

## Redevco Launches ONE James Street, London W1

- 1950's building future proofed for demands of modern occupier

**London, 10 September 2025** – Redevco, one of Europe's largest privately-owned real estate managers, has today launched on to the market the office floors of ONE James Street, a striking new mixed-use building in the heart of London's West End.

ONE James Street comprises 43,000 sq ft of contemporary office and amenity space over five floors of which 18,590 sq ft is currently being marketed with a strong focus on sustainability, wellness, and workplace experience. Separately, the 25,000 sq ft retail element of the building has been let to global sports brand Puma for its London flagship store.

"ONE James Street exemplifies our commitment to delivering outstanding, future-proofed workspaces that champion sustainability and the wellbeing of occupiers. This redevelopment project also reflects our mission to build value for investors and enrich communities through transformative real estate by delivering spaces that elevate workplace experience and contribute meaningfully to the city's evolving landscape," said **Deborah Green, Head of Asset & Transaction Management, UK at Redevco.**

"We are proud to launch a building that offers a high-quality modern office environment which reflects the vibrancy of London's West End," she added.

A notable feature of the building is an attractive communal roof terrace and pavilion for its office tenants, offering skyline views and features extensive biophilic design. This feature not only boosts employee wellbeing but also contributes to local biodiversity.

At ground floor level, a double-height office entrance and concierge welcomes occupiers and visitors to a workspace that promotes collaboration and flexibility. The first-floor collaboration space, business lounge, and bookable meeting rooms provide opportunities to connect, while the multi-faith room and extensive facilities—including a gym and end of journey amenities - support a diverse and active workforce.

ONE James Street is designed with environmental performance in mind - targeting WELL Platinum, BREEAM In Use (Excellent), and an EPC 'B' rating. The building uses air source heat pumps, extensive photovoltaic panels, and reclaimed materials to minimise its carbon footprint, while a smart building app connects users to building services and promotes responsible resource use.

Located just two minutes from Bond Street Station and within easy walking distance to Oxford Circus and Marble Arch, ONE James Street provides immediate access to London's world-class retail, dining, and hospitality.

Secure cycle storage with a dedicated entrance and seamless public transport connections also help to make commuting effortless.

**Key Features at a glance:**

- 43,000 sq ft of prime office and amenity space across flexible floorplates
- 18,590 sq ft of space currently being marketed
- Stunning 2,500 sq ft communal roof terrace and 431 sq ft pavilion
- Concierge, business lounge, and bookable meeting rooms
- Gym, cycle facilities, showers, and lockers
- Exemplary sustainability credentials and advanced smart technology
- Double-height arrival experience and enhanced biophilic design
- Target certifications: WELL Platinum, BREEAM In Use Excellent, EPC B

Savills and Mellersh & Harding are joint letting agents.

**ENDS****About Redevco**

Redevco, Redevco is one of Europe's leading privately-owned real estate managers, overseeing a portfolio valued at c. €9.5billion as at September 2025. The company is committed to **building value for investors and enriching communities through transformative real estate**. It offers specialist investment strategies focused on repurposing best-in-class high street retail into mixed-use assets, investing in retail parks & logistics and growing our presence in the residential & living space. In addition, Redevco Capital Partners focuses on special situations opportunities and our real estate debt arm provides transitional lending solutions. Expert real estate teams in seven locations across Europe ensure that the portfolios Redevco manages optimally reflect the needs of our clients. For more information visit [www.redevco.com](http://www.redevco.com).

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