



Commercial

Sector expertise & highlights.



Project Insights

280 Bishopsgate | London



Refurbishment of 264,500 sq. ft. of commercial office space.

Sustainable project scheme with all-electric design.

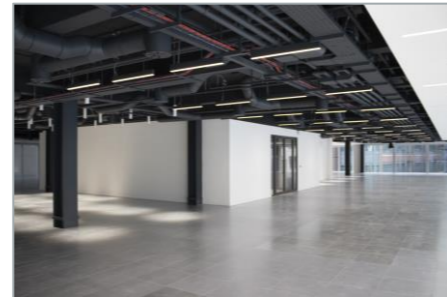
Extensive use of our offsite assembly solutions for pre-painted services distribution.

Overview

The Galliford Try project in Bishops Square, Spitalfields was delivered for Arax Properties. It included the internal refurbishment of 264,500 sq.ft of prime office space to Category A level, as well as full fit-out of core and reception areas, new basement and roof plant areas.

ESG are very proud of the sustainability achievements made on this project, reaching a BREEAM rating of 'Outstanding' and WELL Platinum certification.

Private terraces on every floor and communal roof gardens were included in the new scheme, with energy saving, extensive environmental and sustainability improvements targeting energy consumption, waste management and air quality.



BREEAM	Outstanding
WELL	Platinum
AirScore	Gold
WiredScore	Platinum

Project Insights

Various



90 Long Acre

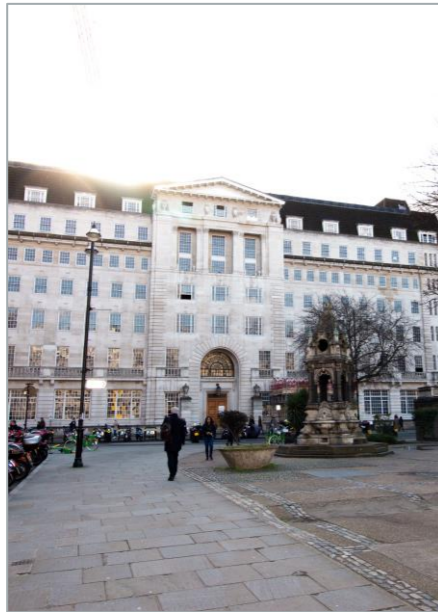
M&E shell and core, Cat A fit-out with exposed services project.

A brutalist building, originally design by Richard Seifert and built in the 1970s, 90 Long Acre is a 240,000 sq. ft. landmark building in Covent Garden, London.

Set for completion in 2023, the refurbishment will revitalise existing office areas, adding floor space, upgrading the building's performance and provide a new public space and retail opportunities at ground level.

This project is targeting a BREEAM rating of 'Outstanding', Fitwel 3 stars, WELL Platinum rating and NABERS UK 5 stars rating.

BREEAM	Outstanding
WELL	Platinum
NABERS	★★★★★
Fitwel	★★★



The Gilbert, London

Originally designed in 1930 by Frederick Gould and Giles Gilbert Scott, The Gilbert occupies a prominent position on Finsbury Square.

ESG were appointed to carry out the MEP installation helping to preserve its architectural heritage, whilst meeting the needs of its new occupiers. Delivery to shell and core and CAT-A exposed services included 10 storeys of B1 office accommodation in The Gilbert and 9 storeys in One Lackington.

The project achieved a BREEAM rating of 'Very Good', including 75% lower embodied carbon than LETI's 2020 benchmark and has a predicted operational energy performance ahead of the UKGBC 2025 Paris Proof target.

BREEAM	Very Good
NetZero	in Construction



Google's Platform G

One of London's newest and most iconic commercial developments, the new Google office in Kings Cross contains 65,000 sq. ft. of office space, and 39 MDF and IDF Rooms that make up part of the electrical fit-out delivered by ESG.

Work includes low level containment and power, a custom-made trunking and support system, wireless lighting control and high-level lighting that required the development of a custom-made solution integrated into the building fabric.

Committed to achieve BREEAM 'Excellent' rating and LEED Gold rating, the project is aiming for higher sustainability levels upon its eventual completion, gaining 'Outstanding' and Platinum ratings, respectively.

BREEAM	Outstanding*
LEED	Platinum*



80 Charlotte Street

This completely electric development in the heart of Fitzrovia was the first of its kind and ESG are extremely proud of the work our teams have delivered.

Shell and core work for the nine-storey mixed-use development consisted of office spaces, residential housing, and public areas. M&E services included MV distribution, LV distribution, life safety services, lighting, small power, fire alarms, security, lighting control, BMS, drainage, primary and secondary chilled and LTHW, sprinklers and dry risers, atrium ventilation systems and lower ground floor ventilation systems including smoke clearance systems.

The project achieved a BREEAM rating of 'Excellent' and LEED Gold certification.

BREEAM	Excellent
LEED	Gold

Nine-storey mixed use development.

Sustainable project scheme with all-electric design.

BREEAM Excellent and LEED Gold certified delivery.



*Targeted achievements

Project Insights

Various



The Network Building

Currently underway is Network in London's Tottenham Court Road. A 137,000 sq ft office development, targeting a BREEAM 'Outstanding' rating and NABERS 4 Star rating.

Network has been designed as a low carbon building, aligning with our clients 2025 target of ≤600kgCO₂e/sqm which reflects the Greater London Authority's ambitious requirement.

The scheme will comprise 132,000 sq ft of offices and 5,000 sq ft of retail.

BREEAM	Outstanding*
NABERS	★★★★



101 Moorgate

Currently underway, the 10-storey building will provide eight floors of grade A office space, as well as a mezzanine-level business lounge and retail spaces. A newly created covered walkway will provide public access between Moorgate and Moorfields.

Diesel-free in construction and fossil-fuel free in operation, the project will be fully electric using air-source heat pumps throughout, and photovoltaic panels – targeting BREEAM 'Outstanding' rating upon completion.

101 Moorgate will make significant use of offsite solutions including the manufacture of precast concrete panels with double-glazed aluminium punched windows, fully assembled in a factory, further reducing the building's carbon footprint.

BREEAM	Outstanding*
NetZero Carbon	



81 Newgate Street

Currently underway, the project has been planned in accordance with the principles of a 'Circular Economy'; aiming to conserve resources, increase efficiency and source sustainably.

One of the largest redevelopments to ever achieve planning in the City of London, the project represents a new way of looking at building stock approaching the end of its service. A few years ago, a renewal of this magnitude would have commonly been achieved by demolishing the existing building and starting afresh. Panorama St Paul's, however, is being approached with sustainability in mind - both during construction and operation.

BREEAM	Outstanding*
NABERS	TBC
WiredScore	TBC
NetZero Carbon	



100 Fetter Lane

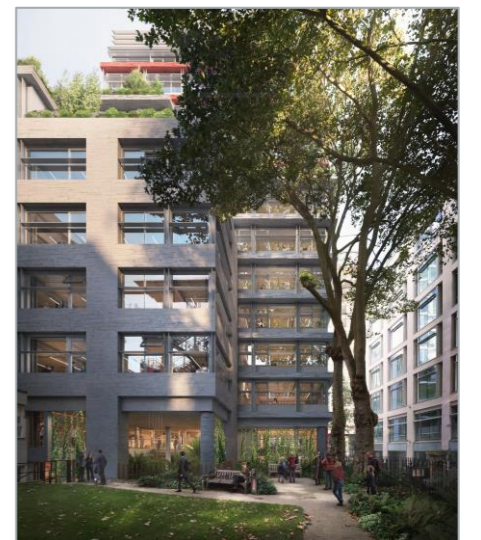
A new 12-storey, 95,000 sq ft development, designed by Fletcher Priest Architects, targeting the highest environmental standards of BREEAM Outstanding, as well as WiredScore, SmartScore and WELL certifications.

Sustainability, technology and wellbeing are extensively incorporated into the design including generous planted terraces, facilities to encourage active modes of travel and high-performance 100% electric building services to ensure the building achieves carbon neutrality in use.

BREEAM	Outstanding*
WELL	TBC
WiredScore	TBC
SmartScore	TBC
NetZero Carbon	

London's first scheme designed to incorporate digital passports for future material recycling.

100% electric building services design to achieve carbon neutrality in use.



This is the first scheme within the City of London to be designed as a 'storage bank' where materials are held for future reuse, through the use of 'Materials Passports', digital data sets that describe characteristics of materials and components in products and systems, giving them value for present use, recovery and future reuse.

*Targeted achievements

Project Insights

25 North Colonnade | Canary Wharf



Commercial reinvention scheme in the heart of Canary Wharf.

Shell & core, and BCO compliant Cat-A fit-out with exposed services.

340,000 sq. ft. of office space for mixed use.

Overview

Situated in Canary Wharf, London, Project Cargo is a commercial reinvention scheme developed by Revantage Europe and Blackstone.

Comprehensive refurbishment works were carried out to modernise facilities and create new lighting schemes for the reception spaces, new market hall, public areas and roof terraces. Reconfiguration of the MEP services provision aided in creating a BCO compliant Cat-A fit-out with an exposed services solution totaling 340,000 sq. ft. of mixed-use space.

ESG provided shell and core delivery and Cat-A fit-out, including new switchgear, generator, LV distribution. The project achieved a BREEAM rating of 'Very Good' and a Wired Score Platinum rating.



BREEAM	Very Good
WiredScore	Platinum