

Mace to deliver its second fully electric over-station development in the City of London

3 years ago



International construction and consultancy company Mace has been appointed principal contractor of the development at 1 Liverpool Street project in the City of London. This is the second project which Mace is delivering for Aviva Investors and Allianz Real Estate, following its appointment at 101 Moorgate, which is currently underway.

The projects sit at the heart of the new Crossrail project in the City of London, bookending the eastern and western entrances of the new Elizabeth line station at Liverpool Street station.

The over-station development, which is designed by Eric Parry Architects and being managed by Aviva Investors on behalf of the partnership, will provide 176,000 sq ft of premium office and retail space when complete, spread over the ground and upper ten floors.

Fully electric in both construction and operation, 1 Liverpool Street has been designed to achieve significant energy and carbon savings throughout its lifespan – saving an estimated 110 tonnes of carbon per year. Carbon savings will be achieved through a range of measures including meeting the building's heating and cooling demands through air source heat pumps, triple glazing, high-efficiency chillers and energy-efficient lighting.

Completion is expected January 2026.

Ged Simmonds, Managing Director Commercial Offices at Mace said: "We are delighted to be working once again with Aviva and Allianz Real Estate on another ambitious project. As a business that puts

sustainability at the heart of what we do, I am particularly pleased with the high sustainability standards of one Liverpool Street, facilitating a move towards a lower-carbon future.”

James Stevens, Head of Real Estate Investment at Aviva Investors, said: “We are pleased to extend our relationship with Mace across what is a substantial scheme at both Liverpool Street and Moorgate. The scale of the work and the high ambitions we have for it, both in the quality of its facilities and the sustainability credentials it incorporates requires significant expertise and capabilities. We look forward to working with Mace on those elements and delivering what we believe will be one of the City’s leading developments.”

Nicole Pötsch, Head of North & Central Europe at Allianz Real Estate, said: “As a firm focused on the development of best-in-class assets, particularly buildings with sector-leading environmental profiles, we focus on working with the very best partners and market specialists. We’re happy to be working again with Mace on this new project and look forward to the delivery of both Liverpool Street and Moorgate, two high-quality, user-focused and highly sustainable office assets.”