

201 Bishopsgate and Broadgate Tower

Broadgate, London EC1, United Kingdom



Client
British Land

Value
€ 300 million / £201 million

Area
2.3 acre site – of which, more than half will be used as public space
836,000 sq ft (new build office/retail space)

Schedule
May 2006 – July 2008

Duration
27 months

Architect
SOM (Skidmore, Owings & Merrill)

Structural Engineer
SOM

Mechanical/Electrical Engineer
Jaros, Baum Bolles

Development Manager
M3 Consulting

Cost Consultants
Davis Langdon



In May 2006, Bovis Lend Lease began construction of the next phase of the Broadgate development in the City of London: 201 Bishopsgate, The Broadgate Tower and the Galleria.

The offices are being constructed on a raft slab spanning the railway lines into Liverpool Street Station, which was built by Bovis Lend Lease and completed in March 2000 (see separate datasheet).

201 Bishopsgate follows the curved street edge of Primrose Street on the north and Norton Folgate on the west with the east façade facing Broadgate Tower.

The ground floor will include retail units, levels 1 and 2 are suitable as financial dealing floors, levels 3-12 as office space.

The building has pedestrian access from both the east and west elevation into the entrance lobby. The group of eight passenger lifts rise up within the full height atrium space to serve the office floors.

The 35-storey (161 metre) Broadgate Tower is shaped like a parallelogram stretching north-south along the site. There is a five-storey entrance lobby on the south end with ten double deck lifts (the first to be used in a new-build project in the UK), and onward access to 201 Bishopsgate at the north end.

It is estimated that the double-deck lifts will reach speeds of 6 m per second, and will take 25 seconds to reach the 33rd floor of the Tower.



The mezzanine level car, motorcycle and bicycle parking spaces are accessed at the north end of the building, from the Galleria.

Galleria and Plazas

The 'A-Frame' structure the tower creates a large public space, which connects the North/Northeast of the site with Liverpool Street Station.

The Galleria is an open-ended pedestrian plaza covered by a glass skylight, which springs from level 5 of the tower.

The plaza areas and galleria floor are stone paved with trees in grated pits, a planter element to terminate the plaza at the North and a 'green' wall at the Southwest to screen the three-storey wall of Broadwalk House.

Progress picture April 2007

