

1-3 Charlotte Street, Fitzrovia



[Location](#) | Fitzrovia

[Client](#) | Trophaeum Asset Management

[Status](#) | Completed October 2017

[Contract Value](#) |

HBA were appointed on a tight programme to design a refurbishment of the common parts and 4no. office floors of this prominent corner office building in Fitzrovia.

The floors were stripped back to maximise the key features and enhance the existing natural daylight and views. Windows were refurbished and new mechanical fresh air introduced in an efficient configuration, hugging the existing downstand beam.

New surface-mounted lighting maximises the ceiling heights and perimeter trunking provides flexibility.

The core was reconfigured to provide a luxurious WC on each floor, with brushed brass taps, marble tiling and private shower.

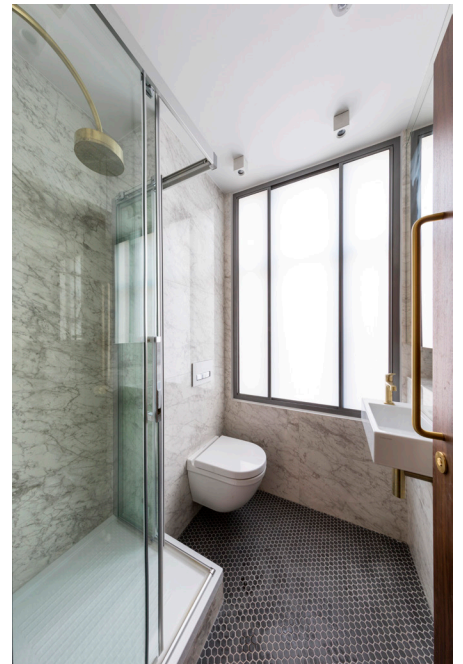
New glazed doors and a new rooflight open up the core and flood it with natural daylight

All photos courtesy of Joas Souza



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