

# ISLINGTON SQUARE

ISLINGTON, LONDON

*Client*  
Sager Group

*Value*  
£75 million

*Date*  
Under construction

*Content*  
185 residential units,  
72 serviced apartments,  
5,500 m<sup>2</sup> offices,  
5,500 m<sup>2</sup> retail

*Site Area*  
1.4 ha

*Architect (Design and Delivery)*  
CZWG Architects LLP

*Structural Engineer*  
MBOK Michael Baigent &  
Orla Kelly

*M&E Engineer*  
John Noad

*Planning Consultant*  
Metropolis

*Landscape Consultant*  
Lovejoys

*Quantity Surveyor*  
Robinson Low Francis

The site, located in the heart of Islington, currently hidden behind the bustle of Upper Street and surrounded by the residential conservation areas of Gibson and Milner Squares, was formerly the Post Office North London sorting office, consisting of four elaborately embellished classical Edwardian red brick buildings. It has a presence on Upper Street as a public Post Office in the baroque style. The intention is to retain and adapt the existing structures as a mixed use development. The residential component will contain market and affordable housing, serviced apartments and live-work units, whilst the commercial component will comprise B1 space, leisure and a retail mall and the cultural component of theatre rehearsal space.

The key element of the scheme is a new pedestrian route from Upper Street, through the stone archways and the richly-moulded Edwardian interior, via a floating glass-roofed internal garden into the retail mall from where it leads out into a tree-lined boulevard with pavement cafés at the heart of the scheme.



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