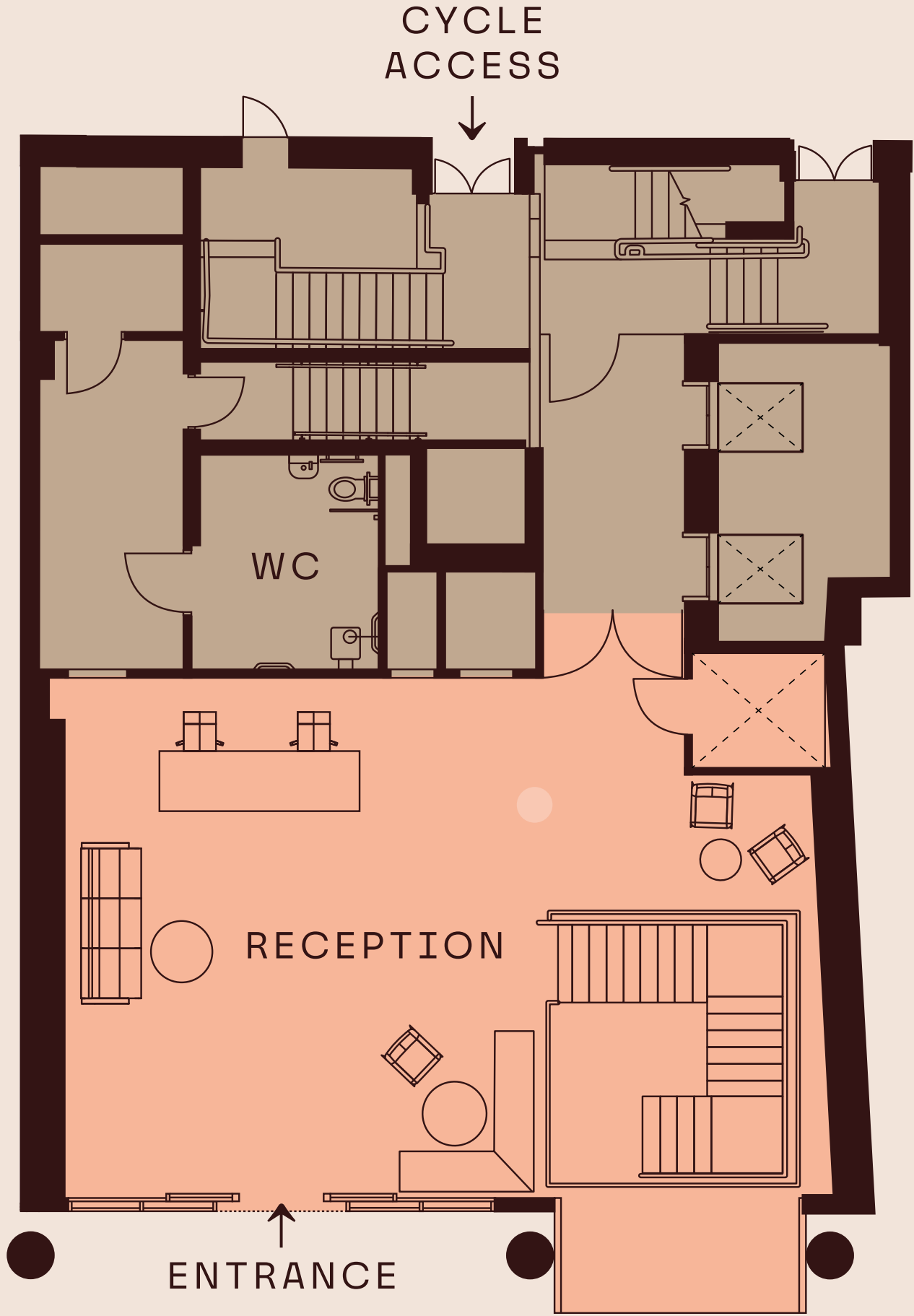


FLOORPLANS

Ground Reception

NIA 855 sq ft

- RECEPTION
- CORE



TOTTENHAM COURT ROAD

Plans not to scale and for indicative purposes only.

FLOORPLANS



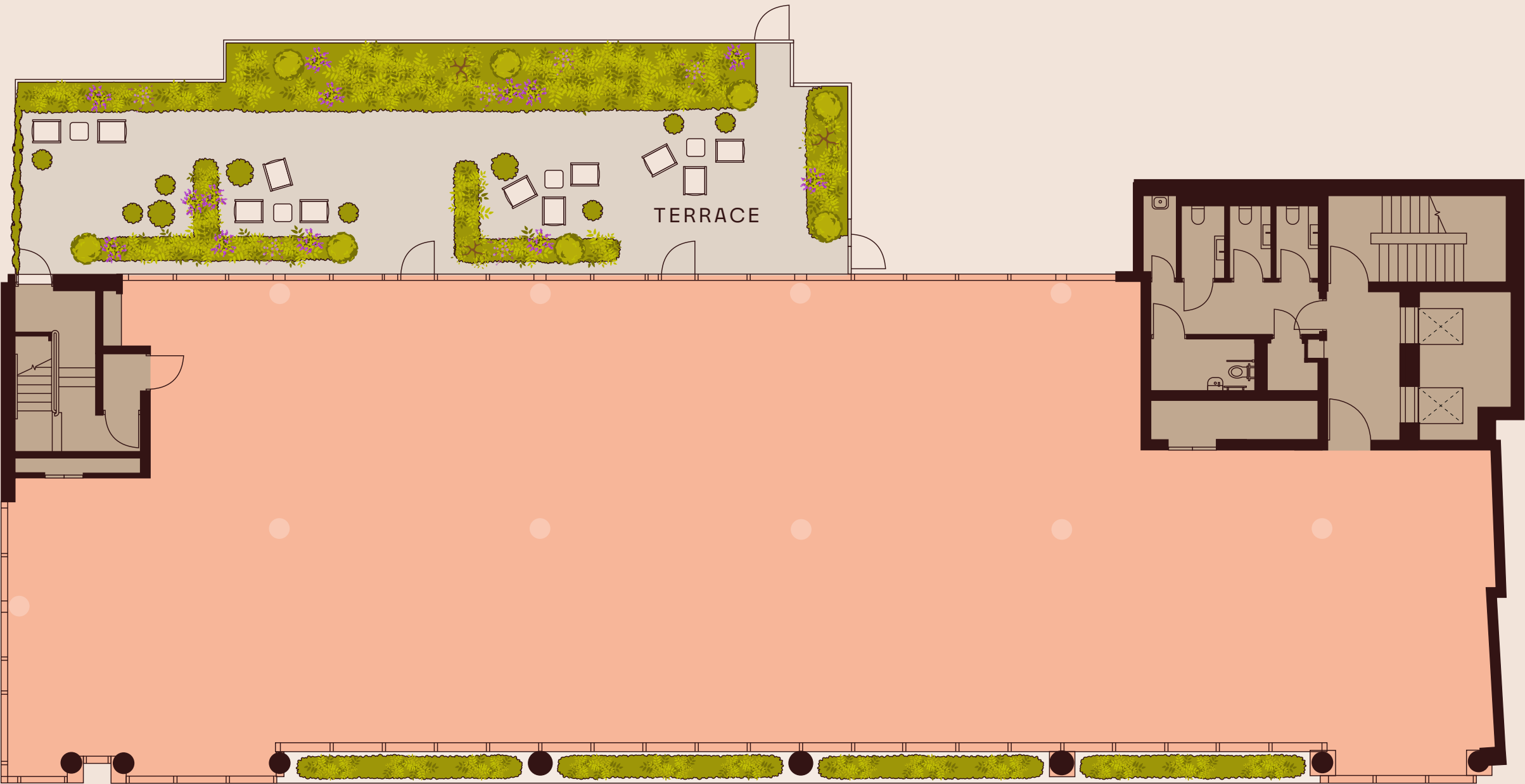
First floor

With private terrace

NIA 5,438 sq ft

TERRACE 1,826 sq ft

- OFFICE
- CORE
- TERRACE



TOTTENHAM COURT ROAD

Plans not to scale and for indicative purposes only.

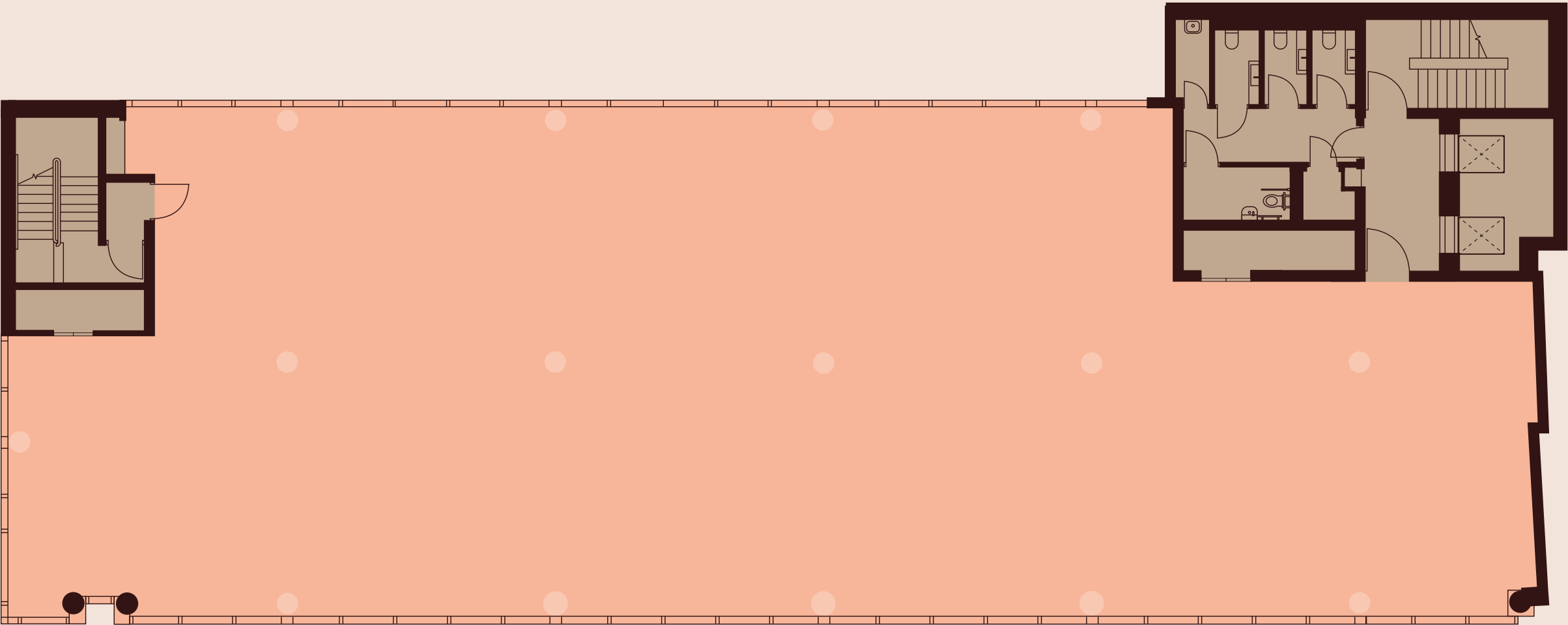
FLOORPLANS

Typical floor

2nd to 4th floor

NIA 5,734 sq ft

- OFFICE
- CORE



TOTTENHAM COURT ROAD

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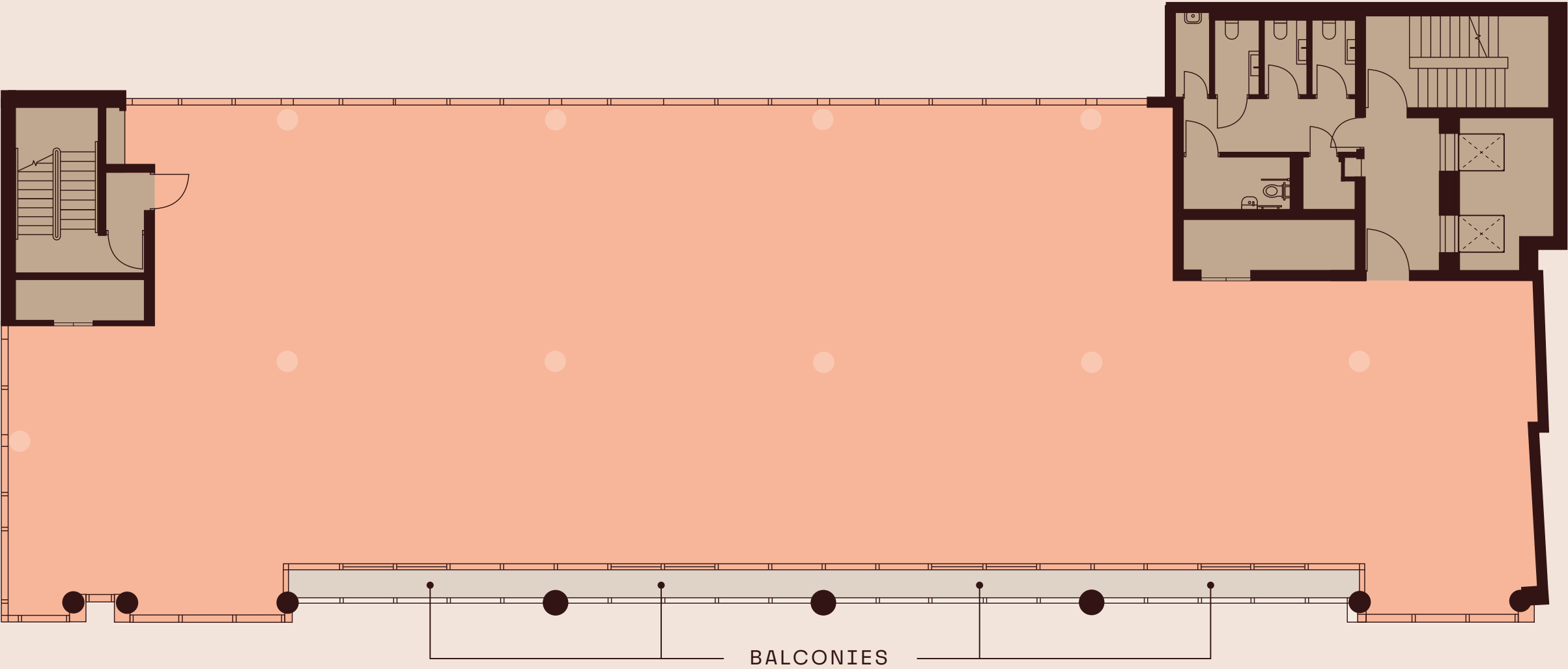
Fifth floor

With balconies

NIA 5,273 sq ft

BALCONIES 282 sq ft

- OFFICE
- CORE
- BALCONIES



TOTTENHAM COURT ROAD

Plans not to scale and for indicative purposes only.



Sixth floor

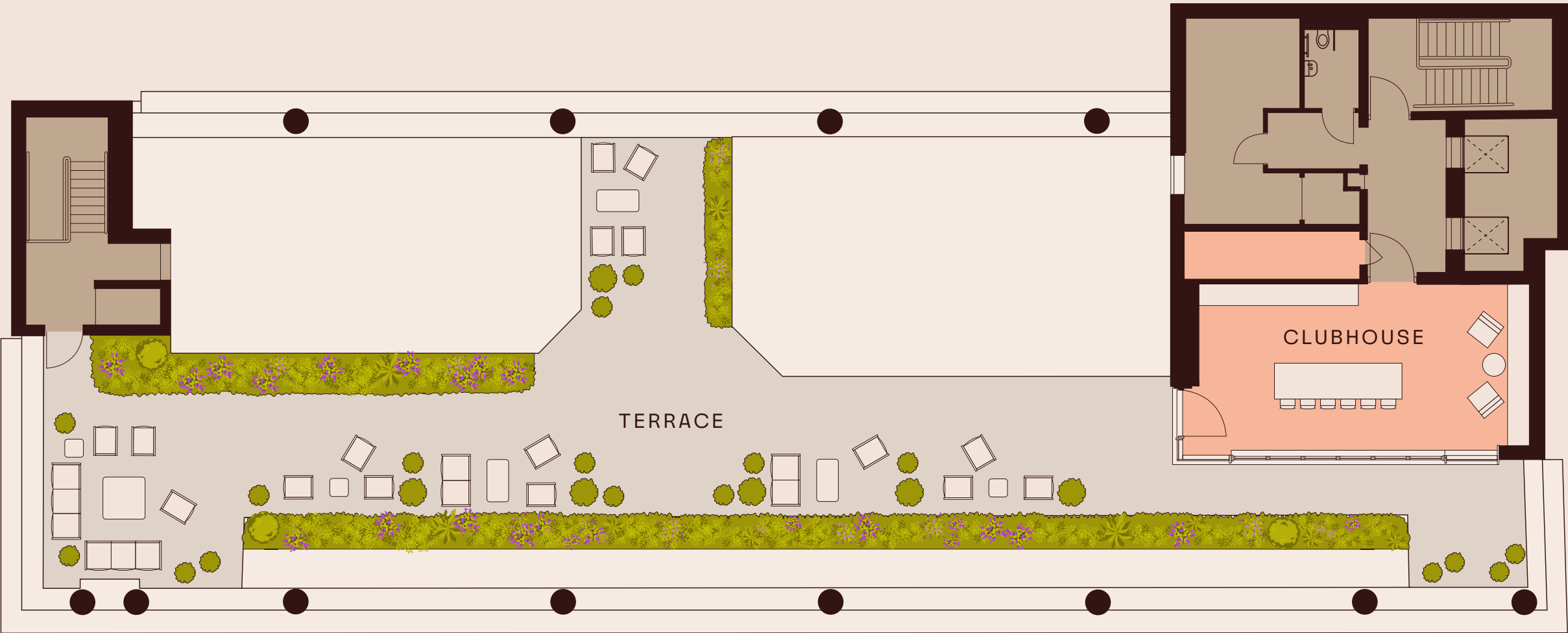
With roof terrace

CLUBHOUSE 485 sq ft

TERRACE 2,472 sq ft

Flexible, in-house spaces for events, breakout sessions, and collaboration, both indoor and out.

- CLUB HOUSE
- CORE
- TERRACE



TOTTENHAM COURT ROAD

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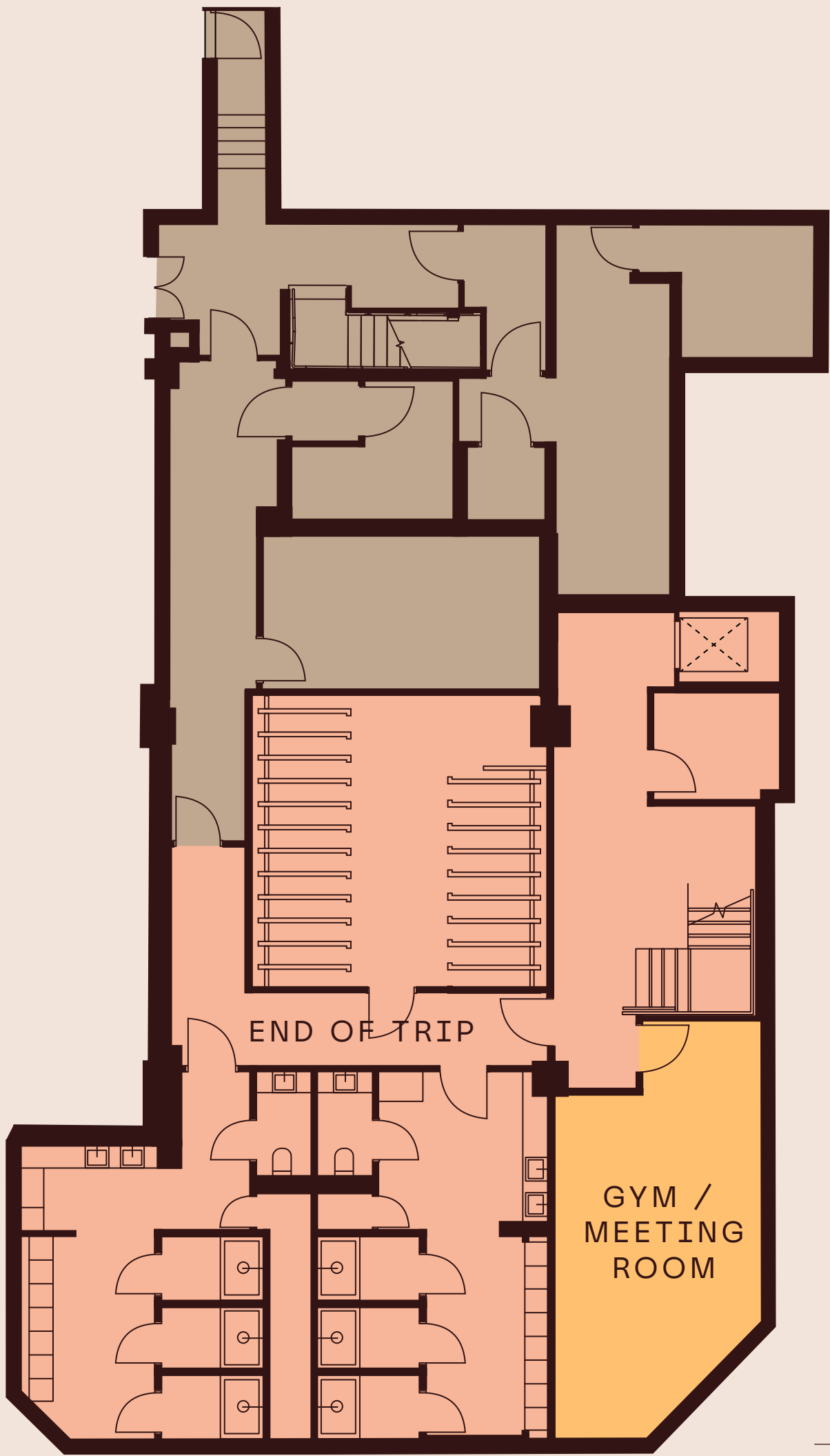
Lower Ground

NIA 279 sq ft

SHOWERS 6 [+1 ACCESSIBLE ON GROUND FLOOR]

BIKE STORE 42

- END OF TRIP
- GYM/MEETING ROOM
- CORE (PLANT/CIRCULATION)



TOTTENHAM COURT ROAD

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BEAT TCR

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29,522 SQ FT
AVAILABLE

85 TOTTENHAM COURT ROAD
LONDON W1T 4TE

A DEVELOPMENT BY
BPS PURESTONE

Designed by award-winning
architects, HUT.

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Designed by [Matter](#)