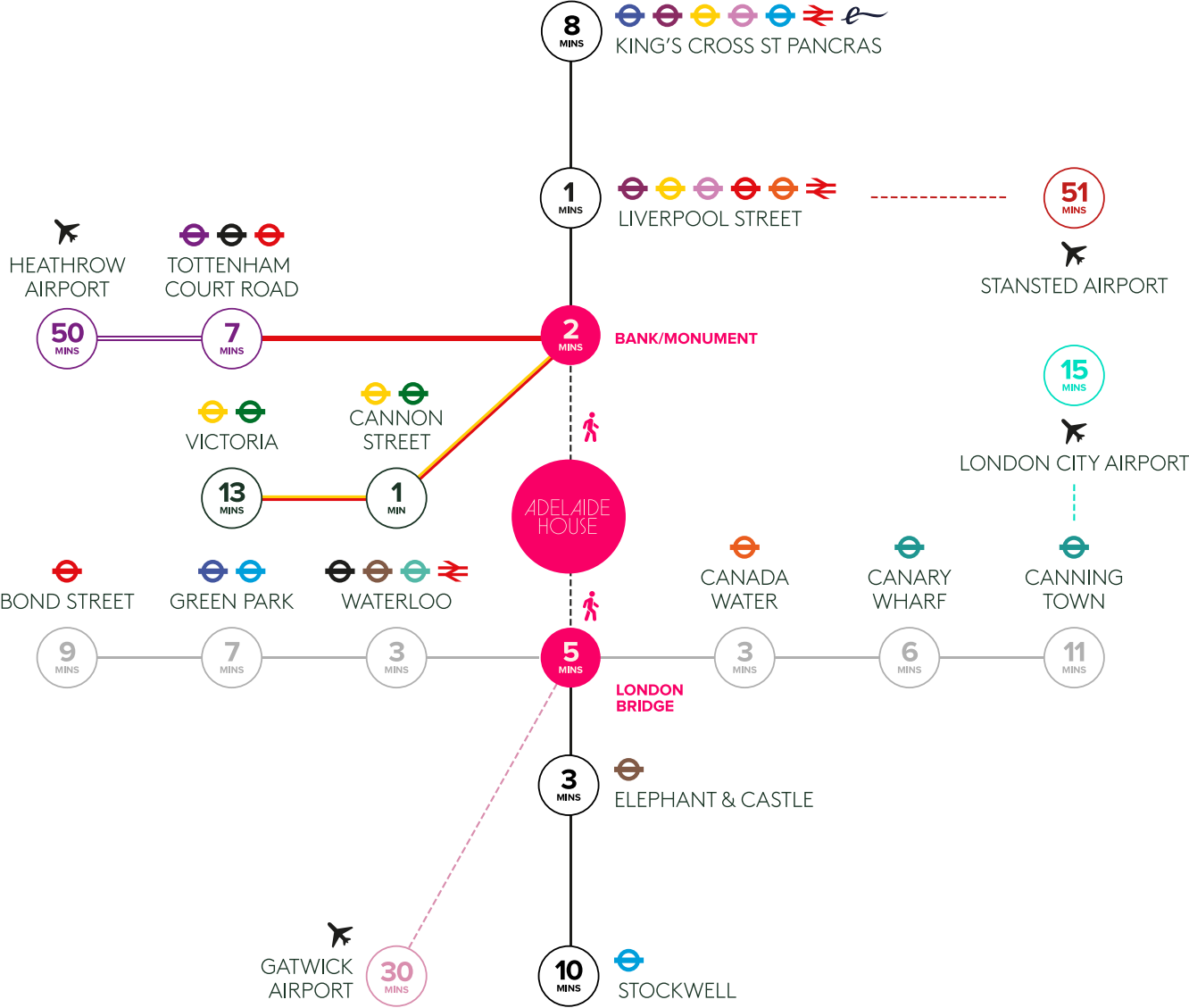
London Bridge  
5 MINS

Monument/Bank  
2 Mins

### Underground & Mainline Services

Circle	Bakerloo	National Rail
Hammersmith & City	Waterloo & City	Thameslink
Metropolitan	Overground	Stansted Express
District	Northern	
Central	Jubilee	
Victoria	DLR	
Piccadilly	Elizabeth Line	

All times direct from **London Bridge** or **Bank/Monument** stations sourced from transport for london and Google Maps.





The map is a detailed, hand-drawn representation of the Covent Garden area in London. It is centered around the Monument, which is depicted as a tall, pink, columnar structure. Surrounding the Monument are various streets, including Queen Victoria St, Cannon St, Upper Thames St, Lower Thames St, and the London Bridge. The map is color-coded with pink and blue lines for streets and landmarks. Numerous businesses and landmarks are marked with icons and text, including Kirin, Pelit, Davy's, Adelade House, HMS Belfast, and various cafes and restaurants. The map is a comprehensive guide to the area, showing the layout of the streets and the locations of the various businesses and landmarks.



# 36 Bars

The Banker



OCEAN HOUSE



The Folly



Farmer J

# 56 Restaurants





# All within a 5 minute walk





# Professional Team

Architect [Scott Brownrigg](#)

Project Managers [Avison Young](#)

Environmental Consultant [Atelier Ten](#)

Construction Consultants [Gardiner & Theobald](#)

Legal [Eversheds](#)

M&E Consultant [Atelier Ten](#)

Developer [St Martins](#)



# Pretty in pink

View of Adelaide House and London Bridge in 1930



# Get In Touch

## Enquiries

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AdelaideHouse.London

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