



# CHURCH HOUSE

FROM 3,900-16,700 SQ FT OF ARTFULLY  
RESTORED OFFICE SPACE IN WESTMINSTER





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CHURCH HOUSE



North entrance





# WELCOME TO CHURCH HOUSE

Discover a historic, Grade II-listed building, thoughtfully reimagined to provide the warmest of welcomes and artfully refurbished, contemporary workspace.



South entrance - café and bookshop



A woman with long dark hair, wearing a light-colored sweater, is sitting at a wooden table. She is smiling and looking at a tablet computer she is holding. The background is a dark, textured wall. The image is framed by a large, semi-transparent circular shape. The text "THE BUILDING" is overlaid in the center in a large, white, sans-serif font.

# THE BUILDING





# FULL OF CHARACTER

Located in the UK's political district, just a stroll from the Houses of Parliament, Church House is made for seriously good businesses to do their best work.

Here, sustainable modern design seamlessly blends with heritage to create workspace with personality. Everything is set up for your success, from the two stunning reception areas welcoming you and your guests to the brand new café and lounge area and, of course, the refurbished high-spec office floors.



North reception





4th floor meeting room - CAT A+ fit out



4th floor open plan workstations - CAT A+ fit out







# WORKSPACE WHERE YOU CAN MAKE A DIFFERENCE

The design enriches the well-being of everyone with abundant natural light and outstanding comfort levels. Natural materials, planting and soft colours feature throughout, creating a calming environment where people can do their best work.

The flexible and inspiring office floors range from 3,900 sq ft up to 7,600 sq ft and are ready for you to get to work your way. Choose from exceptional Cat A accommodation – a blank canvas ready to make your mark on the world – or dive in with a fully furnished 'plug and play' workspace.







4th floor breakout area - CAT A+ fit out

4th floor meeting room - CAT A+ fit out



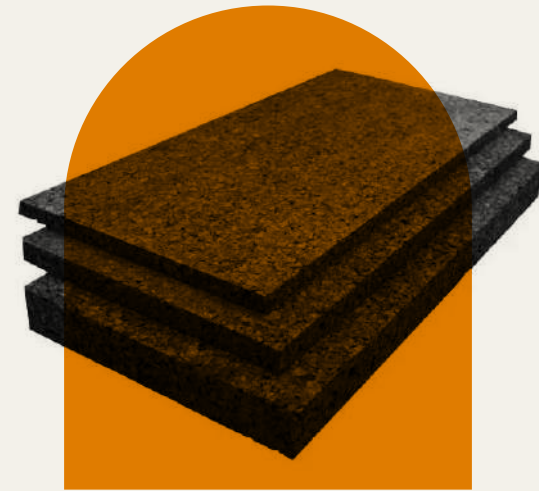




## KEY FEATURES & ACCREDITATIONS



**In with the old**  
Refurbished Grade II  
listed building



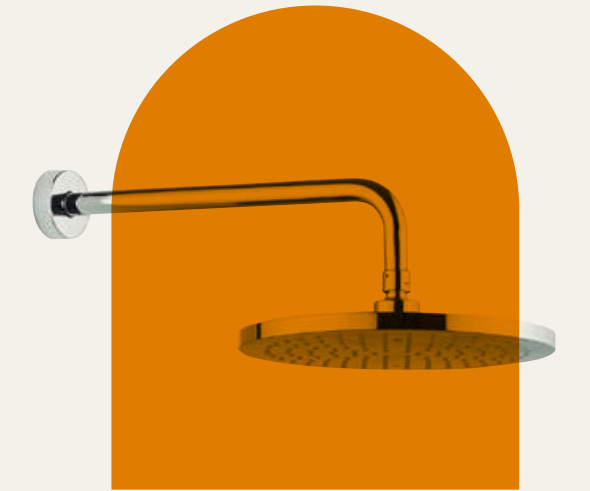
**Eco-friendly**  
Low-carbon methods  
and materials used throughout



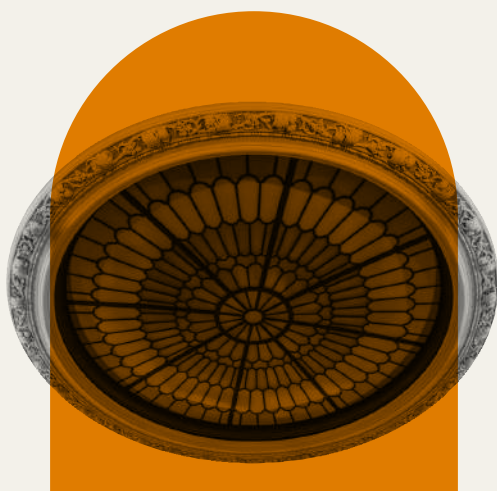
**Charge up**  
2 x EV charging points



**Cycle safe**  
Secure indoor  
cycle racks



**End-of-trip**  
Hub with lockers, changing  
areas and 6 showers



**Meet up**  
Onsite conference centre with  
discounted booking options



**Just right**  
Temperature control across  
the building



**Energy saving**  
Energy efficient systems,  
including low water use toilets  
and LED lighting



**People-first**  
All Church House staff are  
paid a minimum of the  
London Living Wage





# SCHEDULE OF AREAS

FLOOR	SQ M	SQ FT	SPEC	DELIVERY
FIFTH (SOUTH)	363	3,908	CAT A	JANUARY 2026
FOURTH (SOUTH)	489	5,260	CAT A+	AVAILABLE NOW
SECOND (NORTH)	706	7,600	CAT A	JULY 2025
TOTAL	1,558	16,768		





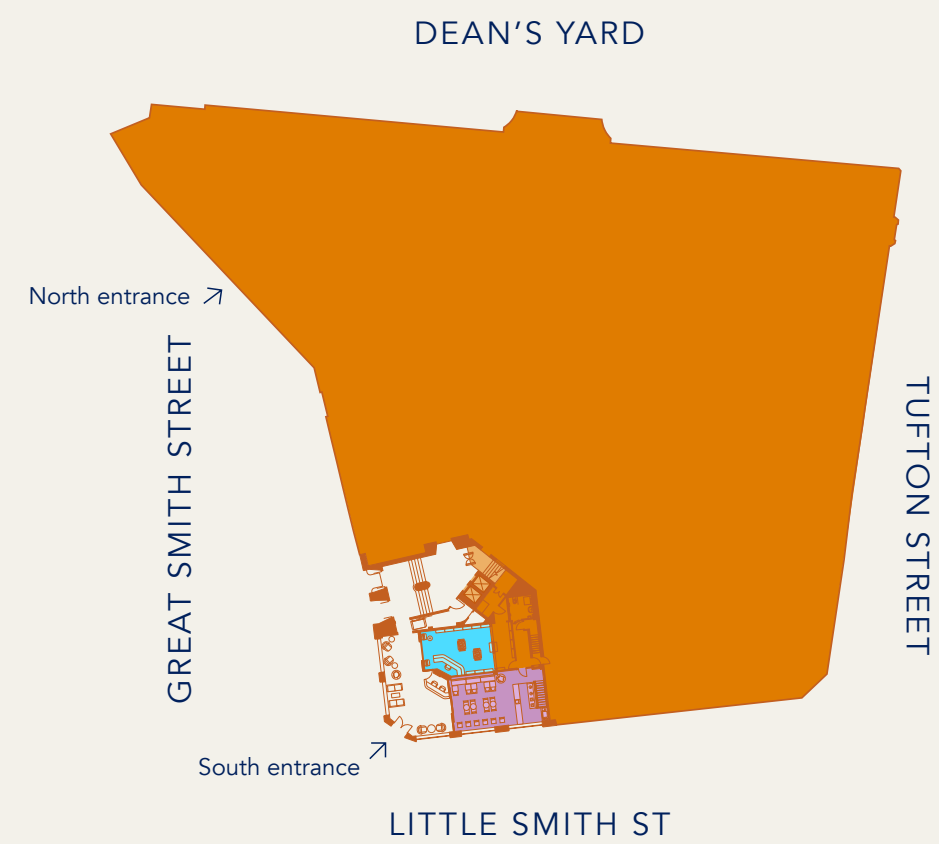
# GROUND FLOOR (SOUTH)

## RECEPTION, CAFÉ & BOOK SHOP



### KEY

- Café
- Book shop
- Reception
- Core





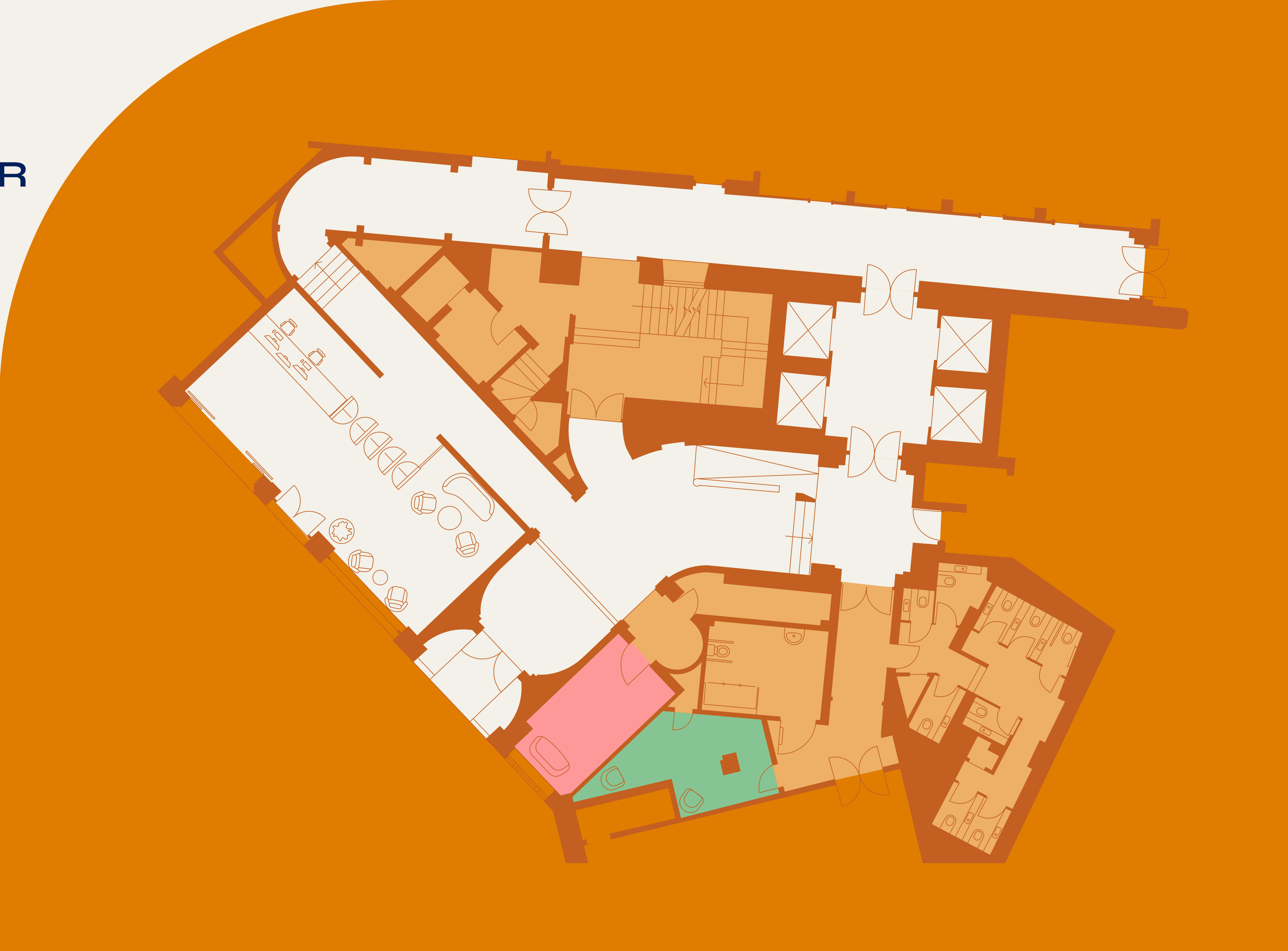


# GROUND FLOOR (NORTH)



KEY

Reception
Wellbeing room
Prayer room
Core







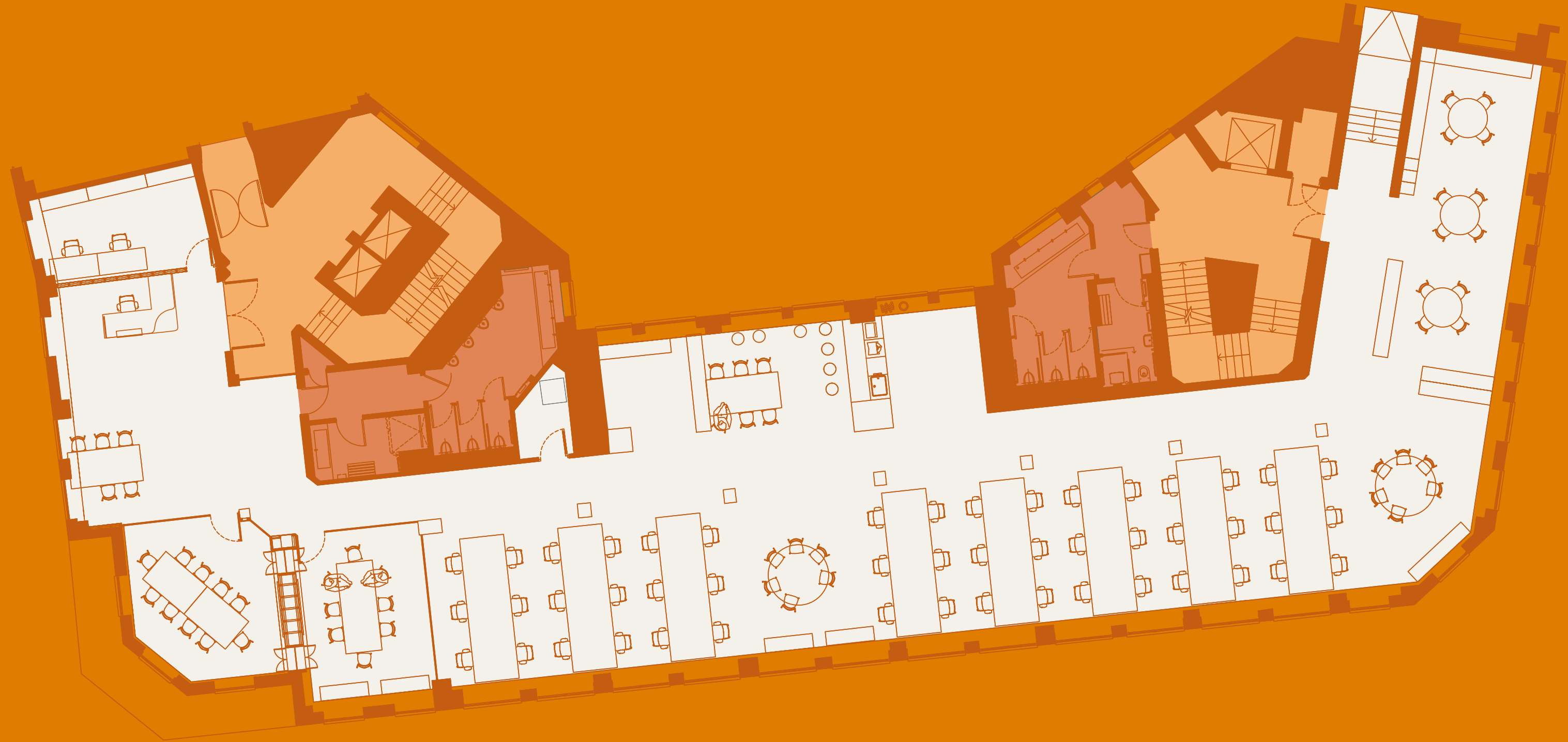
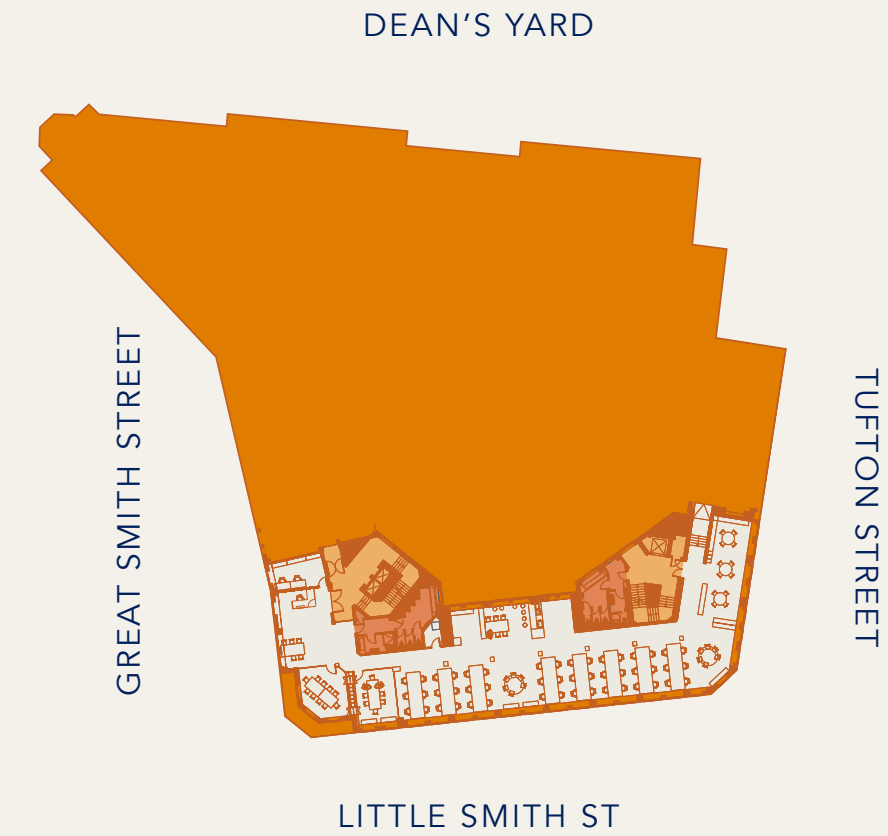
# FOURTH FLOOR (SOUTH) 5,260<sup>SQ</sup> FT



KEY

Office

Core



OCCUPANCY	
Open plan desks	48
Hot desks spaces	6
Meeting rooms	2
Breakout areas	4
Kitchens	1



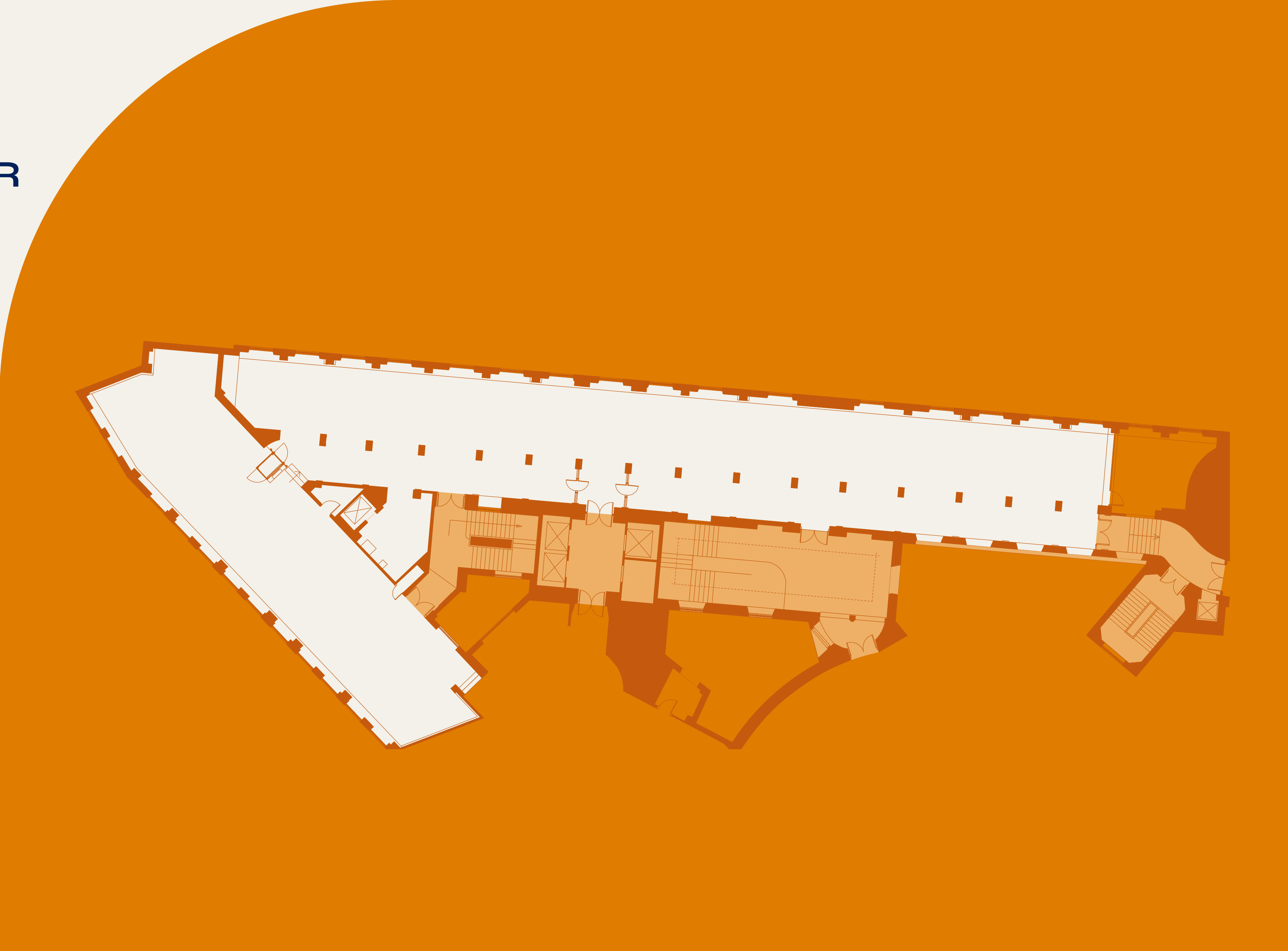
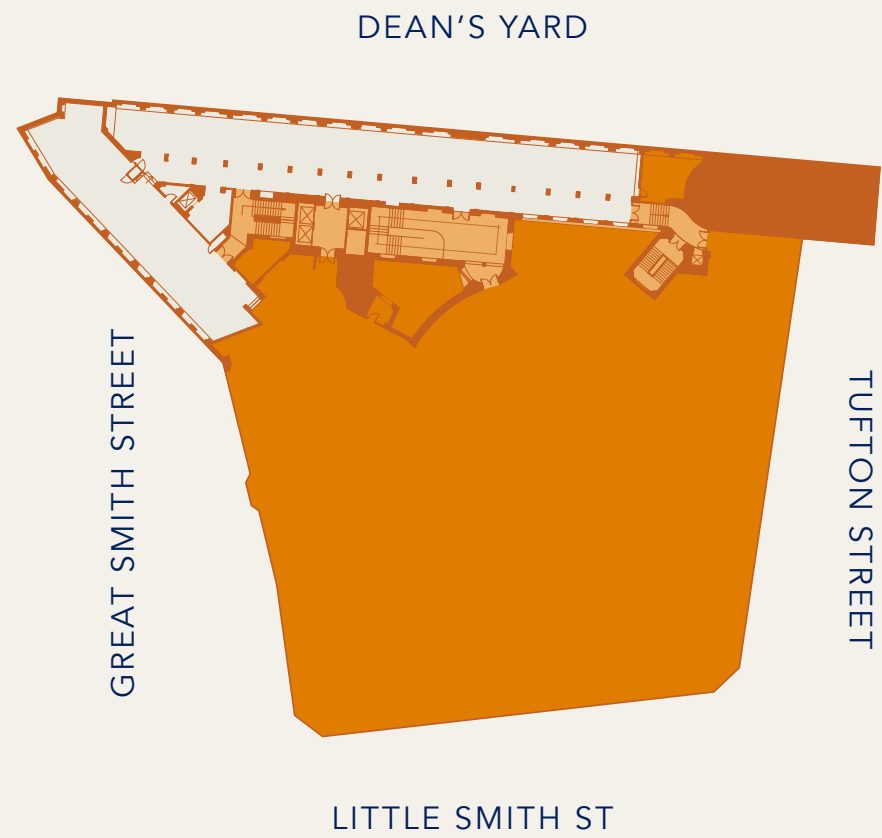


# SECOND FLOOR (NORTH) 7,600<sup>SQ</sup> FT



KEY

- Office
- Core





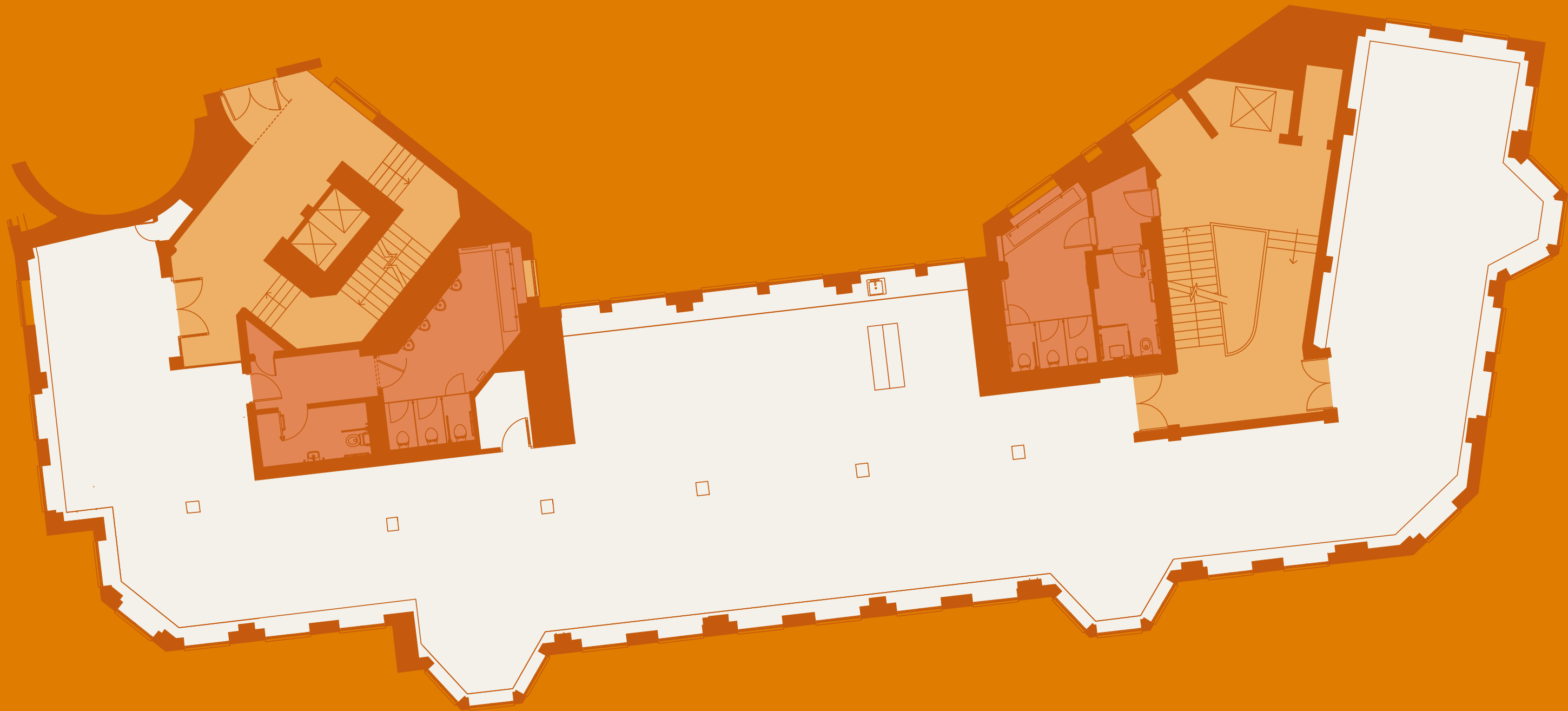
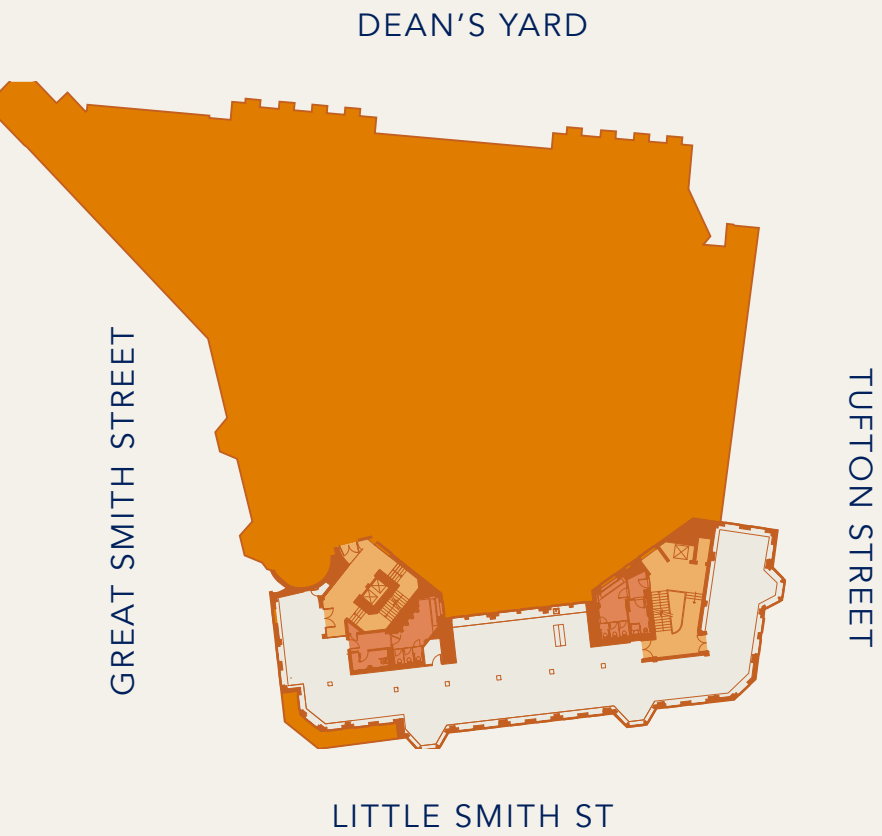


# FIFTH FLOOR (SOUTH) 3,908<sup>SQ</sup> FT



KEY

- Office
- Core





A woman with curly hair is peeking over a wall. The image is overlaid with abstract circular shapes in orange and cream colors. The text "THE LOCATION" is centered in white.

# THE LOCATION





# A NEIGHBOURHOOD LIKE NO OTHER

Just next to Westminster Abbey, you're in the middle of the capital's political district and a short walk from the delights of Belgravia, St James's and Victoria. Here, there's no shortage of restaurants, bars, shopping, attractions and entertainment for you to enjoy.

## RESTAURANTS

- 01 Cellarium Café and Terrace
- 02 Cinnamon Club
- 03 Mio
- 04 Itsu
- 05 Ma La Sichuan
- 06 Osteria Dell'Angolo
- 07 Saporì
- 08 Regency Café
- 09 Pizza Express
- 10 Pret A Manger
- 11 Chez Antoinette Victoria
- 12 The Ivy Victoria
- 13 Caxton Grill
- 14 STK Steakhouse

## MIND & BODY

- 01 Frey Fitness
- 02 SW1 Fitness
- 03 Bannatyne Health Club
- 04 Vive Fitness
- 05 1Rebel Victoria
- 06 Gymbox Victoria

## GREEN SPACES

- 01 Dean's Yard
- 02 St John's Gardens
- 03 The College Garden
- 04 Victoria Tower Gardens
- 05 St James's Park
- 06 Green Park

## BARS

- 01 The Barley Mow
- 02 The Loose Box
- 03 The Marquis of Granby
- 04 Westminster Arms
- 05 Two Chairmen
- 06 The Royal Oak

## HERITAGE & CULTURE

- 01 Westminster Abbey
- 02 Buckingham Palace
- 03 Big Ben
- 04 The Houses of Parliament
- 05 Tate Britain
- 06 Institute of Contemporary Arts











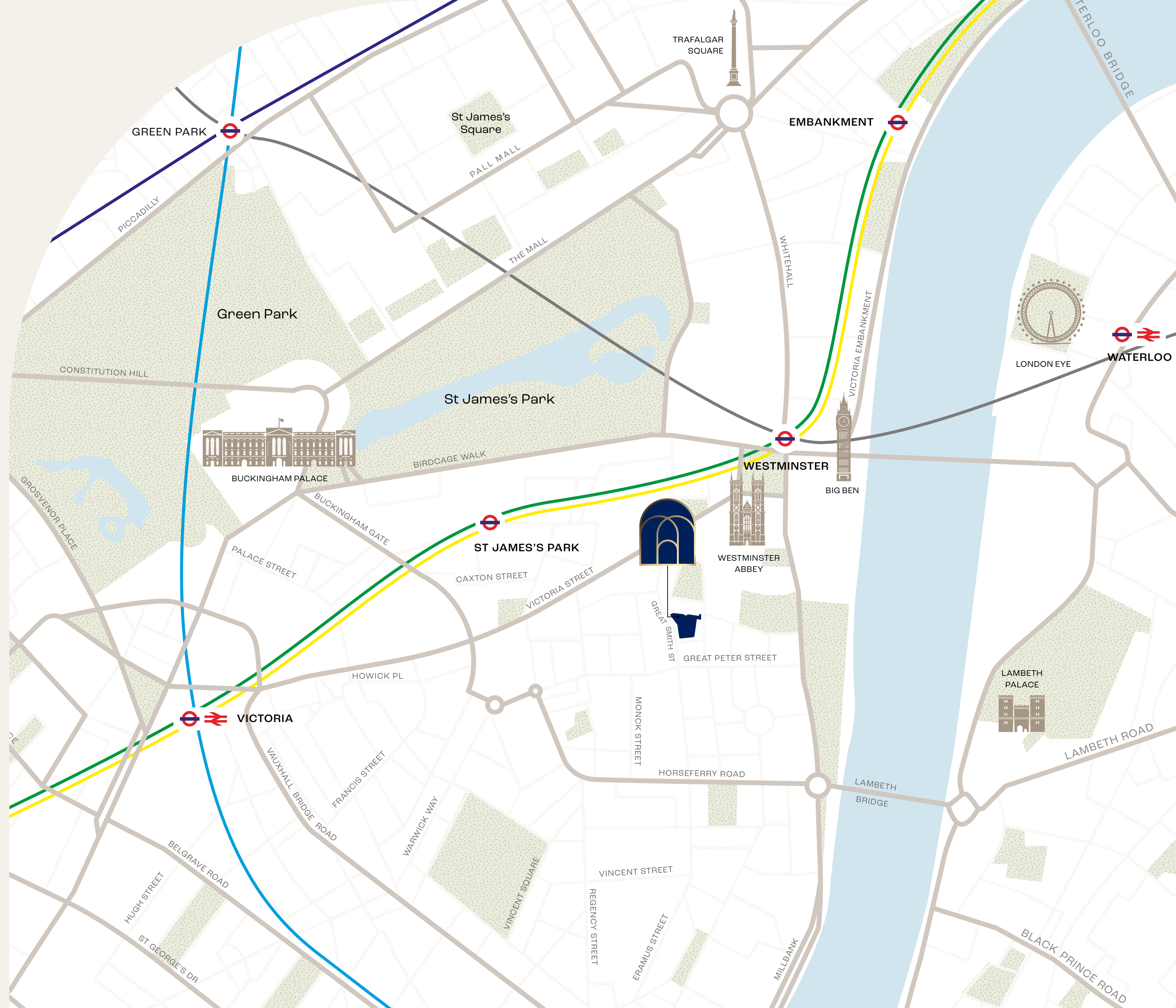


# CONNECTIONS ACROSS THE CITY

You're in an enviable location. Just moments away from Westminster and St James's Park underground stations with access to District, Circle and Jubilee lines.

Victoria, Charing Cross, and Waterloo mainline rail stations are all within easy walking distance, with services connecting you to the wider city and beyond.

CONNECTIONS		
St James's Park	5 minutes	
Westminster	7 minutes	
Victoria	15 minutes	
Charing Cross	19 minutes	
Waterloo	20 minutes	







# EVERYTHING YOU COULD WISH FOR, AND MORE



Just five minutes from Parliament Square, the neighbourhood is synonymous with politicians and corridors of power, but there's more to Westminster than MPs. Bustling with a new youthful vibe, the district and the surrounding area have much to explore, from gloriously green royal parks and world-renowned heritage attractions to the luxury brands and retail therapy along Victoria Street.





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CHURCH HOUSE



## THE UNIQUE SETTING OF CHURCH HOUSE PROVIDES DIRECT ACCESS ON TO DEAN'S YARD

A green oasis among the bustle of Westminster, Dean's Yard has a colourful history dating back to the construction of the present Westminster Abbey in 1245. Offices on the north second and third floors of Church House enjoy views through the mature trees to the Abbey.







There are plenty of places to grab a bite, from chic Michelin-starred restaurants to traditional London' caffs'. Local favourites include: Cinnamon Club, Osteria Dell'Angolo and Regency Café, to name just a few. And there are all the firm lunch favourites, too, like Pret A Manger and Itsu.





CHURCHHOUSE-SW1.COM



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