

26-31 Charlotte Square, Edinburgh

The brief on this project was to create a high quality office space within an existing grade “A” listed Georgian building in central Edinburgh for Fordell Estates.

The project involved linking 5 No Georgian buildings, previously occupied by the National Trust Scotland, into a single address. This world heritage site required careful planning and consideration as it was incorporating a new office extension within Hope Street Lane with the existing Charlotte Square Georgian buildings which were linked with a glazed central atrium.

The Georgian buildings have been comfort cooled utilising VRF heat recovery systems incorporated into the structure with new underfloor power and data throughout. The lighting is of high quality with a complex lighting control system which offers the user greater flexibility in the use of each room.

The atrium has been designed using underfloor heating coupled with a displacement air system with natural ventilation louvres at low and high level. Scene set lighting has been provided to allow variable use of the space including receptions and the like.

The new building extension to Hope Street includes Cat “A” offices with a basement car park. The comfort cooling is also VRF heat recovery systems with fresh air ventilation plant located externally at roof level.

This project also included the redevelopment of Charlotte Square itself with period lighting provided with modern light technology.

