



RECENCY COURT

ST PETER PORT



INTRODUCING REGENCY COURT

A LANDMARK OFFICE BUILDING IN ST PETER PORT.
PREMIUM OFFICE FLOOR TO LET UP TO 14,316 SQ FT
WITH EXCEPTIONAL SEA VIEWS.





ST PETER PORT

THE HARBOUR

PRIME RETAIL PITCH

NORTH BEACH
PUBLIC CAR PARK

ROYAL BANK PLACE
RBS International, Vistra,
PwC, Apax

ROYAL TERRACE
Residential & Retail

ROYAL CHAMBERS
& ROTUNDA
Mourant, Apex,
Ernst & Young

MARINA COURT
Residential & Leisure Complex


REGENCY COURT
ST PETER PORT

BUCKTROUT HOUSE
Serviced Offices

GLATEGNY COURT
Guernsey Financial Services Commission,
Collas Crill, KPMG, Investec



LOCATION

Regency Court occupies a prominent location in the heart of Guernsey's prime office district within St. Peter Port. The Property fronts onto Gategny Esplanade providing panoramic views over St. Peter Port Harbour and Queen Elizabeth II Marina to Herm and Sark.

Occupiers within the office building include Deloitte, Praxis Group, Alter Domus & Schroders. Guernsey's prime retail pitch and public car parks are a short walk, and include several of Guernsey's renown food & beverage establishments in Red Grill House & Cocktail Bar and The OGH Hotel.

In addition, Regency Court is approximately 1km south of Admiral Park.

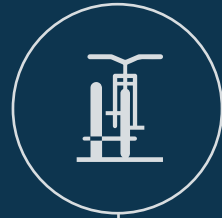




BUILDING SPECIFICATION



254 car parking spaces



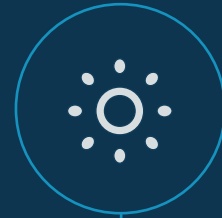
30 bicycle parking spaces



Shower facilities
throughout the building



Full passive fire compliance
throughout the building



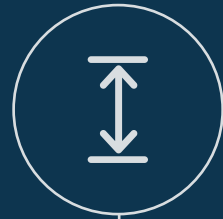
LED lighting throughout
common areas



Real time utilities
data insights



4 x 13-person capacity lifts
serving all upper floors



2.7m floor to ceiling height



Full raised access flooring



Modern reception area
with concierge service



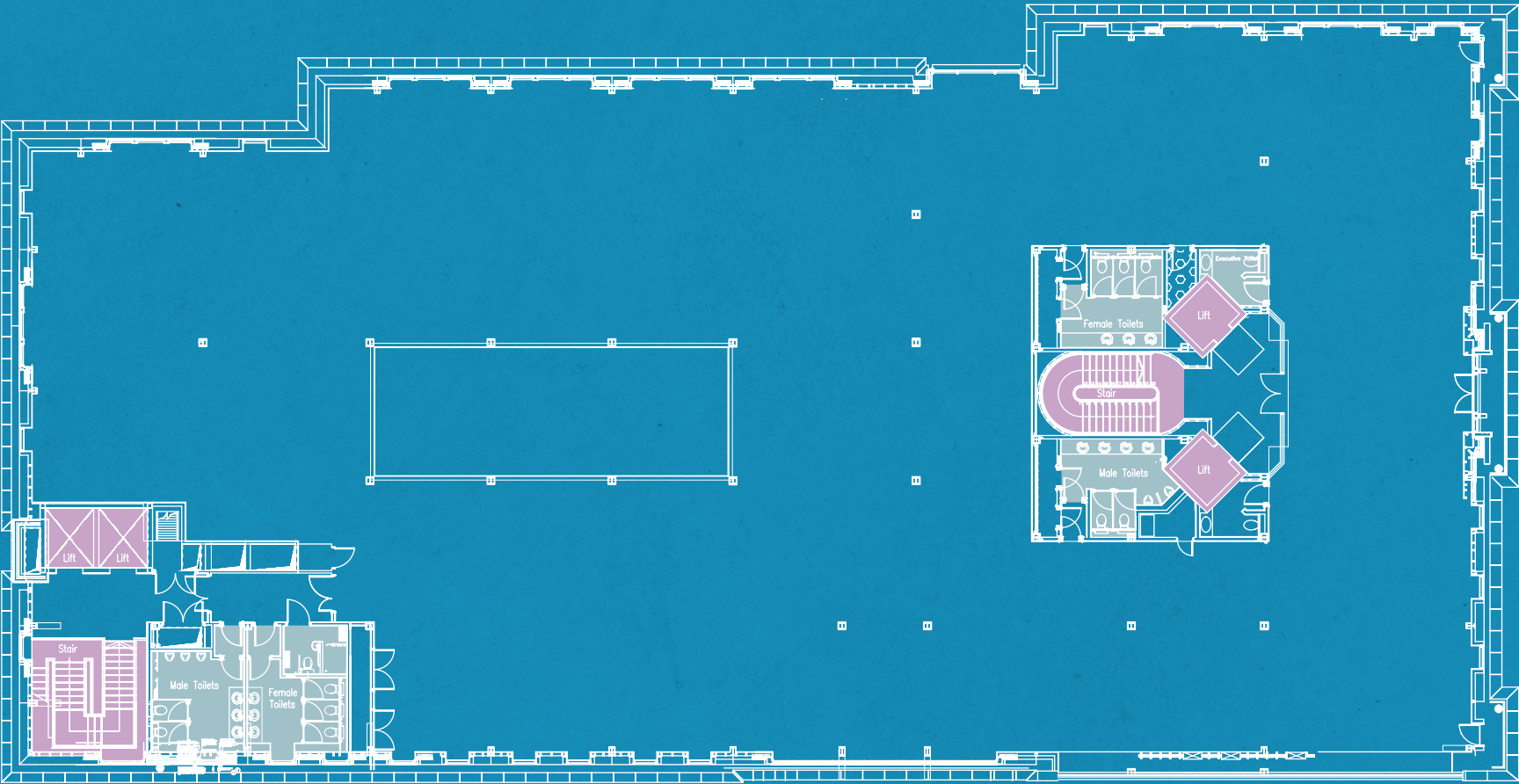
SUSTAINABLE WORKPLACE FOR THE FUTURE

Regency Court has benefited from significant landlord investment into progressive ESG initiatives helping to deliver enhanced efficiency, reduced carbon emissions and a more sustainable occupier experience.

	Fully upgraded Building Management System (BMS) providing intelligent control and optimisation of heating and cooling systems.		Proposed solar installation anticipated to reduce carbon emissions by approximately 16 tonnes CO per annum.
	Tenant sub-metering installed, enabling better monitoring and management of energy consumption.		On-site waste segregation facilities supporting recycling of glass, paper, cardboard, plastics, polystyrene and food waste.
	Comprehensive upgrade to energy-efficient LED lighting throughout the building common areas and car park.		Seven electric vehicle charging points and secure cycle storage with end-of-trip facilities promote sustainable travel.
	Planning consent secured for car park rooftop solar PV installation expected to generate approximately 82,000 kWh of renewable electricity annually for building common area & tenant's consumption.		Fully DDA-compliant building providing accessible facilities for occupiers and visitors.



ACCOMODATION



Third Floor Clear Floor Plan. Not to scale. For reference purposes only.

THIRD

VACANT - 14,316 SQ FT

SECOND

PRAxis
OPEN IDEAS

FIRST

Deloitte. alterDomus*

GROUND

Guernsey Financial
Services Commission

Schroders



EXAMPLE WHOLE FLOOR TEST TO FIT PLAN



120 OPEN PLAN DESKS



6 MEETING ROOMS



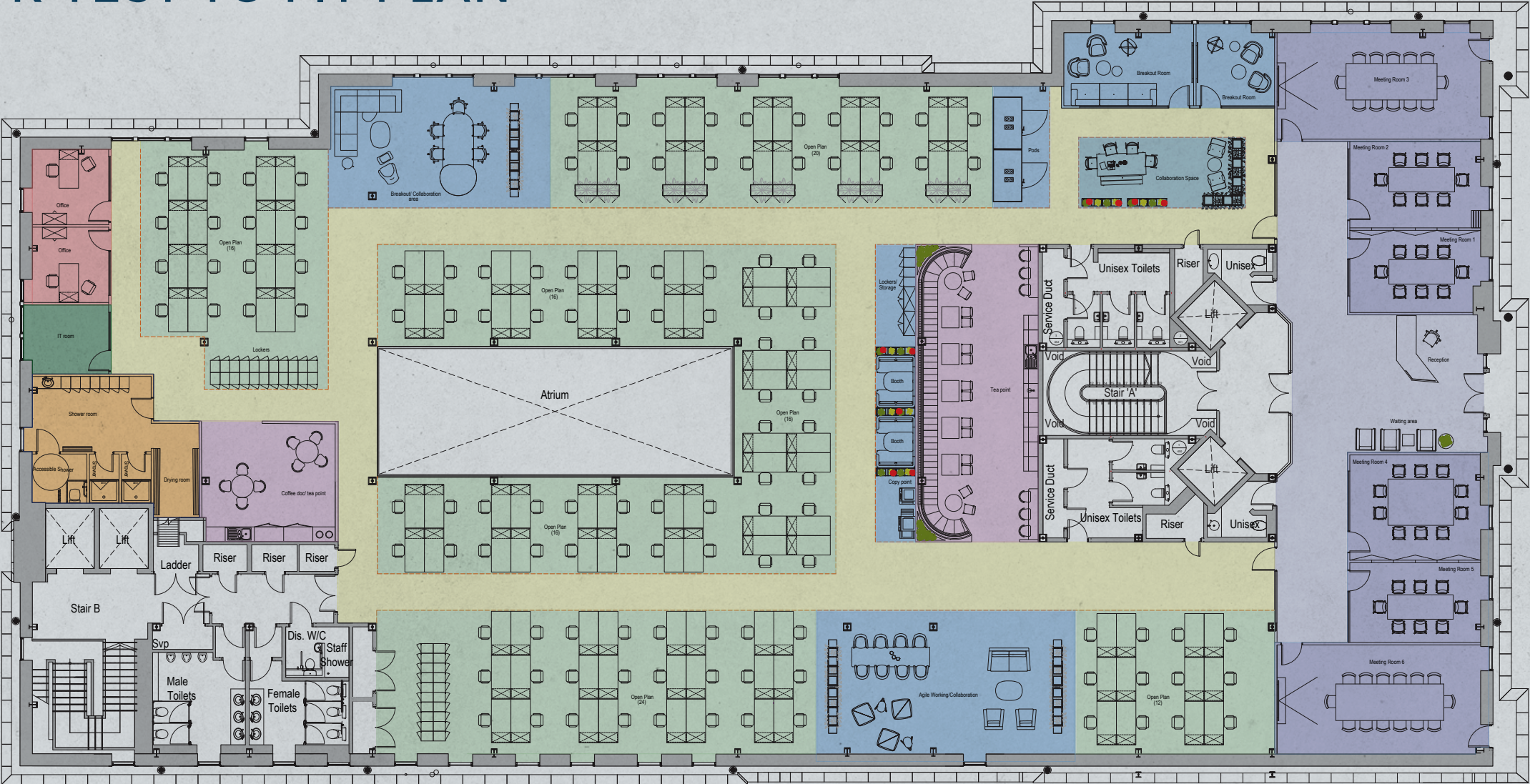
8 COLLABORATION /
BREAK OUT AREAS



4 SHOWERS & DRYING
ROOM FACILITIES



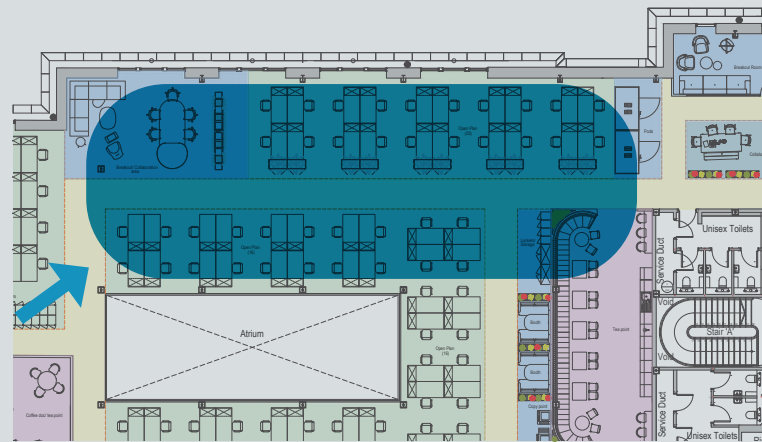
2 PRIVATE OFFICES



This test-to-fit plan has been produced to provide an illustration of an incoming tenant's individual fit out. It does not demonstrate how the office accommodation will be provided nor the maximum capacity of the office accommodation. A split floor plan test to fit plan can be provided upon request.



The fitted office images shown are CGIs provided for illustrative purposes only. They are intended to demonstrate a potential CAT B fit out and occupational layout and do not represent the condition, specification, finishes, furniture or configuration in which the accommodation will be delivered. Any fit out will be subject to the incoming tenant's requirements, landlord approval and detailed design.



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FURTHER INFORMATION

Availability:

- The floor is available as a whole or split floor arrangement following the completion of a programme of landlord CAT A works. Further information on this and the rental and lease terms are available upon request.

Parking:

- In excess of 100 parking spaces are available as part of the letting of this office floor at an additional rental rate.

Service Charge, TRP & Rates:

- An incoming tenant will be liable for the office floor's apportionment of the Service Charge, TRP, Occupier Rates and all other outgoings associated with occupation of the office floor.

Legal:

- All terms are subject to contract. Each party will be responsible for their associated legal fees in relation to the letting of the office floor.





CONTACTS



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September 2026

