

THE WILSON

70 WILSON STREET
EC2

60,000 sq ft of exceptional City workspace



CGI (FOR INDICATIVE PURPOSES)

INTRODUCTION

THE CITY LOOKS
BETTER FROM HERE.

The Wilson is a modern City workplace near Broadgate, offering eight floors of prime office space with private terraces, recently enhanced with a new communal rooftop lounge and terrace.

AMENITY HIGHLIGHTS



The Wilson Rooftop Lounge

A high-quality communal space for meetings and entertaining, filled with natural light and City views, creating a welcoming connection to the outside all year round.



The Wilson Terrace

A thoughtfully landscaped communal terrace, creating an inviting outdoor setting to connect, unwind and entertain, surrounded by planting and impressive City views.



The Wilson X Eight Club

An exclusive partnership with this award-winning private members' club, directly opposite The Wilson, offering access to a state-of-the-art gym, wellness café and premium amenities for meetings and client entertaining.

KEY FEATURES



The Wilson terrace



The Wilson rooftop lounge



Private terraces on 3rd, 4th, 5th & 6th floors.



Reception lounge & breakout space



Ground Floor outdoor courtyard



Fully fitted workspace

(now available on first floor)



High-specification CAT A floors



High-performance sustainability

(BREEAM Excellent. Fully electric. EPC A.)



Generous full-height glazing



Premium end-of-trip facilities

(118 cycle spaces, 8 showers, 37 lockers.)

LOCATION

MOMENTS FROM
BROADGATE, MINUTES
FROM MOORGATE

The Wilson is surrounded by some of the City’s most dynamic destinations, from Broadgate’s retail, dining and hospitality scene to the independent shops and restaurants of Spitalfields Market, complemented by excellent connectivity and nearby green spaces.



OFFICE AVAILABILITY

THE PENTHOUSE
Total 10,875 sq ft

Floor	Offices (sq ft)	Terraces (sq ft)	Amenity (sq ft)
SIXTH	2,990	1,152	2,239
FIFTH	7,885	2,282	
FOURTH	11,631	294	
THIRD	12,370	71	
SECOND	12,564		
FIRST (Fully fitted)	12,133		
GROUND	LET		XXX
LG	LET		
Total available	59,573	3,799	

FULLY FITTED

A WARM AND WELCOMING WORKSPACE

The first floor is a fully fitted workspace with contemporary furniture and finishes, a soft palette of natural materials, and plentiful planting. Flexible collaboration zones, focus booths, and relaxed café-style breakout areas support every stage of the working day.



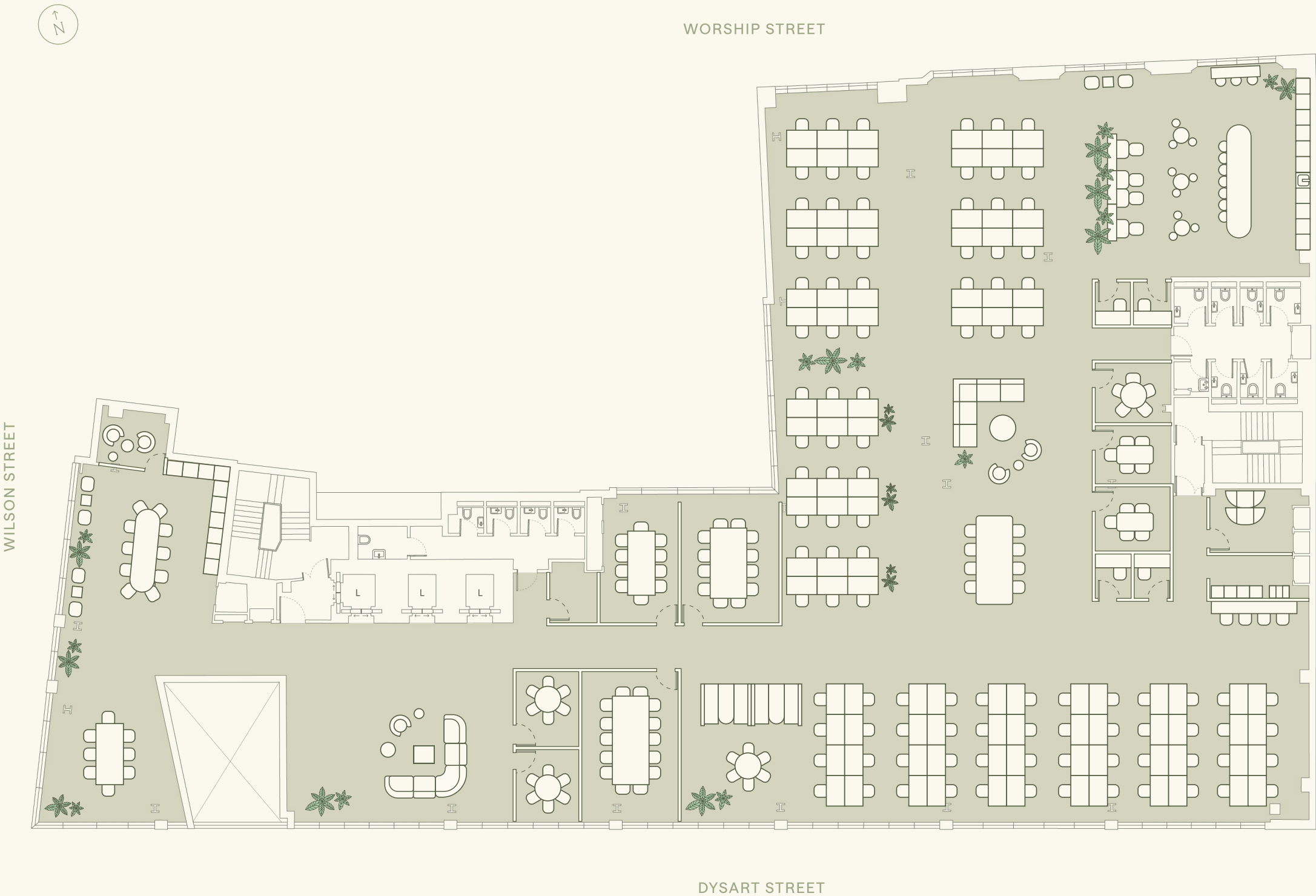
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FIRST – FULLY FITTED

(12,133 sq ft)

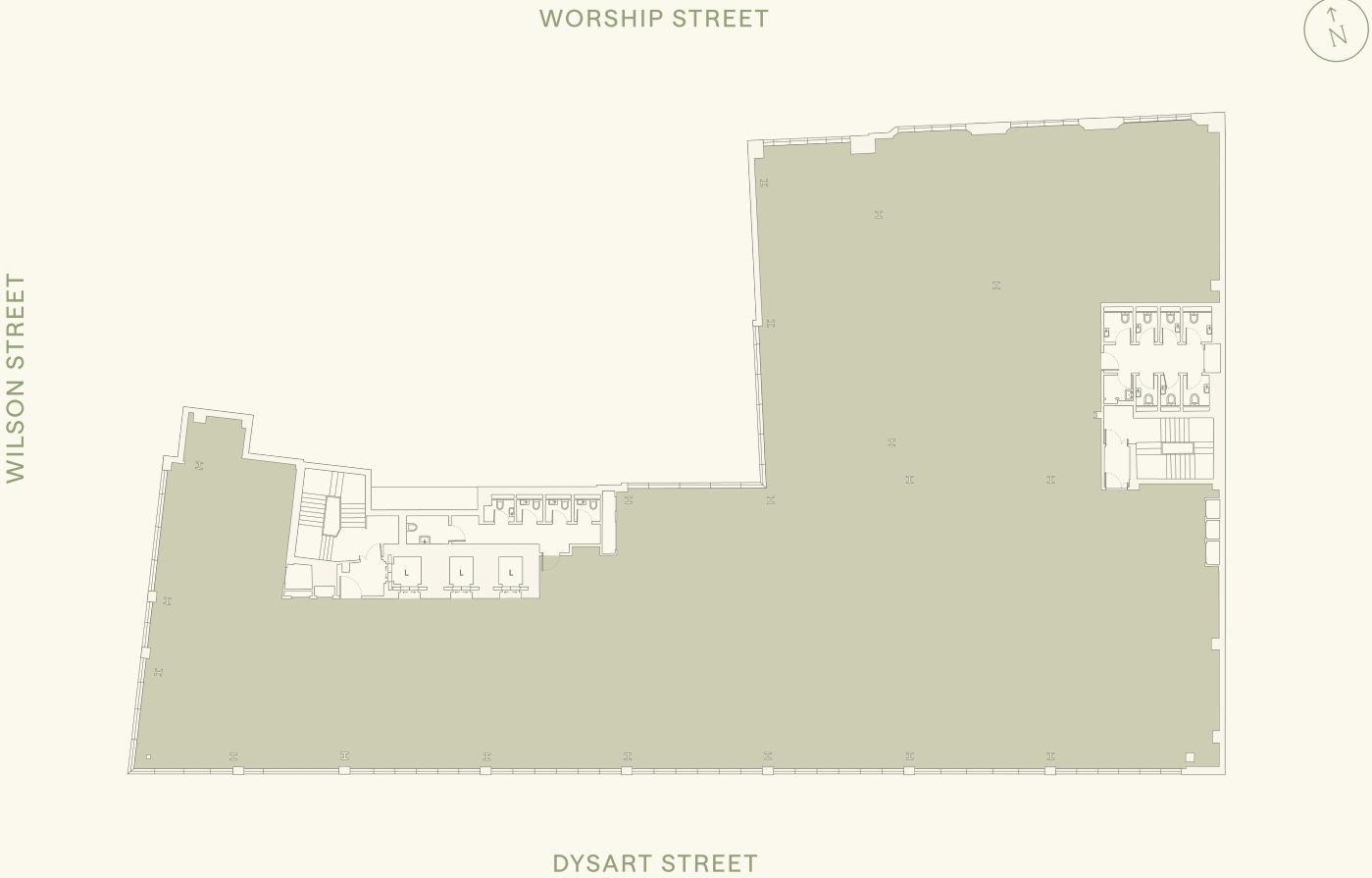


-  102x workstations
-  1x reception
5-6 person
-  5x meeting rooms
5-6 person
-  3x boardrooms
10-14 person
-  1x business lounge
10-14 person
-  2x collaboration areas
10-14 person
-  4x call booths
-  1x kitchen



FLOORPLANS

SECOND
12,564 sq ft

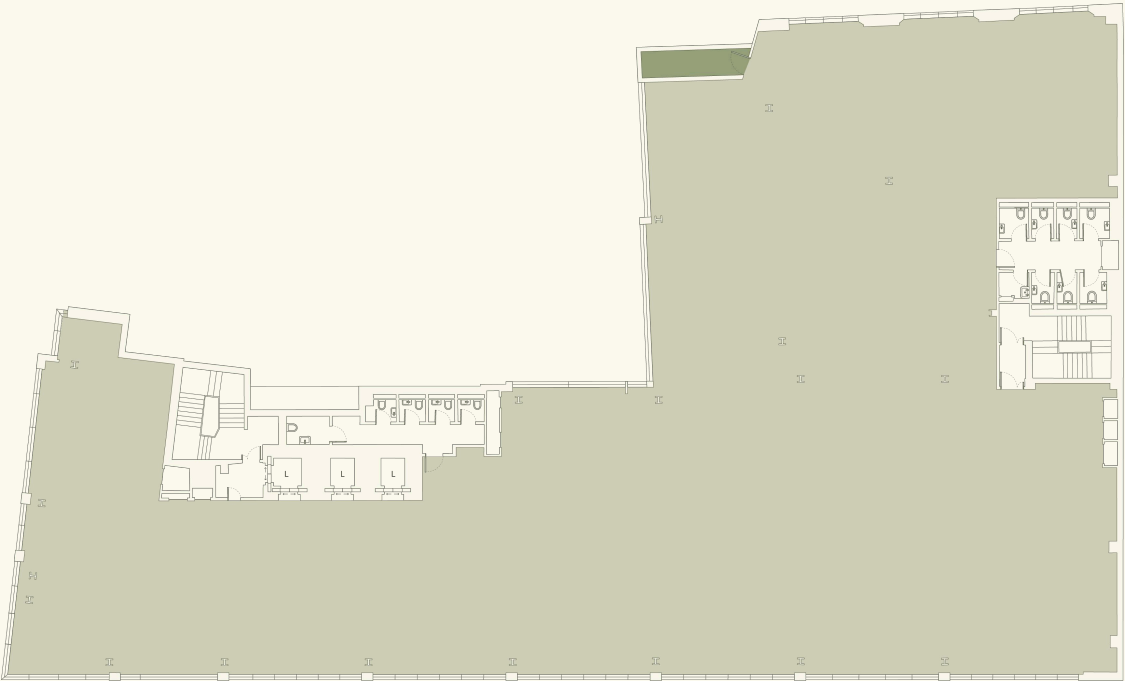


● OFFICE: 12,564 sq ft

THIRD
12,370 sq ft

WORSHIP STREET

WILSON STREET



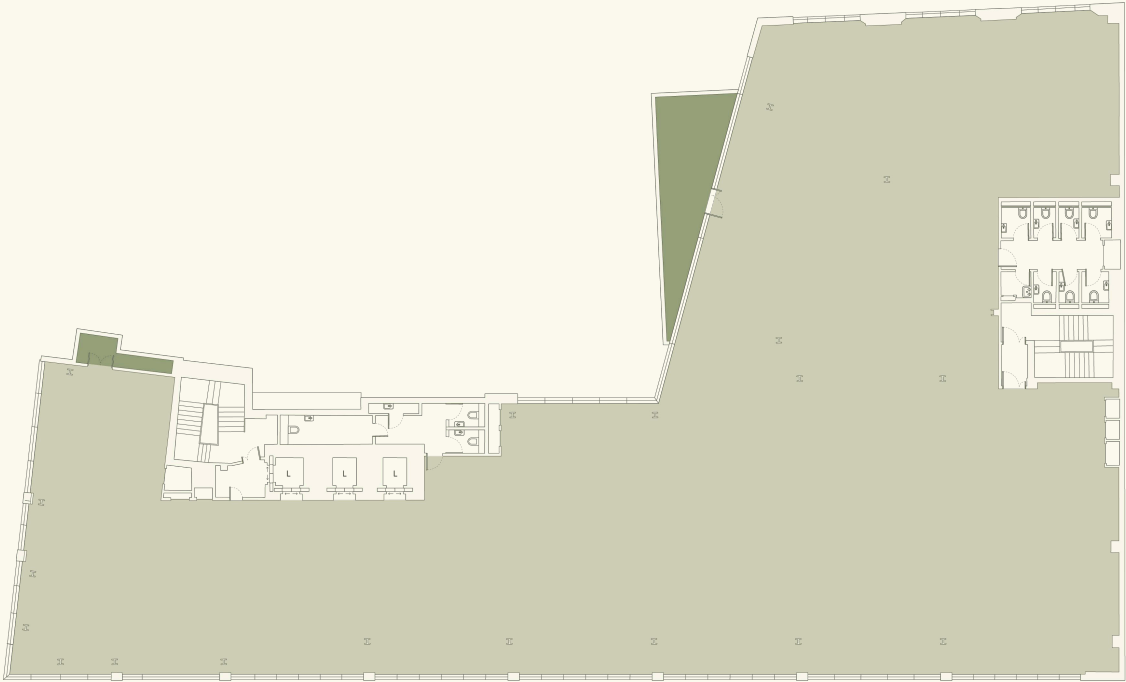
DYSART STREET

- OFFICE: 12,370 sq ft
- TERRACE: 71 sq ft

FOURTH
11,631 sq ft

WORSHIP STREET

WILSON STREET

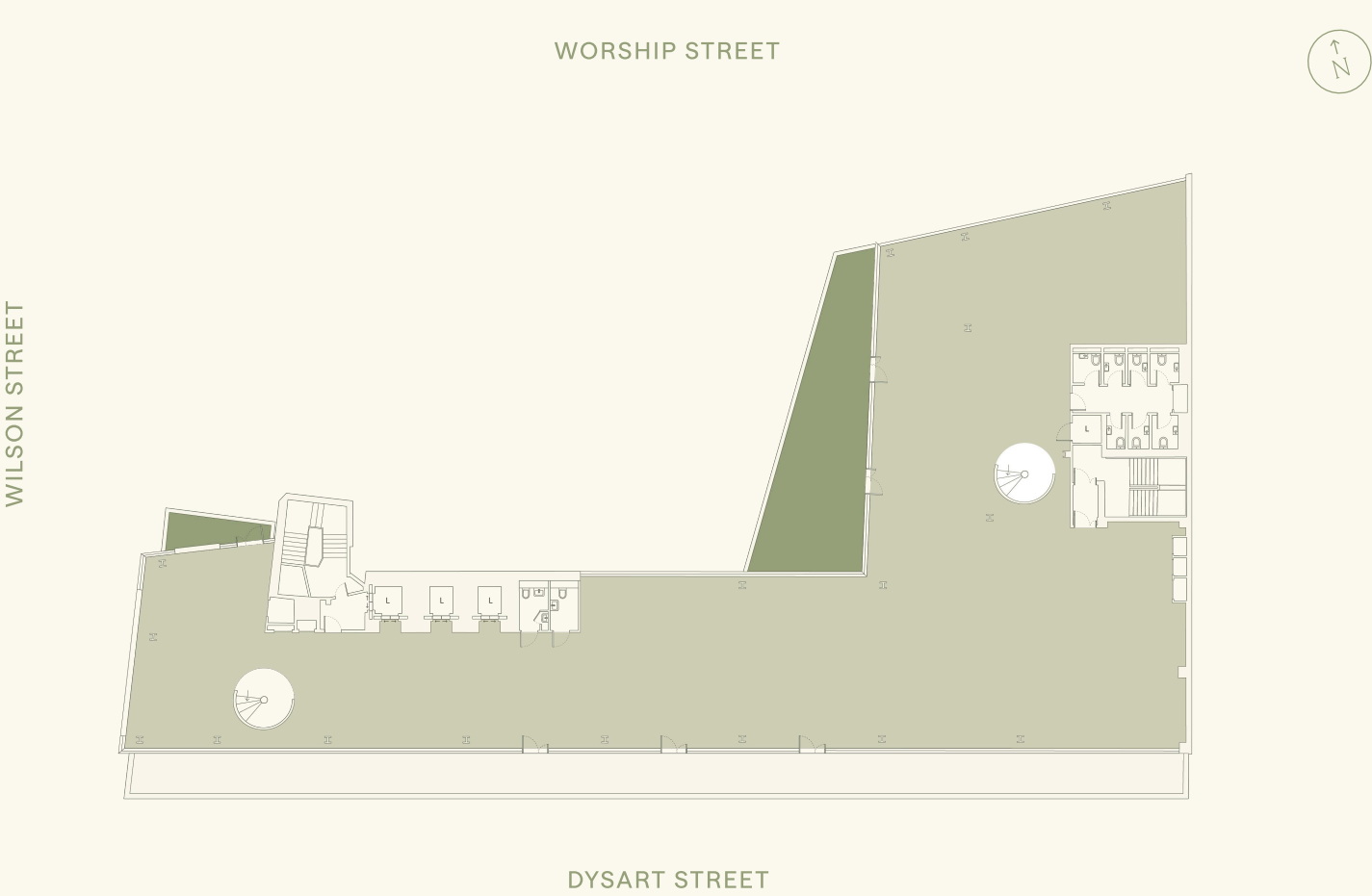


DYSART STREET

- OFFICE: 11,631 sq ft
- TERRACE: 294 sq ft

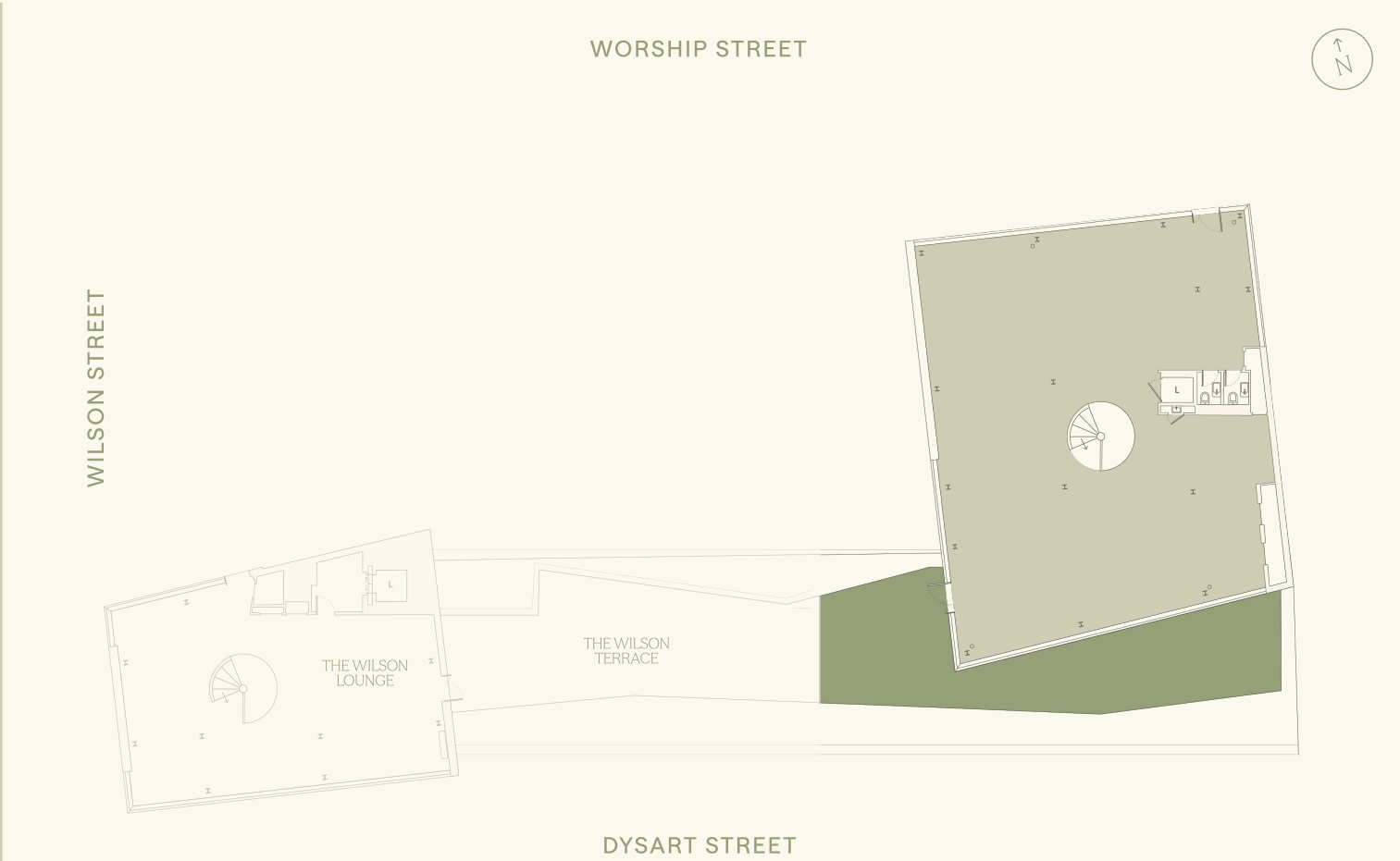
THE PENTHOUSE (5th & 6th)

10,875 sq ft (office)
3,434 sq ft (terraces)



FIFTH

- **OFFICE:** 7,885 sq ft
- **TERRACE:** 2,282 sq ft



SIXTH

- **OFFICE:** 4,324 sq ft
- **TERRACE:** 1,152 sq ft

AMENITIES

PRIORITISING OCCUPIER WELLBEING

A collection of exceptional amenities enhances the everyday experience at The Wilson, creating opportunities to work differently, collaborate and enjoy the building beyond the office.



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THE WILSON ROOFTOP LOUNGE

The 1,335 sq ft sixth-floor lounge offers a sophisticated rooftop setting for informal working, collaboration and events, complemented by a private meeting room for more focused conversations.



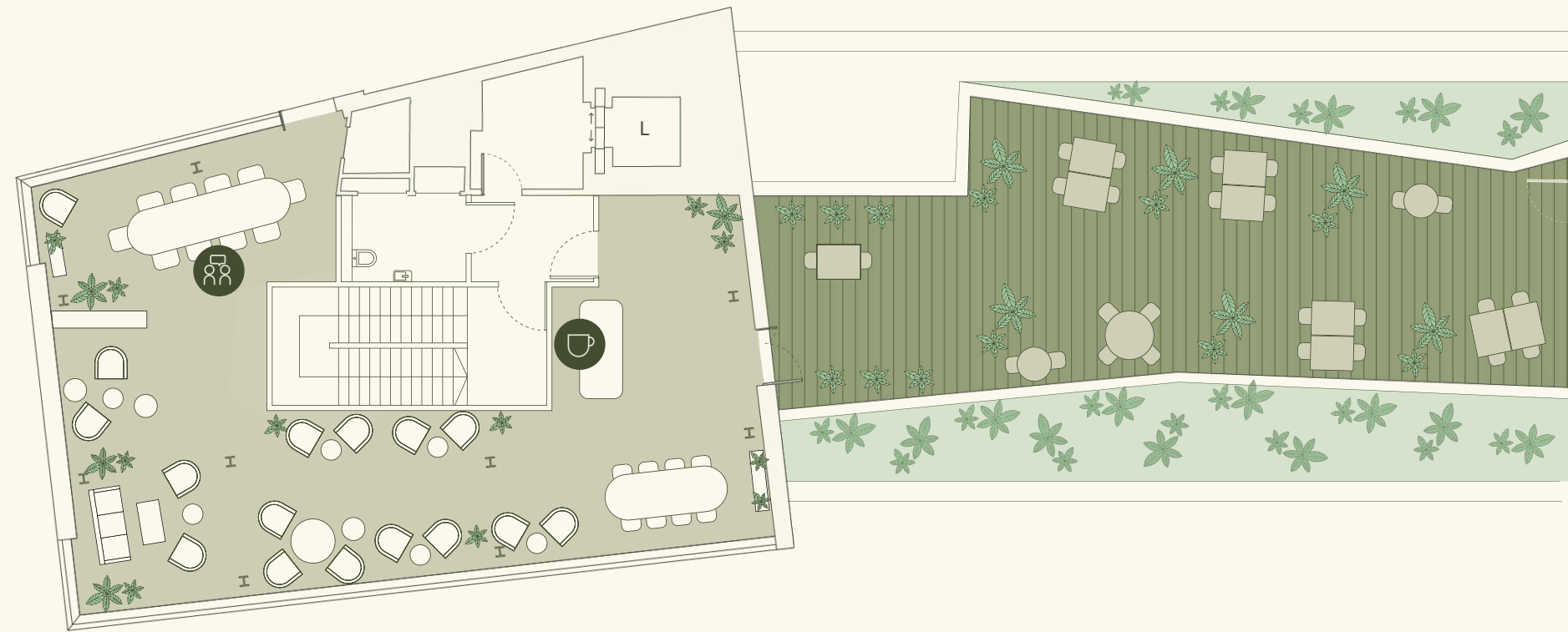
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THE WILSON TERRACE

The terrace offers panoramic City views and a versatile setting for wellness, entertaining and social events, with direct access to the Lounge.



THE WILSON LOUNGE & TERRACE



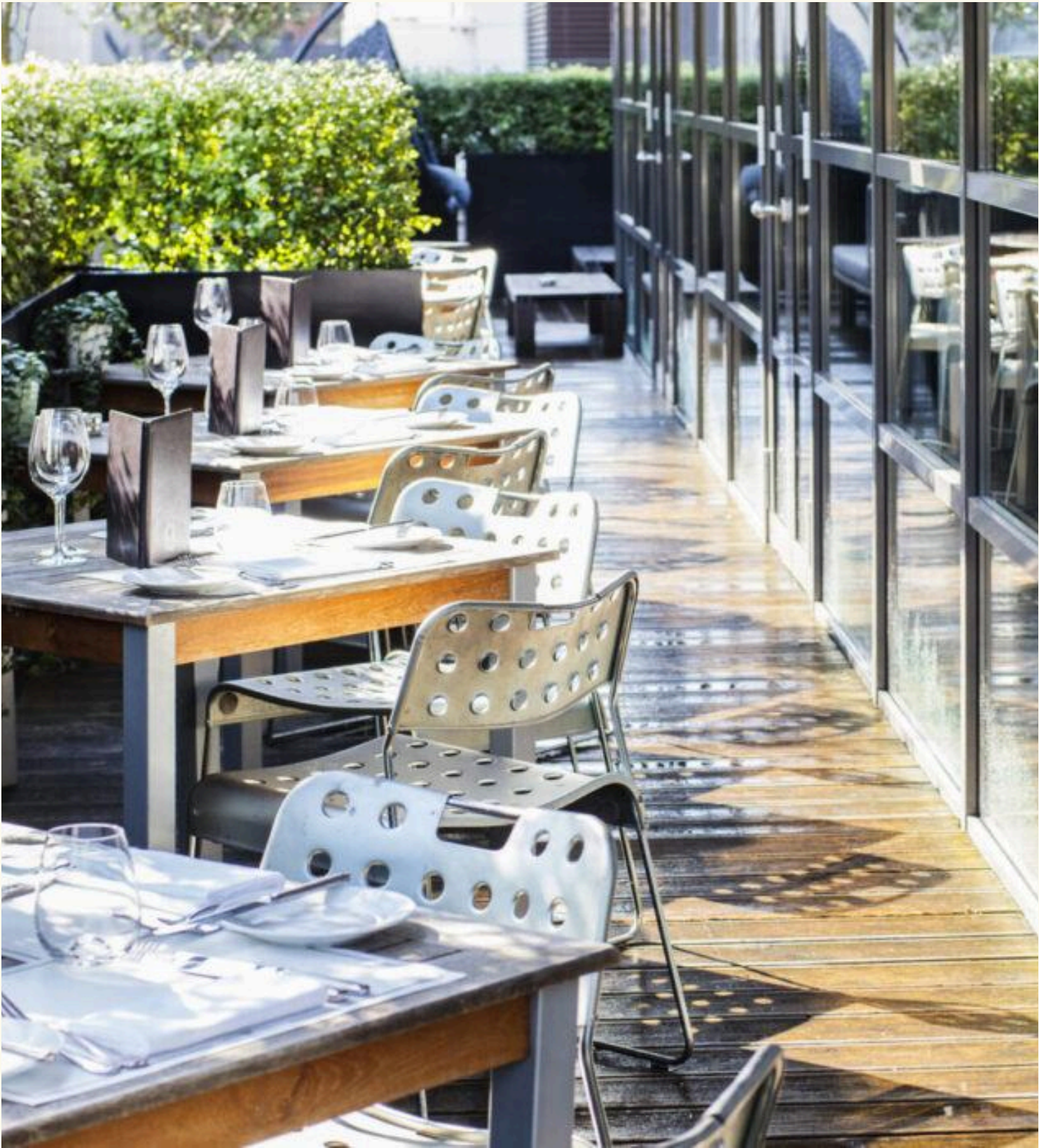
-  **THE WILSON LOUNGE:** 1,335 sq ft
-  **THE WILSON TERRACE:** 904 sq ft

KEY FEATURES:

-  Event space for private hire
-  Flexible indoor and outdoor seating
-  Private meeting room
-  Coffee point and serving bar
-  Expansive City skyline views

THE WILSON X EIGHT CLUB

The Wilson occupiers can enjoy discounted Eight Club membership, with access to private clubs across the City, including member lounges, gym facilities, events and selected member experiences.



LOCATION

GLOBAL NAMES AND
INDEPENDENT GEMS

The Wilson enjoys immediate access to Broadgate, one of the City's leading retail and hospitality destinations. Independent cafés, acclaimed restaurants, bars and fitness studios are all within easy reach, while nearby Finsbury Square provides a green retreat in the heart of the City.



BROADGATE CIRCLE

5 MIN WALK



LIMA

2 MIN WALK



THIRD SPACE

5 MIN WALK

AMENITIES

RESTAURANTS & BARS		WALK	COFFEE		WALK
01	EIGHT CLUB	1 MIN	01	CORE CAFE	1 MIN
02	BLACK ROCK	1 MIN	02	URBAN BARISTAS	1 MIN
03	LIMA	2 MIN	03	ALCHEMY	2 MIN
04	BAR DOURO	3 MIN	04	SMALL SQUARE CAFE	3 MIN
05	CAMINO	3 MIN	05	EARLY BEES COFFEE	5 MIN
06	FARMER J	3 MIN	06	PLATÔ COFFEE	6 MIN
07	PADELLA	3 MIN			
08	GAUCHO	4 MIN	LIFESTYLE		WALK
09	PICCOLINO	4 MIN	01	BARRY'S BOOTCAMP	1 MIN
10	ZAPOTE	4 MIN	02	EVERYMAN	3 MIN
11	ATIS	5 MIN	03	PILATES & YOGA MOVEMENT STUDIO	4 MIN
12	BAR KROKETA	5 MIN	04	THIRD SPACE	5 MIN
13	LANTANA	5 MIN	05	1REBEL	6 MIN
14	LINA STORES	5 MIN	06	FACEGYM	6 MIN
15	VAGABOND WINES	5 MIN	07	BROADGATE CENTRAL	7 MIN
16	YAUATCHA	5 MIN	08	SPITALFIELDS MARKET	9 MIN
17	MANTECA	6 MIN	09	TOWNHOUSE	10 MIN
18	OSTERIA ANGELINA	7 MIN			
19	LOS MOCHIS	8 MIN			
20	EATALY	9 MIN			
21	IVY CITY GARDEN	9 MIN			





FINSBURY SQUARE

1 MIN WALK



SPITALFIELDS

9 MIN WALK



BROADGATE CIRCLE

5 MIN WALK



OSTERIA ANGELINA

7 MIN WALK



LINA STORES

5 MIN WALK



ROSSLYN

8 MIN WALK



VAGABOND WINES

5 MIN WALK



LIVERPOOL STREET STATION

6 MIN WALK

SUMMARY SPECIFICATION

1:10m²

Occupational density

VRV air conditioning

with intelligent occupancy sensors

118x cycle spaces

with 8 showers and 37 Lockers

14 l\s per person

fresh air venitlation

3x lifts

13-Person capacity serving all floors

Full-height glazing

maximising natural light

8x showers

with towel service

2.70 - 3.00m

Typical floor-to-ceiling heights

BREEAM excellent

rating achieved

EPC A

energy rating acheived

4x living roofs

home to rooftop beehives

100% electric

powered renewable energy sources

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