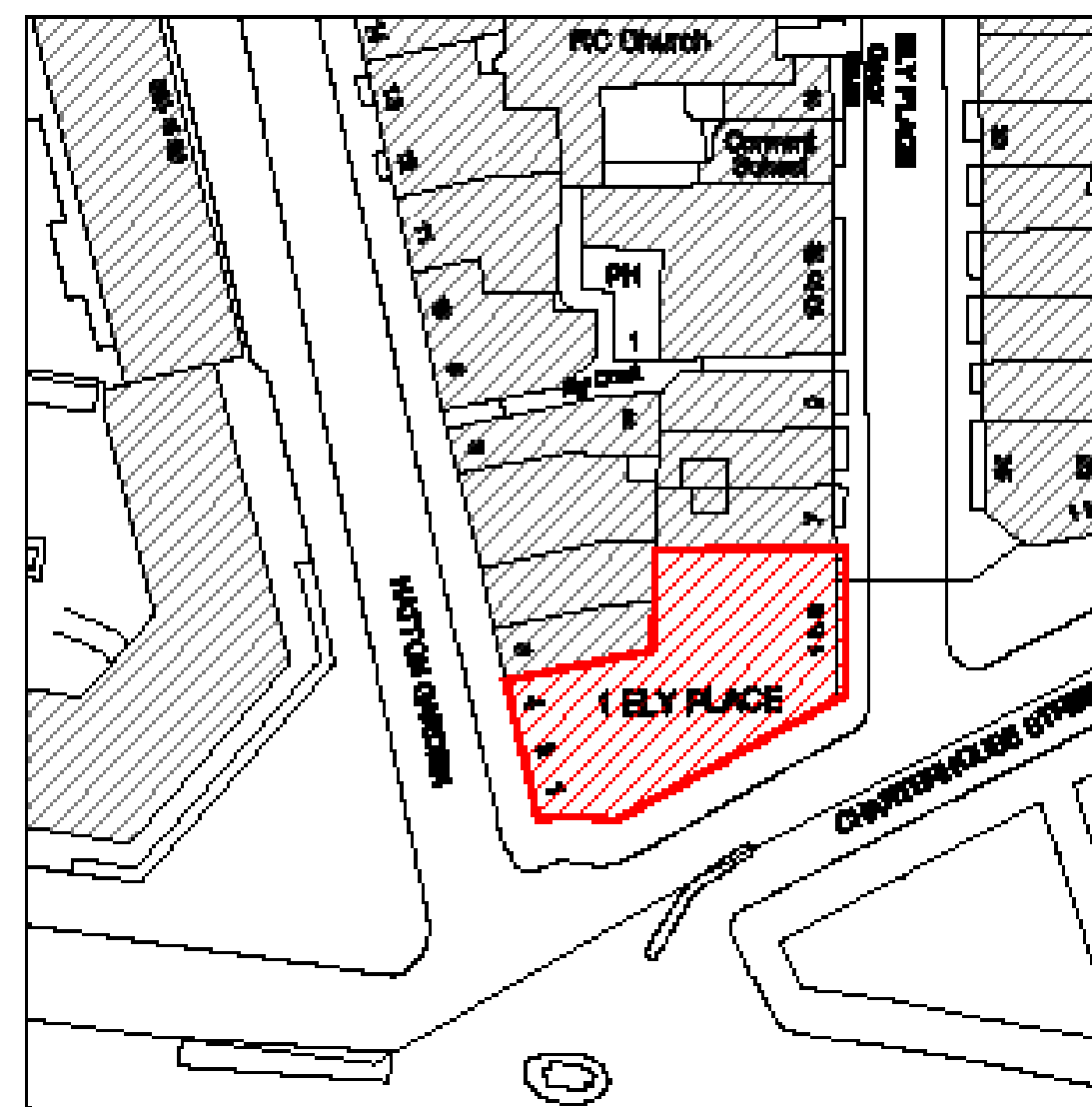


## 2.1 Site Location

The property is a quadruple-aspect 7-storey building, with 6 storeys above ground and one floor of basement, located on the corner of Hatton Garden, Charterhouse Street and Ely Place. The ground floor and basement served as a Natwest Bank until it closed in February 2018. The mezzanine floor and floors first to fourth are self-contained office units served by a communal stair and lift to from Ely Place and a secondary stair to Hatton Gardens.



## 2.2 Existing Building

The building dates back to the late nineteenth century and is formed of a limestone facade at ground floor and mezzanine level, including fluted columns with Corinthian capitals; decorative round windows flanked by carved figures and with decorative cast iron filigree above the Hatton Garden entrances. The upper floors are constructed of London stock brick with limestone surrounds with decorative window heads above and large white painted single-glazed timber sash windows. The building is topped with a limestone parapet and decorative finial to the corners, with a pitched slate mansard roof and lead dormer windows behind.

Floor to ceiling heights decrease up the building, with the banking hall containing a ceiling height of approx. 7m. To the Ely Place (East) Elevation is a lightwell of c.1m width providing some degree of natural daylight to the Basement floor. There are a number of pavement vaults to all 3 elevations, of varying condition.

The existing signage is a band of hand painted burgundy colour with gold coloured lettering at First Floor level that relates to the former building use, that wraps around the full extent of the street-facing facade.





## 2.3 Existing Building Photographs

Site photographs of building exterior and surrounding context





## 2.3 Existing Building Photographs

Site photographs of existing building signage





# 2.4 Existing Elevations

Existing Hatton Garden and Holborn Circus Elevations

