



## 1 Broadgate Achieves Practical Completion

*The development is 96% pre-let on offices*

24 July 2025

Broadgate, a joint venture between British Land and GIC, today announces the on-schedule practical completion of 1 Broadgate. The state-of-the-art building is 96% pre-let to A&O Sherman and JLL, with the top floor still to let and attracting good demand, reflecting the strength of the market for well located, best-in-class office space.

1 Broadgate offers some of the highest quality, sustainable mixed-use space in London, including 545,000 sq ft of best-in-class workspace and roof terraces and 48,000 sq ft of retail and leisure space. It is one of the most operationally energy efficient offices British Land has ever built, and is located within the Broadgate campus, a vibrant office-led campus in the heart of the City of London, with excellent connectivity, next to Liverpool Street Station and the Elizabeth Line.

The retail and leisure space on the ground and lower ground floors of 1 Broadgate is generating strong interest and has already secured leading fashion brands including Mango, Luca Faloni, Hobbs and Whistles, and popular wine bar Vagabond. It will connect to the existing retail and leisure offer at 100 Liverpool Street, which includes Watches of Switzerland, Reiss and Space NK, and will link Liverpool Street station to Finsbury Avenue Square.

**David Lockyer, Head of Development at British Land, commented:** *"We are delighted to reach this significant milestone with 1 Broadgate, delivering another best-in-class office development into a supply-constrained market, where demand for premium office space remains exceptionally high. Achieving a 96% pre-let for the office spaces is a testament to the quality and appeal of the area, as well as the significant investment we've made in the Broadgate campus. We look forward to welcoming our customers and seeing the building come to life."*

-ENDS-

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### About British Land



British Land is a UK commercial property company focused on real estate sectors with the strongest operational fundamentals: London campuses, retail parks, and London urban logistics. We own or manage a portfolio valued at £14.6bn (British Land share: £9.5bn) as at 31 March 2025.

Our purpose is to create and manage Places People Prefer – outstanding places that deliver positive outcomes for all our stakeholders on a long term, sustainable basis. We do this by leveraging our best in class platform and proven expertise in development, repositioning and active asset management.

We have both a responsibility and an opportunity to manage our business in an environmentally and socially responsible manner. Our approach to sustainability is focused on three pillars: Greener Spaces, Thriving Places and Responsible Choices.

Read more about us at [www.britishland.com](http://www.britishland.com).