

Cushman & Wakefield Signs For New West End Office At Derwent London's 25 Baker Street

1 year ago



Cushman & Wakefield has exchanged contracts on new office accommodation at 25 Baker Street, London, a brand new, Derwent London development. Baker Street will replace [Portman Square as Cushman & Wakefield's West End office](#) from September 2025.

25 Baker Street will offer next-generation office space with a shared roof-top terrace and sky room and top-quality end of journey facilities. Once complete, it will be a net zero carbon building targeting BREEAM Outstanding, LEED Gold, and an EPC Rating of 'A'. The building will also have direct access to a new pedestrianised public courtyard with cafés and restaurants.

Cushman & Wakefield's [Project & Development Services](#) and Workplace teams will be handling the fit out of the office to create an exceptional space for colleagues and clients. The new accommodation is situated a short distance from Portman Square, retaining the convenience, connectivity and amenities that Cushman & Wakefield colleagues and clients currently enjoy.

[George Roberts, Head of UK & Ireland, Cushman & Wakefield](#), said: "Moving our West End office to 25 Baker Street marks an exciting milestone in our corporate real estate strategy for London. We spent considerable time reviewing potential locations and believe this building – at the forefront of sustainable development anywhere in the world – offers the best fit for our organisation and culture. Our goal is to create a flexible and inclusive environment which reflects our brand and values and is a showcase for our clients, underpinned by technology and sustainability."

Derwent London partners with the best industry practitioners to create buildings that set benchmarks and have a positive long-term impact on people, society and the planet.

Paul Williams, Chief Executive, Derwent London, said: “We are delighted to welcome Cushman & Wakefield to 25 Baker Street which will be our next Net Zero Carbon Intelligent building to complete, where they will be joining PIMCO and Moelis. We look forward to delivering a best-in-class office to support their business and talent.”

Cushman & Wakefield’s [primary office hub in London is at 125 Old Broad Street in the City of London](#), where the majority of its workforce is based to maximise collaboration, creativity and innovation and reinforce culture, with Baker Street an important presence providing access to clients and client properties in the West End.

The firm has also secured new accommodation for its Birmingham office on the fifth floor of its current building at 1 Colmore Square. The move allows the firm to bring colleagues together in space that has been designed to support collaborative working. The fit out is currently underway with colleagues moving into the new space at the end of this month.

Photo credit: Derwent London