

One Stratford Place

E20 1EG



**20,914 sq ft of perfectly
connected workspace sitting
atop Stratford Station and
at the heart of London's most
vibrant neighbourhood**



The Area



Sitting at the heart of Stratford, OSP enjoys immediate access to a diverse and eclectic array of food, drink, retail and leisure amenities, green spaces and open water



Restaurants & Bars



1 Westfield

Featuring:

- Pasta Remoli
- Joe Blakes
- Honi Poke
- Shake Shack
- Pinkberry
- Bababoom
- Cabana
- Lotus Leaf
- Big Easy
- Doughnut Time
- Japan Centre
- Tortilla
- Rosa's Thai Cafe
- Caffe Concerto
- Lokma
- Gourmet Burger Kitchen
- Ergon
- Pho
- Tiramisu Cafe
- Ghara
- The Real Greek
- Busaba
- Wahaca
- Figo
- Balans East
- Tapas Revolution
- Tap East
- Sky Bar
- and Terrace
- The Bat and Ball
- The Cow
- Neighbourhood Bar

- 2 Allegra
- 3 Kitchen E20
- 4 Darkhorse
- 5 Signorelli East Village
- 6 Steakout
- 7 Queen's Head
- 8 The Abbey Tap
- 9 Pitch
- 10 Tonkotsu
- 11 Heavenly Desserts
- 12 Haugen
- 13 Viva! Vegan
- 14 The Last Drop
- 15 Taverna in The Park
- 16 Barge East Restaurant
- 17 Crate Brewery & Pizzeria
- 18 Alfred Le Roy
- 19 White Post Bar & Cafe
- 20 Rule Zero
- 21 Two More Years
- 22 Roof East



Leisure & Fitness



- 1 Anytime Fitness
- 2 Gymbox
- 3 Crossfit 1971
- 4 Olympic Park PT
- 5 Better Gym
- 6 Olympic Park Outdoor Gym
- 7 9Round
- 8 Lee Valley Velopark
Mountain Bike Trails
- 9 Lee Valley BMX Track
- 10 Lee Valley Hockey & Tennis Centre
- 11 Copper Box Arena
- 12 London Marathon Community Track
- 13 Groundwork Gym
- 14 Elite Evolution
- 15 F45 Training
- 16 Crossfit



One Stratford Place

Queen Elizabeth Olympic Park

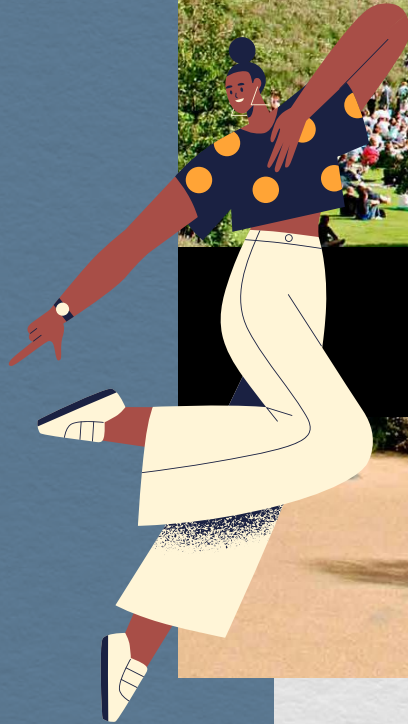
Queen Elizabeth Olympic Park is the most vibrant park every day of the week.

At 560 acres, there's always something new to explore and discover.

Experience sports after work, weekly events and iconic venues – or just relax at lunch in landscaped parklands with a plethora of cafés.

- London Stadium
- London Marathon Community Track
- London Aquatics Centre
- Great British Garden
- Lee Valley Hockey & Tennis Centre
- Lee Valley Velopark
- Lee Valley BMX Track
- Copper Box Arena
- Queen Elizabeth Park Public Climbing Wall
- London Blossom Garden
- Wetlands Walk
- ArcelorMittal Orbit
- Boat Tours
- Restaurants/Cafés x 15

560 acres



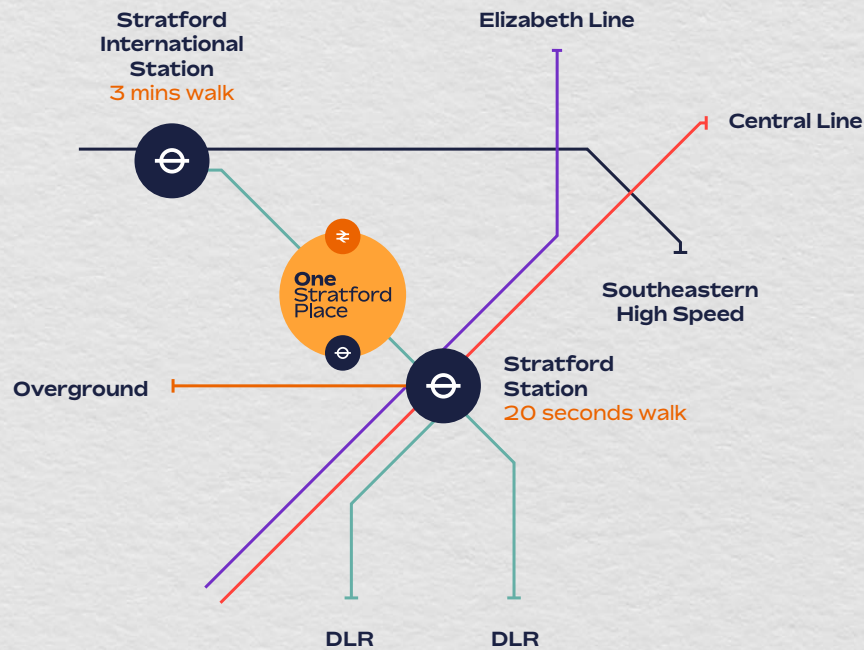
In Great Company

Stratford is home to a wide range of occupiers, from fledgling start-ups to highly established global businesses. Position yourself amidst this truly diverse mix of ambitious and forward-thinking organisations.



MATCHES FASHION

Exceptionally Connected



Elizabeth Line

- Heathrow**
41 mins
- Paddington**
18 mins
- Tottenham Court Road**
13 mins
- Liverpool Street**
7 mins
- Bond Street**
16 mins
- Farringdon**
10 mins
- Whitechapel**
5 mins
- Canary Wharf**
9 mins

Underground

- Canary Wharf**
10 mins
- Bank**
11 mins
- Moorgate**
12 mins
- Tottenham Court Road**
13 mins
- Bond Street**
16 mins
- St Paul's**
13 mins
- Oxford Circus**
18 mins
- Westminster**
22 mins

Rail terminals

- Liverpool Street**
9 mins
- London Bridge**
16 mins
- King's Cross St Pancras**
17 mins
- Paddington**
17 mins
- Euston**
20 mins
- Waterloo**
20 mins
- Victoria**
25 mins
- Paris**
2hr 19 mins 

Airports

- London City**
19 mins
- Gatwick**
51 mins
- Heathrow**
57 mins
- Stansted**
61 mins

The Building





Tenant Board
12th Floor Network Room
11th Floor Network Room
10th Floor
9th Floor Network Room
8th Floor Landbrokes Canal Group
7th Floor Landbrokes Canal Group

One
Stratford
Place

**A brand new feature
reception and arrival
experience just seconds
from Stratford Station**

Floorplan – Level 10

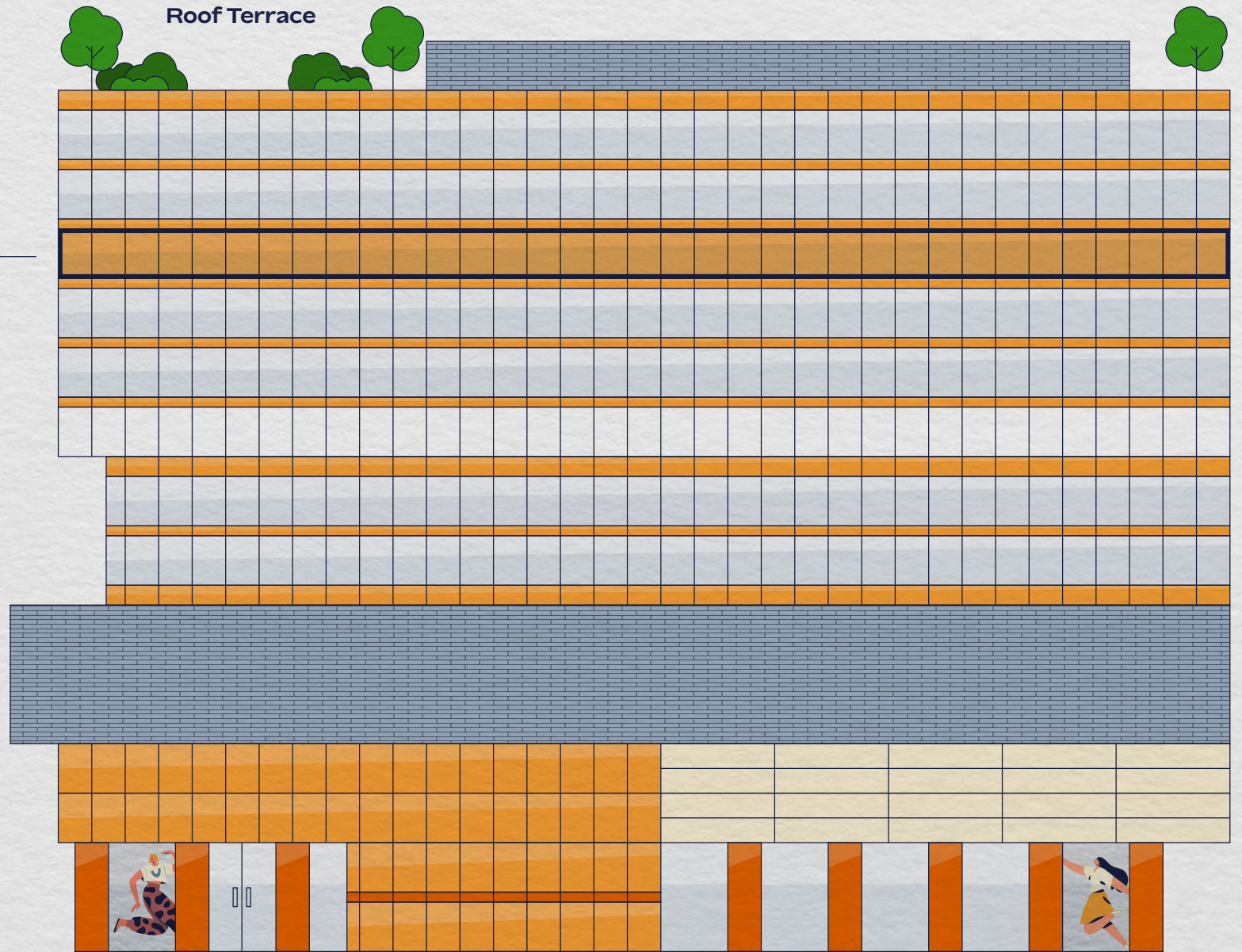
Availability

Level 10

20,914 sq ft

Stratford Station

20 seconds

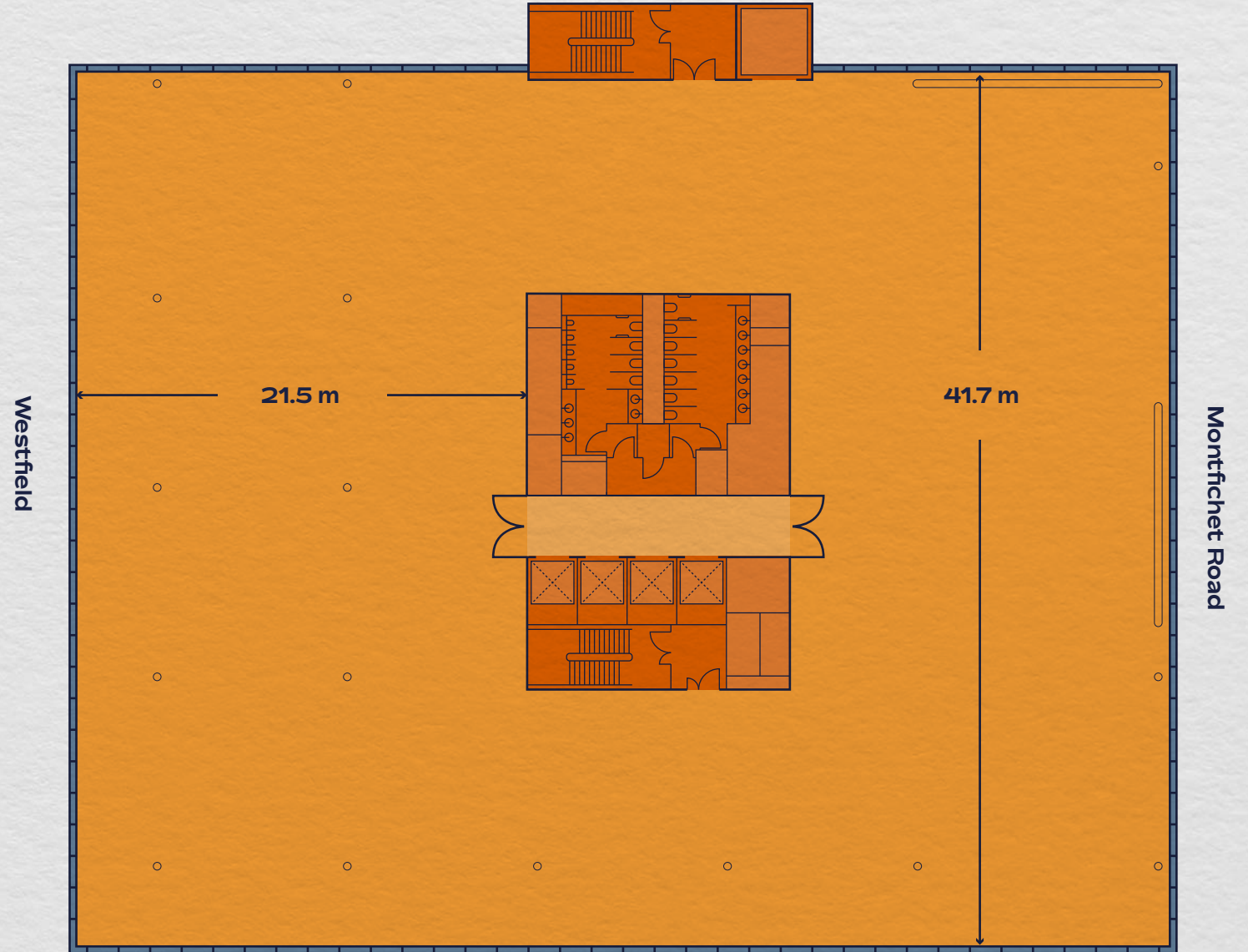


Reception

Floorplan – Level 10

20,914 sq ft

1,943 sq m





Indicative View of the Level 10 Cat A Space.

Summary Spec

One Stratford Place benefits from a highly efficient design and high-quality specification.



Reduced operational carbon - heating and cooling provided by offsite plant which fuels the entire Olympic Park



EPC Rating B



New communal landscaped roof terrace



Targeting minimum BREEAM Excellent



Immediate access to 560 acres of landscaped parkland



1:10 m² Occupancy Density



2.95m Floor to Ceiling Height



6 Showers x 1 Per Floor



Highly efficient, flexible floorplates



Floor-ceiling glazing on all 4 facades



Low-energy LED lighting



150 mm Raised Access Flooring



23 Bike Racks



Brand new feature reception



Indicative View of the New Landscaped Roof Terrace.



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Get In Touch



Alex Novelli

+44 (0) 7860 594 752
alex.novelli@cushwake.com

Tom Meijer

+44 (0) 7540 595 379
tom.meijer@cbre.com

Ben Thompson

+44 (0) 7827 735 583
ben.thompson@cushwake.com

Joe Bryan

+44 (0) 7385 461 183
joe.bryan@cbre.com

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Published Q3 2022.