

EMBARGOED UNTIL 5 September 2017 09.00am

Derwent London plc (“Derwent London” / “the Group”)

Derwent London opens White Collar Factory

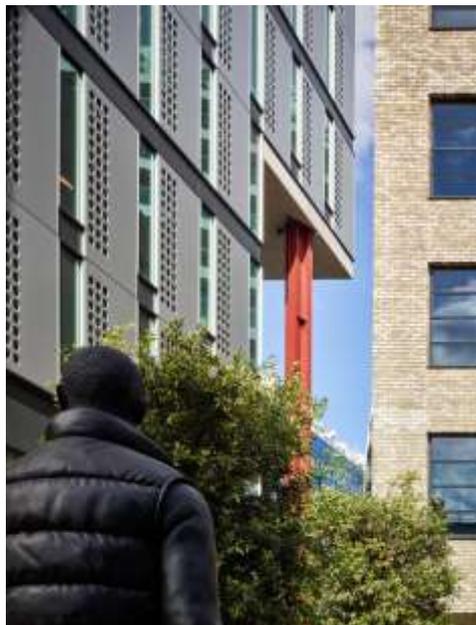
Derwent London today announces the opening of White Collar Factory EC1. Already acknowledged as one of the most visionary developments of recent years, White Collar Factory combines the wisdom of well-built industrial spaces with best practice in modern office design and placemaking.



Located overlooking Old Street Roundabout, at the heart of London’s Tech Belt, and designed by renowned architectural practice Allford Hall Monaghan Morris (AHMM), White Collar Factory is one of Derwent London’s most ambitious schemes to date. Distinctive features include 3.5m high ceilings, concrete core cooling, a 150m rooftop running track, communal roof terrace a new landscaped public space and the ability to accommodate flexible occupation. A game-changer in sustainable and interactive workplace design, the development is the latest realisation of Derwent London’s business model of creating well-designed and innovative office space.

The 293,000 sq ft mixed-use development includes a 237,000 sq ft landmark office tower, where the first tenants are already in occupation, creating an energetic community in this new Tech Belt landmark. Tenants include Adobe, AKTII, BGL, Box.com, Capital One, Runpath, Spark44, The Office Group and Workshop Coffee. The tower forms part of a new urban campus with a further 56,000 sq ft of offices,

studios, incubator space, restaurants and apartments, set around a new landscaped area of public realm, 'Old Street Yard'. The low cost, low energy and low carbon campus style of the development offers an innovative user-focused design approach that will become a blueprint for future workplace design.



In addition to the buildings, the new public space at Old Street Yard embraces the energy and vibrancy of the local area, contributing to Old Street as a business hub/tech city quarter and the changing City borders. 'Network', a striking 9ft bronze sculpture by Thomas J Price was commissioned by Derwent London and stands as the centrepiece of Old Street Yard.

The project is the latest iteration of an eight-year research initiative between and Derwent London and AHMM, which has also produced projects including Tea Building E1 and Stirling Prize-shortlisted Angel Building EC1. The White Collar Factory project was led by Simon Silver and Paul Williams, directors of Derwent London, and AHMM director Simon Allford, working in collaboration with engineering firms AKTII and Arup, and consultants AECOM and Jackson Coles.

www.whitecollarfactory.com

Simon Silver, Director of Derwent London, commented:

"We are delighted to launch White Collar Factory – our most progressive project to date. It is the culmination of years of thought, research, design development and collaboration with our team to produce a new type of sustainable workplace for London. The strong line-up of occupiers, despite the uncertain economic and political landscape in the UK, is testament to the building's innovative design and showcases the strength of the Derwent London offering."



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Notes to editors

Derwent London plc

Derwent London plc owns a portfolio of commercial real estate predominantly in central London valued at £4.8 billion (including joint ventures) as at 30 June 2017, making it the largest London-focused real estate investment trust (REIT). Our experienced team has a long track record of creating value throughout the property cycle by regenerating our buildings via development or refurbishment, effective asset management and capital recycling.

We typically acquire central London properties off-market with low capital values and modest rents in improving locations, most of which are either in the West End or the Tech Belt. We capitalise on the unique qualities of each of our properties – taking a fresh approach to the regeneration of every building with a focus on anticipating tenant requirements and an emphasis on design.

Reflecting and supporting our long-term success, the business has a strong balance sheet with modest leverage, a robust income stream and flexible financing.

Landmark schemes in our 5.6 million sq ft portfolio include Angel Building EC1, The Buckley Building EC1, White Collar Factory EC1, 1-2 Stephen Street W1, Horseferry House SW1 and Tea Building E1.

In 2017 the Group won the Property Week Developer of the Year award and was listed 12th out of 4,000 in the Corporate Knights Global 100 of the world's most sustainable companies. In 2016 the Group won Estates Gazette National Company of the Year and London awards as well as awards from Architects' Journal, British Council for Offices, Civic Trust and RIBA and achieved EPRA Gold for corporate and sustainability reporting.

As part of its wider sustainability programme, in 2013 Derwent London launched a dedicated £250,000 voluntary Community Fund and, in 2016, made a further commitment of £300,000 for the next three years for Fitzrovia and the Tech Belt.

The Company is a public limited company, which is listed on the London Stock Exchange and incorporated and domiciled in the UK. The address of its registered office is 25 Savile Row, London, W1S 2ER.

For further information see www.derwentlondon.com or follow us on Twitter at @derwentlondon