

ONE
SALISBURY
SQUARE

Discover a new side to The City

65,000 sq ft HQ opportunity
Summer 2027

A new City destination

One Salisbury Square is a principal part of the new Salisbury Square development. One of three beautiful new buildings set around a landscaped public realm, it further benefits from its central position within the regenerated business destination known as The Fleet Street Quarter.



The many sides of One Salisbury Square

One Salisbury Square is a progressive new City workplace with a multi-dimensional offering – for business, for culture, for lifestyle, for wellbeing.



The energised people place

The pedestrianised and landscaped Salisbury Square offers a new public open-air space for the City. It creates a positive and impressive arrival experience for visitors to the building.



CGI for indicative purposes

The elevated business space

Entered from Salisbury Square, the reception and business lounge are naturally welcoming spaces, bright, open, and thoughtfully designed.



Reception (CGI for indicative purposes)

The elevated business space

The business lounge offers occupiers and visitors a comfortable social environment in which to work and meet informally over coffee.



Business lounge (CGI for indicative purposes)

Inspiring outdoor space

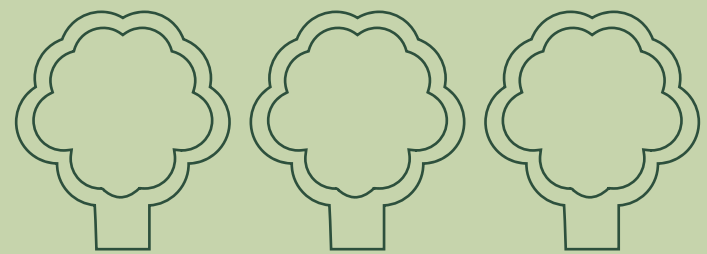
The stunning rooftop terrace offers panoramic view of London's skyline and river. Created to enhance the working experience, it's a wellbeing-focused amenity with multiple possible uses, from morning yoga sessions to evening social events.



CGI for indicative purposes

Amenities

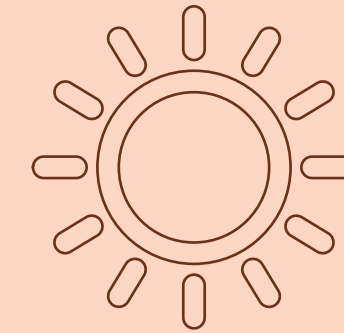
The wellbeing of One Salisbury Square occupiers is in safe hands with a range of lifestyle amenities offered by the building itself and found within the surrounding area.



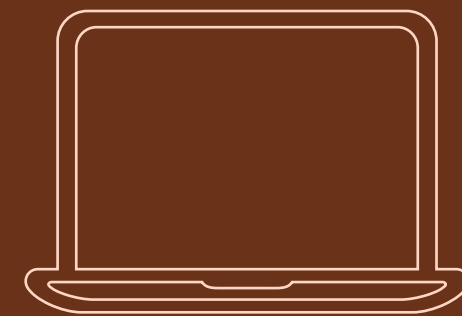
Generous new public square with green landscaping and seating areas



Spacious new reception



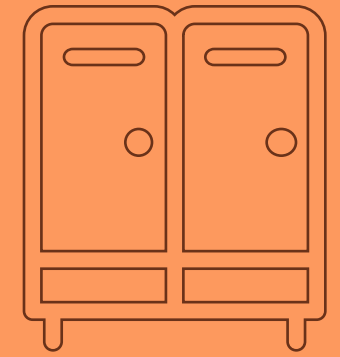
Communal rooftop terrace with skyline views across London



Exemplary business lounge with collaboration area and coffee bar



Outstanding cycle facilities with 160x spaces and dedicated entrance



Best-in-class changing facilities with 16x showers and 193x lockers



Cultural and wellbeing activities delivered by the Fleet Street Quarter



CGI for indicative purposes

LOCATION

A location with lifestyle at it's heart

Within a few minutes' walk from Salisbury Square is a wealth of leisure-time highlights. There are centuries-old pubs and riverside walks. There are a plethora of places for fine dining, lunchtime bites, and specialist coffee. With the West End, South Bank and Farringdon in easy reach, a little exploration unlocks even greater depth and diversity.

ONE
SALISBURY
SQUARE



Ye Olde Cheshire Cheese 1 mins



Blank Street 2 mins



Victoria Embankment 5 mins



St. Paul's Cathedral 6 mins



Yolk 4 mins



Paternoster Chop House 5 mins

The revitalised City quarter

FLEET STREET

dedicated to
high-quality public
realm improvements.

new and refurbished
office, retail, and
leisure schemes.

work, culture
and visitor
destination



The perfectly connected position

Blackfriars	  	4 minutes
City Thameslink		4 minutes
Chancery Lane		10 minutes
Temple	 	10 minutes
St. Paul's		10 minutes
Farringdon	    	12 minutes
Mansion House	 	13 minutes
Barbican	  	15 minutes



Availability

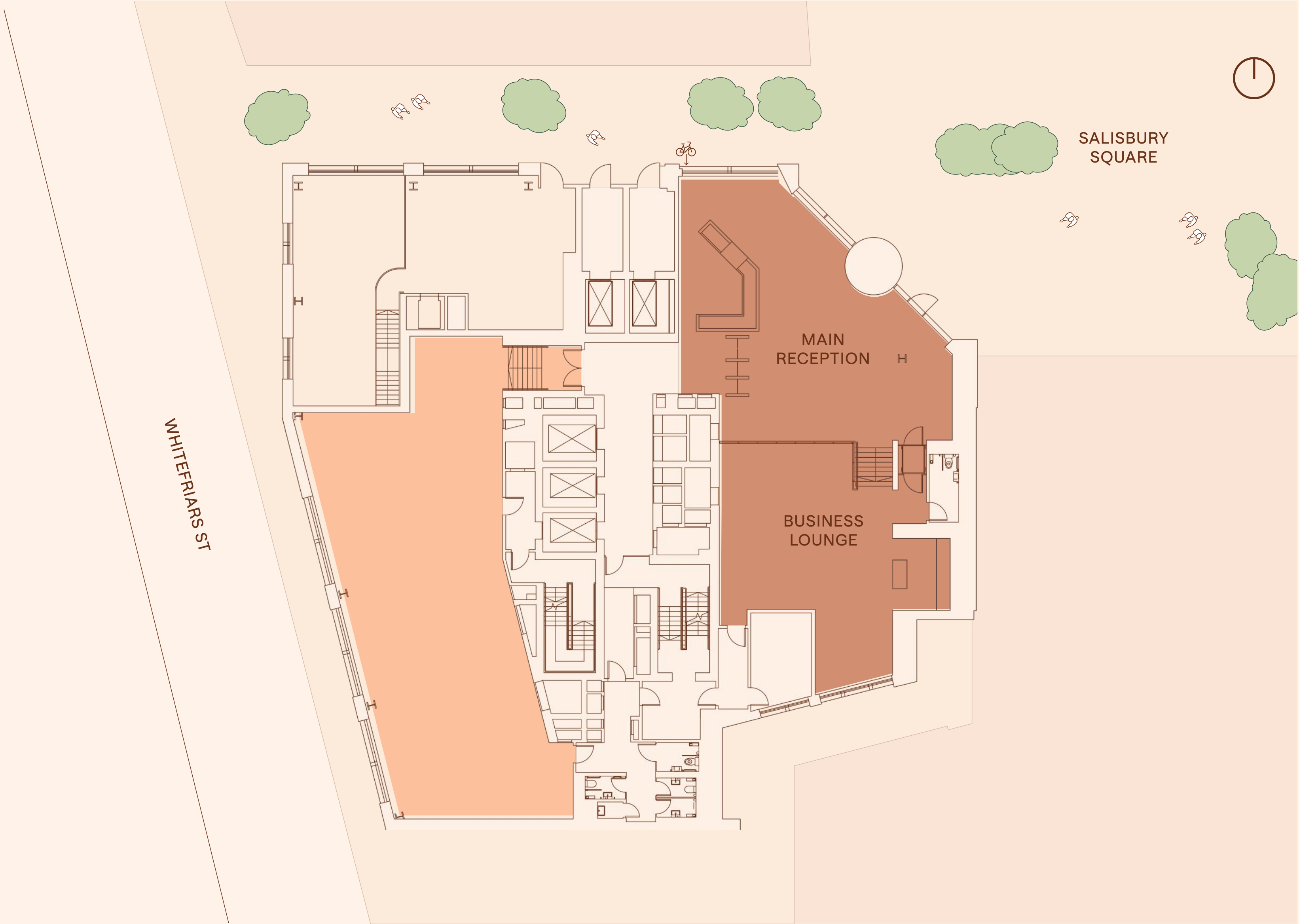
Floor	Office sq ft*	Terrace sq ft
8		4,500
Communal terrace		
7	8,109	
6	8,777	
5	8,777	826
4	8,061	
3	8,222	
2	10,270	
1	9,768	
G	2,381	
Total	64,365	5,326



*All measurements in NIA

Ground floor

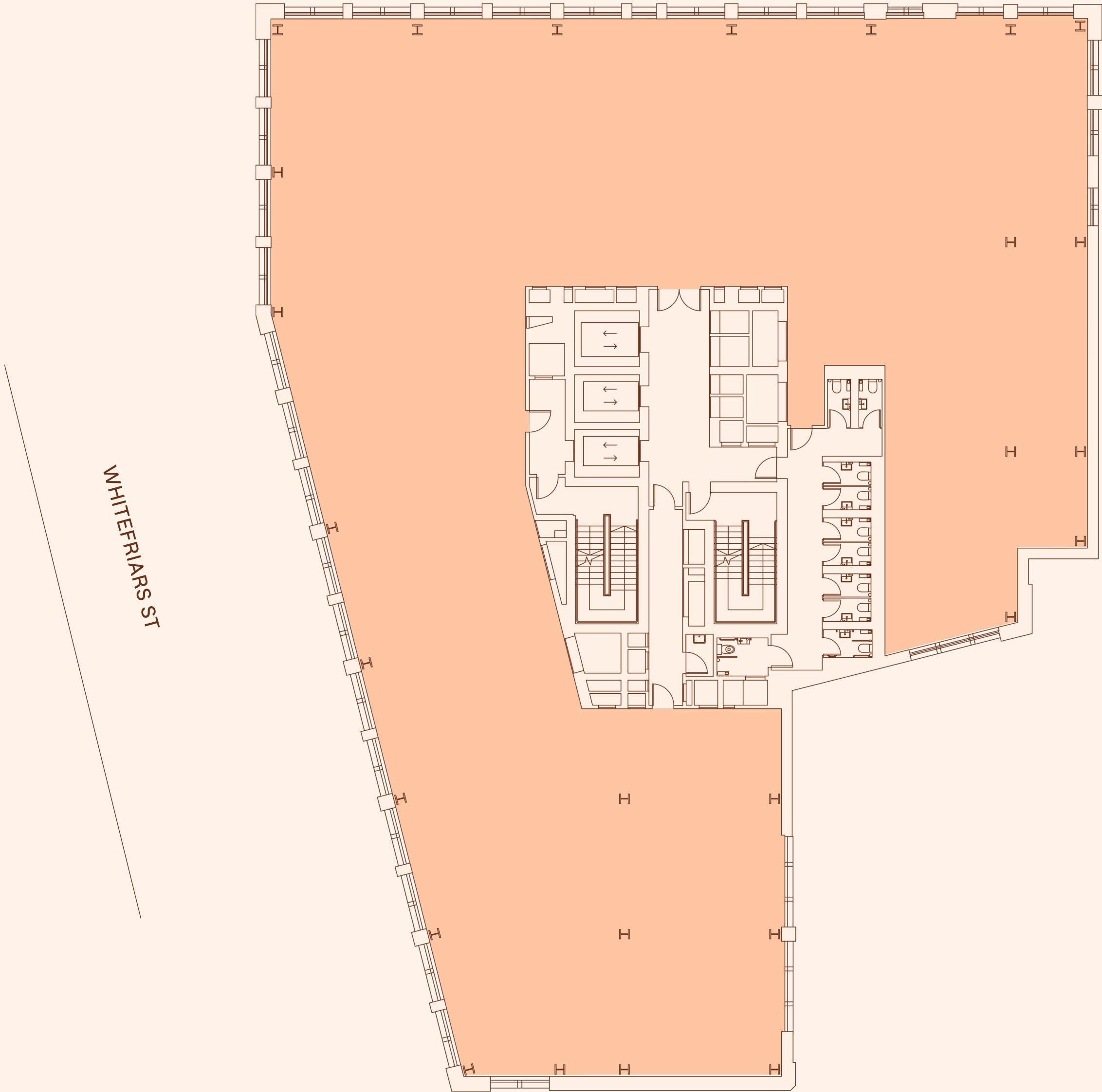
Office	2,381 SQ FT
Reception and business lounge	2,846 SQ FT



WORKSPACE

Typical floor 1st - 4th

Office 8,601 - 10,270 SQ FT





4th floor (CGI for indicative purposes)



4th floor (CGI for indicative purposes)

5th floor

Office	8,777 SQ FT
Terrace	826 SQ FT



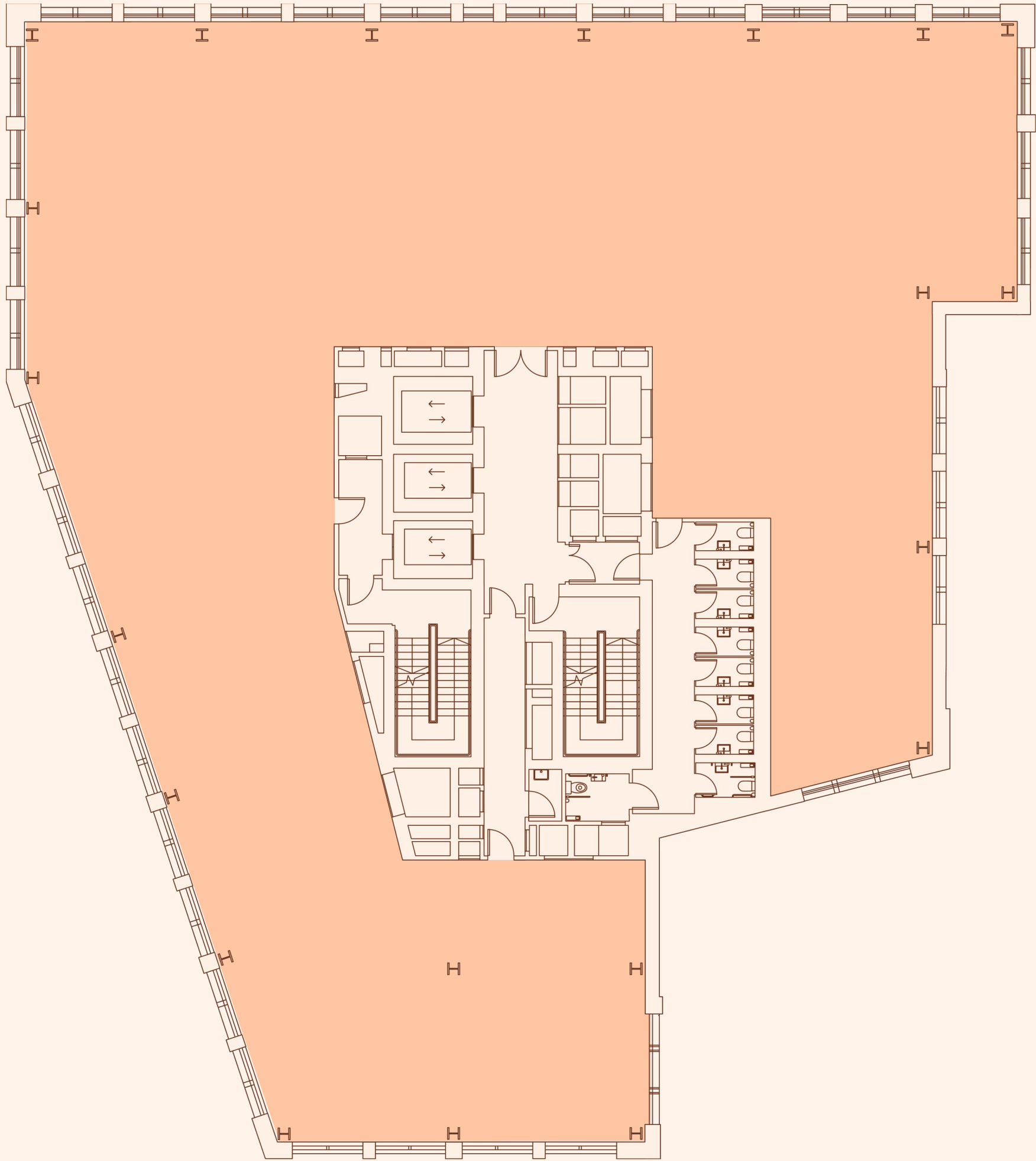
WORKSPACE

6th floor

Office 8,777 SQ FT

WHITEFRIARS ST

SALISBURY SQUARE

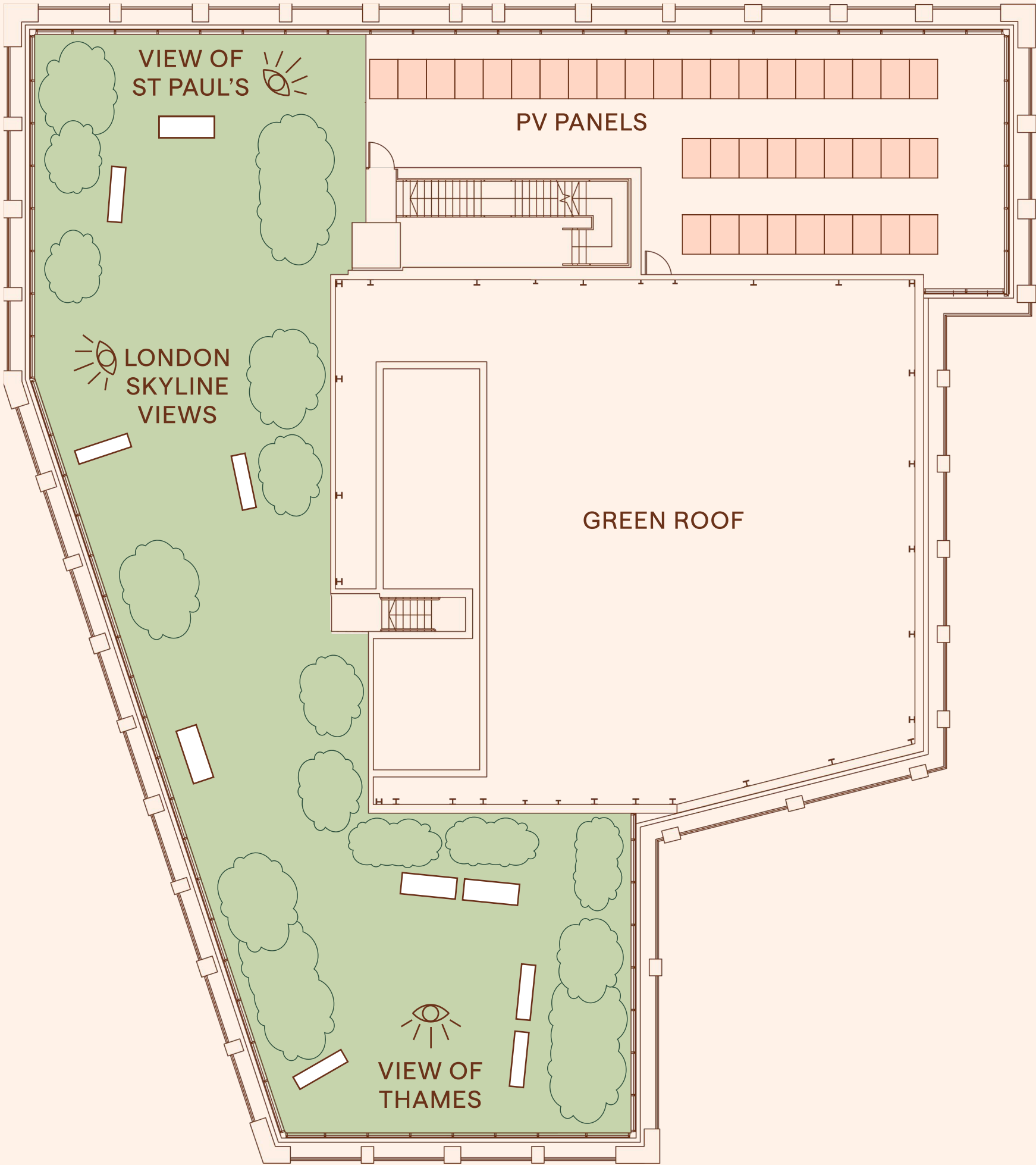


WORKSPACE

Communal terrace

Terrace 4,500 SQ FT

WHITEFRIARS ST



SALISBURY SQUARE





CGI for indicative purposes

Specification

Occupancy density

- Office: 1:8 per sq m

Ceiling heights

- Typical office: 2.8m
- Reception: 4m

Vertical transportation

- Passenger lifts: 3x lifts (Floors G — 7)
- Cycle lift: 1x 17 persons / 1,275 kg

Office floors

- Full height raised floor: 150mm
- Power distribution: 23 W/m²
- Electrical load allowance: (risers/central plant): 20 W/m²
- Lighting: 400 – 500 lux (Cat A average maintained luminance)
- Windows: Inner timber and outer aluminium
- Ventilation: Fan Coil Units connected to the BMS system. Openable windows provide further comfort and wellbeing
- Fresh air rates: 12 l/s/person + 10% allowance for fit-out. Zoning control provision in line with BREEAM targets
- Heating and cooling: Fan Coil Units linked to the BMS system
- Smart building: Provisions to link control system and IOT devices
- WCs: BCO compliant superloos

Changing facilities

- Lockers: 192x lockers (36 with integral 13A/USB sockets)
- Showers: 16x showers including 1x gender neutral accessible shower and changing room
- Accessible WCs: 1x accessible WC (gender neutral) + 2x ambulant WCs (1x male and 1x female)
- Hair drying facilities
- Towel station

Cycle provisions

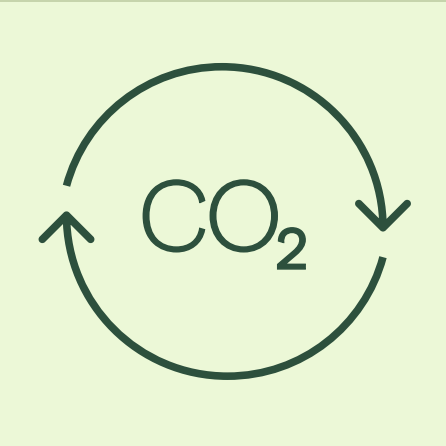
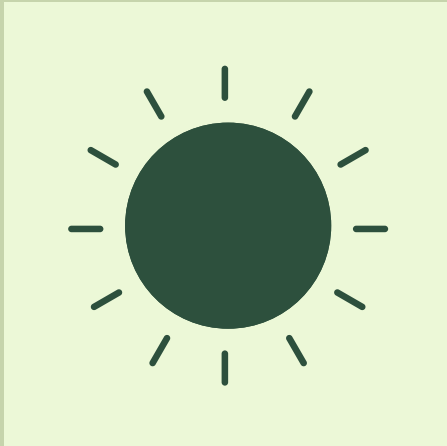
- 160x long term bicycle parking spaces:
 - 88x 2-tier racks
 - 30x vertical stands
 - 24x Sheffield stands (including 8x accessible)
 - 33x electrical charging
- 18x folding bicycle lockers
- Cycle maintenance

Net Carbon Zero

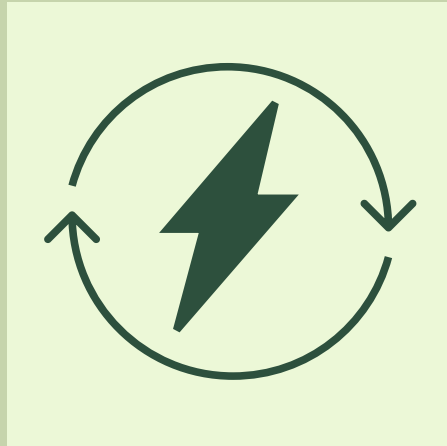
One Salisbury Square is a net zero carbon development and a future-ready workplace with intelligent sustainable strategies built in, from saving energy to nurturing biodiversity.



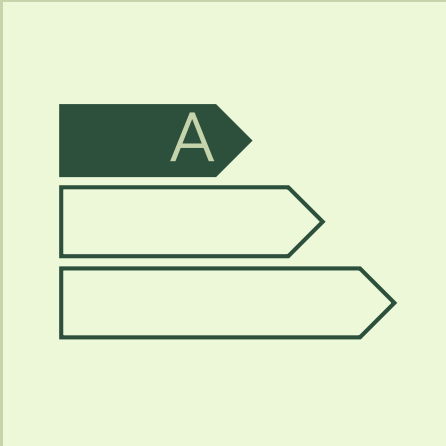
Facade insulation and solar shading



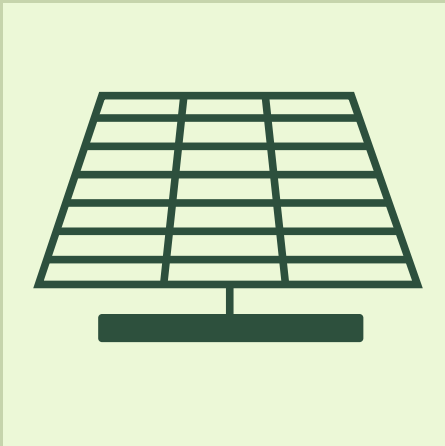
Net zero carbon in operation



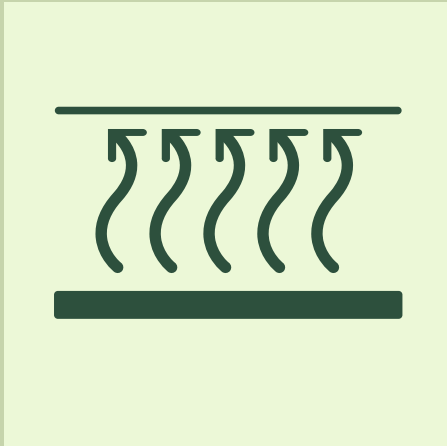
All electric building



EPC A



Green roof with PV panels



Ground source heating and cooling



High performance glazing



BREEAM Outstanding



WELL Platinum

Get in touch



Alex Novelli
Alex.Novelli@cushwake.com
+44 (0) 7860 594 752

George Homer
George.Homer@cushwake.com
+44 (0) 7584 118 298

Andrew Parker
Andrew.Parker@eur.cushwake.com
+44 (0) 7826 946 330



Dan Burn
Dan.Burn@rx.london
+44 (0) 7515 607 011

Alfie John
Alfie.John@rx.london
+44 (0) 7377 885 814

Sophie Bartlett
Sophie.Bartlett@rx.london
+44 (0) 7802 338 295



PROJECT TEAM

Developer
CITY OF LONDON

Architects
ERIC PARRY ARCHITECTS

Contractor
MACE

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