

# Press Release

**10 August 2016**

**Land Securities Group PLC (“Land Securities”)**

## **Land Securities agrees three new lettings at 20 Eastbourne Terrace, W2**

Land Securities has secured three new lettings at 20 Eastbourne Terrace, W2. The deals, which total 24,000 sq ft and are all on a 10 year lease, will see businesses including Citrix and LivaNova join existing customers The Office Group and Coty in Paddington.

The lettings include levels 15 and 16 to Citrix, an American multinational software company and level four to LivaNova, a medical device manufacturer. The latest lettings mean the building is now 90% let with only two floors still available.

Kaela Fenn-Smith, Head of Commercial at Land Securities, said: “These lettings are a great endorsement of the product we have created at 20 Eastbourne Terrace. By putting the needs of our customer at the heart of our building design, we continue to attract a diverse range of businesses to our space.”

20 Eastbourne Terrace, situated next to Paddington underground, mainline and Crossrail stations, totals 92,000 sq ft of office space designed by Fletcher Priest in collaboration with Stiff & Trevillion architects. The building includes a substantial café, collaboration and business lounge at ground floor level, a 2,000 sq ft roof garden on level 17 shared by all customers, and fantastic facilities including new cycle spaces, showers, lockers and changing rooms.

Jacqueline de Rojas, Area Vice President, Northern Europe at Citrix, said: “Citrix is excited to join the 20 Eastbourne Terrace community. As we expand our footprint in London, we look forward to opening an innovative, flagship space for our customers and partners – to showcase our technology and allow people from across the Citrix community to #workhardanywhere.”

CBRE and JLL advised Land Securities. Cushman & Wakefield advised Citrix. Deloitte Real Estate advised LivaNova.

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## Notes to editors:

### Land Securities

Land Securities is the UK's largest listed commercial real estate company. Our £14.5 billion portfolio totals 23.6 million sq ft and includes some of London's most desirable office buildings and the UK's most successful shopping and leisure destinations.

In London, we own and manage a portfolio totalling more than £8.2 billion. Our relentless customer focus delivers vibrant working environments, both in our developments and through thoughtful asset management, which resonate strongly with businesses looking to attract and retain top talent. In the City, our 1.7 million sq ft of real estate includes the award-winning New Ludgate scheme, and the landmark 20 Fenchurch Street. In the West End, our expertise in placemaking and public realm has seen the transformation of Victoria, SW1 into a vibrant destination that is attracting global businesses and visitors alike.

In Retail, our commitment to creating an outstanding consumer experience, combined with the strength and resilience of our 17.5 million sq ft of assets, means we provide the space where consumers want to shop and retailers want to be, both now and in the future. Our focus on collaborating with our retailers and anticipating consumer needs not only delivers an unrivalled experience for our customers, but our footfall and sales figures consistently outperform the industry benchmarks.

Whether in offices or retail, sustainability is key to everything we do. For us, being a sustainable business means ensuring Land Securities remains healthy and successful for years to come. To achieve this we need the support of our customers, communities and partners. That's why we lead the way on sustainability in the UK listed real estate sector by focusing on three key areas: creating jobs and opportunities through our award-winning Community Employment Strategy, which has put 779 disadvantaged people into employment since 2011; efficient use of natural resources; and sustainable design and innovation.

Land Securities delivers value for our shareholders, great space for our customers and positive change for our communities.

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