

230 BLACKFRIARS



DERWENT
LONDON

INTRODUCTION



Opportunities to join a prime office space a stone's throw from the River Thames and South Bank's exciting galleries and bustling food markets.

Furnished + Flexible office space now available on the fifth floor. This newly refurbished, air-conditioned and open plan space is well suited to a wide range of occupiers.



LOCATION

230 Blackfriars is located in the heart of London's Southbank, a neighbourhood home to a thriving food and drink scene, vibrant cultural offering and a cosmopolitan community. Perfectly placed to enjoy the best London has to offer.

Within 5 minutes:

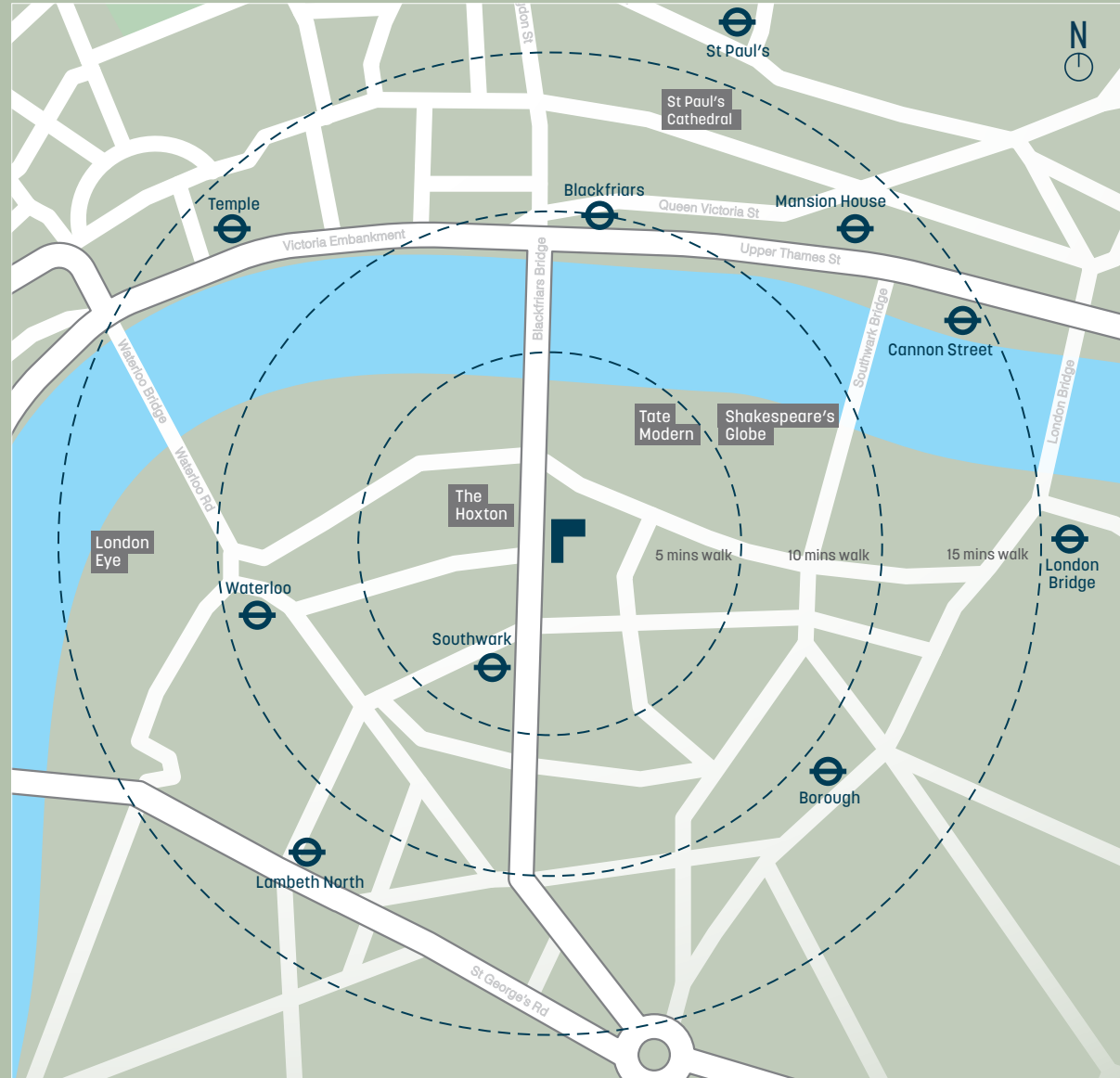
- Albie and Seabird at The Hoxton
- Bala Bay
- Boodle Hatfield LLP
- Hilton London Bankside
- Informa
- Ramboll
- SAMA Bankside
- Southbank Yoga
- Tate Modern

Within 10 minutes:

- The Anchor & Hope
- Bar Douro
- Flat Iron Square
- ibis Styles London
- London Eye
- Old Union Yard Arches
- Shakespeare's Globe
- Union Theatre

Walking times from 230 Blackfriars to the nearest Underground stations:

Southwark		3 mins
Waterloo		9 mins
Blackfriars		10 mins
Borough		11 mins
Lambeth North		12 mins
Cannon Street		14 mins
Temple		14 mins
London Bridge		16 mins
Mansion House		18 mins



KEY FEATURES



- Furnished + Flexible floor available now
- Bright, open-plan floorplates with double aspect providing superb natural daylight
- Air conditioning
- Raised access floors
- New LED lighting
- Recently refurbished reception
- 24 hour security
- End-of-journey facilities include:
 - 66 bike racks and on-floor showers
 - Onsite parking
 - EPC rating 'C'

SCHEDULE OF AREAS



Floor	sq ft	sq m
Seventh (available Q2 2025)	7,267	675
Sixth (available Q2 2025)	5,153	478
Fifth (Furnished + Flexible)	7,268	675
TOTAL	19,688	1,828



FIFTH FLOOR



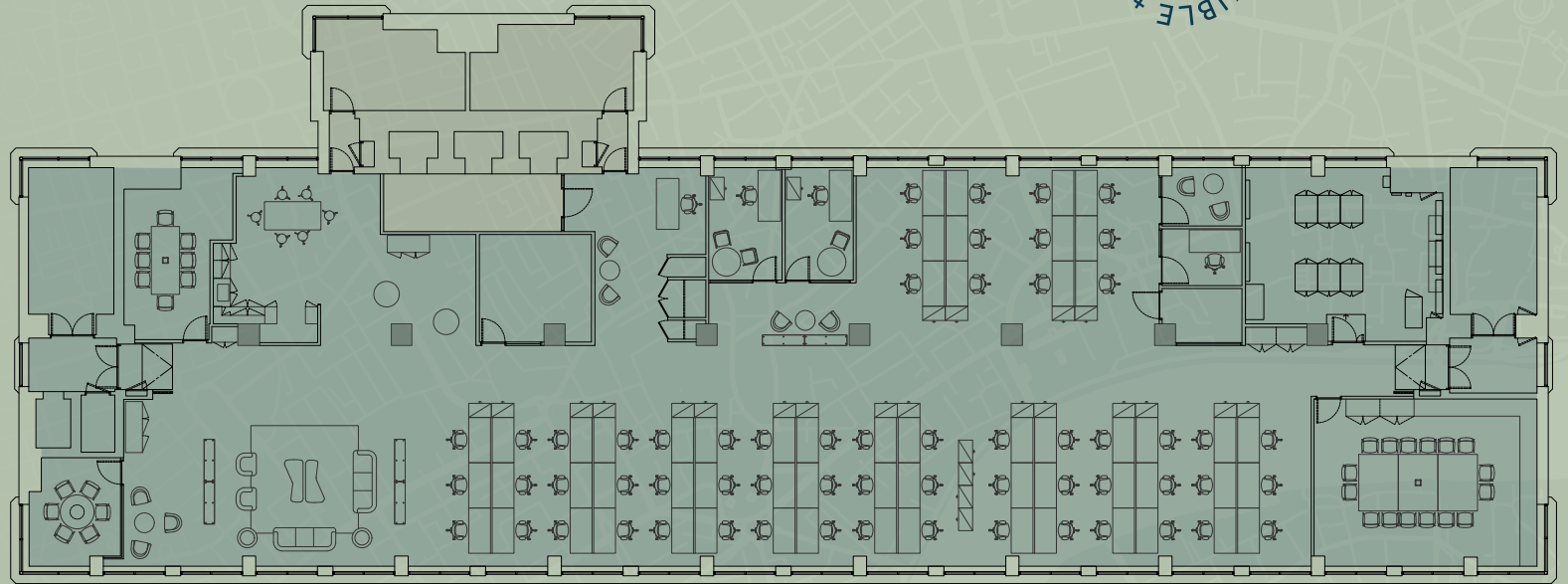
7,268 sq ft of Furnished + Flexible space.

What's Included:

- 60 x desks
- 2 x meeting rooms
- 3 x private offices
- 2 x phone booths
- 1 conference room
- Kitchen
- Store room & comms room

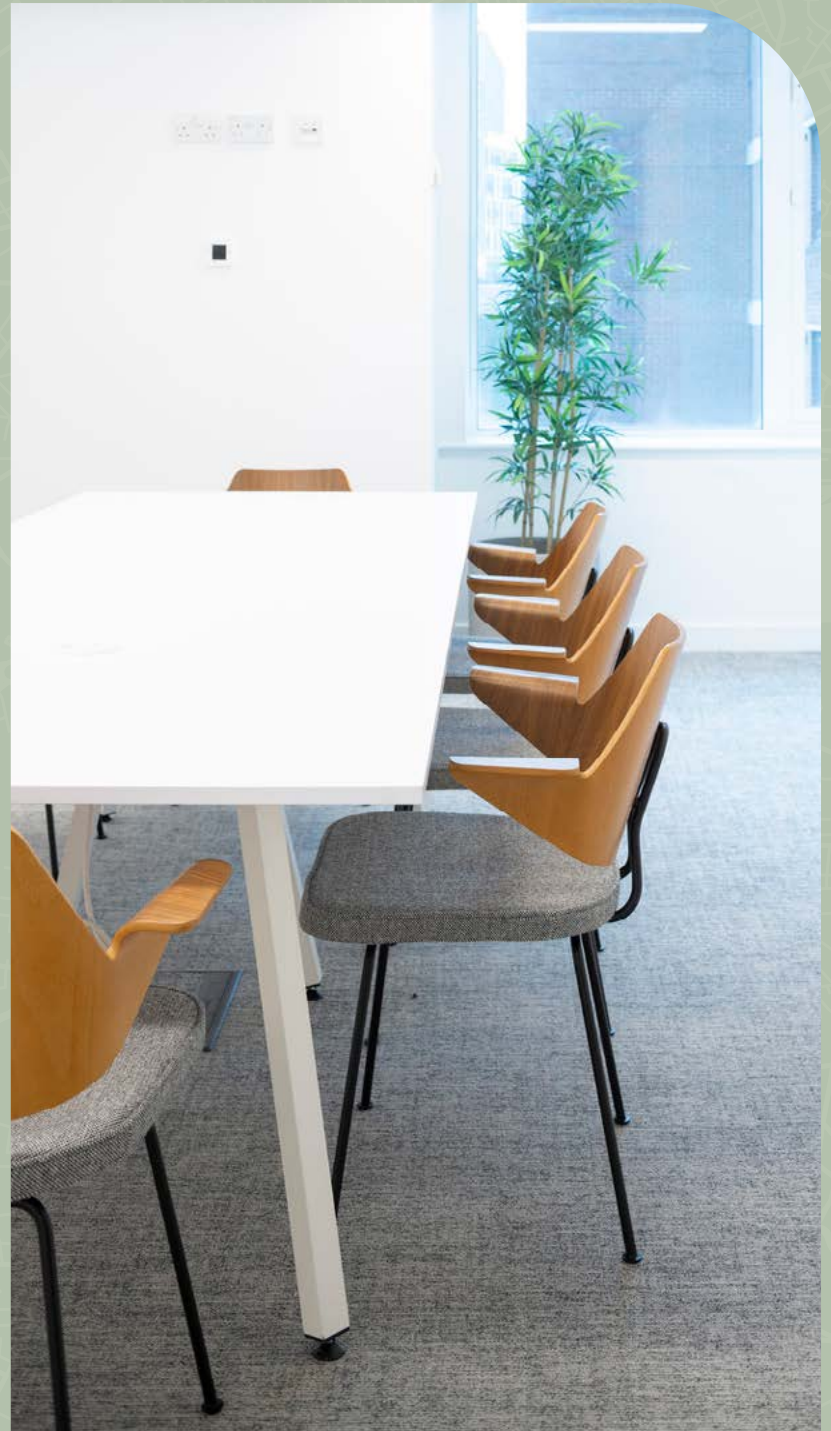
FURNISHED * FLEXIBLE *

- Office floor plan
- Common areas



BLACKFRIARS ROAD





THE DERWENT LONDON EXPERIENCE

We design and innovate...

We are experts in our industry, delivering transformative, design-led spaces that become thriving places.

...to build and connect our communities

We invest in our communities and provide best-in-class service, offering all office tenants complimentary DL/ Membership with exceptional amenity, service and benefits.

...with an unrivalled brand and expertise.

We take pride in our track-record as London's leading design-led developer of world-class commercial buildings. Our buildings are, and always will be, our brand.

80 Goswell Road EC1



80 Charlotte Street W1



From our brand to our design-led spaces, the Derwent London experience is distinctive, inspiring and user-focused.

DL / MEMBERS



As a valued tenant of Derwent London, you will automatically enjoy complimentary DL/ Membership status.

DL/ Members have access to an ever-growing package of exclusive benefits. You can use our Lounges, DL/78 in Fitzrovia and DL/28 in Old Street for touch-down workspace, meeting rooms, private hire event space and somewhere to connect and collaborate. You'll receive specially negotiated discounts from a diverse collection of businesses, including local coffee shops, restaurants and wellness brands.

Members also have access to a packed calendar of experience-led events curated by our dedicated team. And the DL/ App is your effortless personal portal to all of it.

We believe in strong relationships, and we want to create a positive sense of community among all of us in the Derwent London family. DL/ Membership is us inviting you to be part of it.

Our DL/ Lounges include:

- Communal collaboration and working areas in the Lounge
- Bookable meeting rooms configured to your needs
- Library for quiet working (DL/28)
- Outdoor terrace (DL/28)
- Event / town hall space available for exclusive hire
- On-site café operated by DL/ Service
- Curated events programme
- All connected via the DL/ App

**DL/78, 78 Charlotte Street,
Fitzrovia W1**

**DL/28, 28 Featherstone Street,
Old Street EC1**



DL/28 in Old Street EC1



DL/78 in Fitzrovia W1



Discover what it means
to be a DL/ Member

AGENTS



SAVILLS

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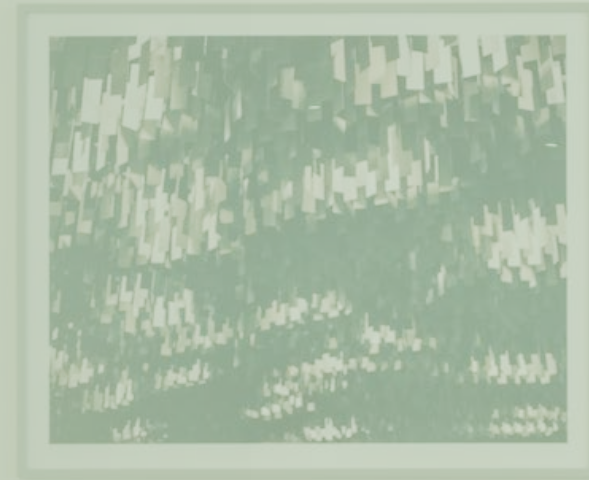
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230 Blackfriars Road, Southwark SE1

230blackfriars.co.uk

