

Eagle House

London

Client	ING Real Estate
Area	15,610sqft/1450sqm
Building Type	Office



Located in Jermyn Street, Eagle House was constructed in the early 1990's behind an historic facade, providing ground floor retail space and six floors of offices above.

MR Partnership were commissioned to refurbish the ground floor reception, 2nd and 3rd floor offices, associated toilets cores and lift cars and lobbies to contemporary standards with the view to attracting new tenants.

The deep, L-shaped reception area presented several challenges which were addressed by provision of a bespoke reception desk in a prominent location, simple high quality interior finishes and lighting to unify the space, and an illuminated glass feature wall to the rear of the reception area displaying a map of St James from the mid-1700's. A simple palette of materials was employed including limestone flooring, polished plaster, timber and leather. Furniture was selected to complete the design.



The office floors comprised a roughly square plan with a single central core containing stairs, lifts and toilets. This configuration was retained with the toilets being redesigned and finished to an appropriate standard. Finishes to the lift lobbies were selected to complement the refurbishment of ground floor reception and the lift cars. Access to the offices and toilet provision were designed to comply with current DDA requirements.



The office floors were provided with new raised access floors and suspended ceilings designed with flexibility for adaptation to incoming tenants requirements, and new lighting was designed to current standards.

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