

One George Street

乔治街一号

**OneGeorge**
STREET



One George Street

PROPERTY DESCRIPTION

One George Street is a Grade A office building in the Central Business District, featuring large virtually column-free floor plates which allow for flexibility in office layout. Conceived with eco-friendly qualities and design elements, the building is enhanced by four roof gardens on various levels. The development comes with lifestyle amenities such as a fitness centre and swimming pool on the fifth floor, as well as food and beverage outlets on the first level.

GREEN FEATURES

One George Street features a state-of-the-art façade system which optimises daylight penetration, and reduces glare and heat transmission.

Office floors from level 7 to 23 have double-glazed low-emittance glass with aluminium sun shading louvers. Additionally the extensive use of landscaping and sky terraces help lower the building's natural ambient air temperature.

Contributing to improved indoor air quality are electronic air filters which are installed at the pre-cooled air handling units. The building employs permanent measurement and verification

instrumentation to monitor chilled-water plant efficiency and heat balancing, as well as a heat pump with a higher coefficient of performance to heat the swimming pool. Its other conservation measures include the installation of water reducers at basin taps, motion sensors at all toilets and staircases, waterless urinal systems and a siphonic rainwater discharge system.

ADDRESS

1 George Street, Singapore 049145

NET LETTABLE AREA

Approx 41,000 sq m

CARPARK LOTS

178

AWARD

Green Mark Gold^{Plus} (2011)

TYPICAL FLOOR SIZE

Approx 2,800 sq m

Wall to lift core

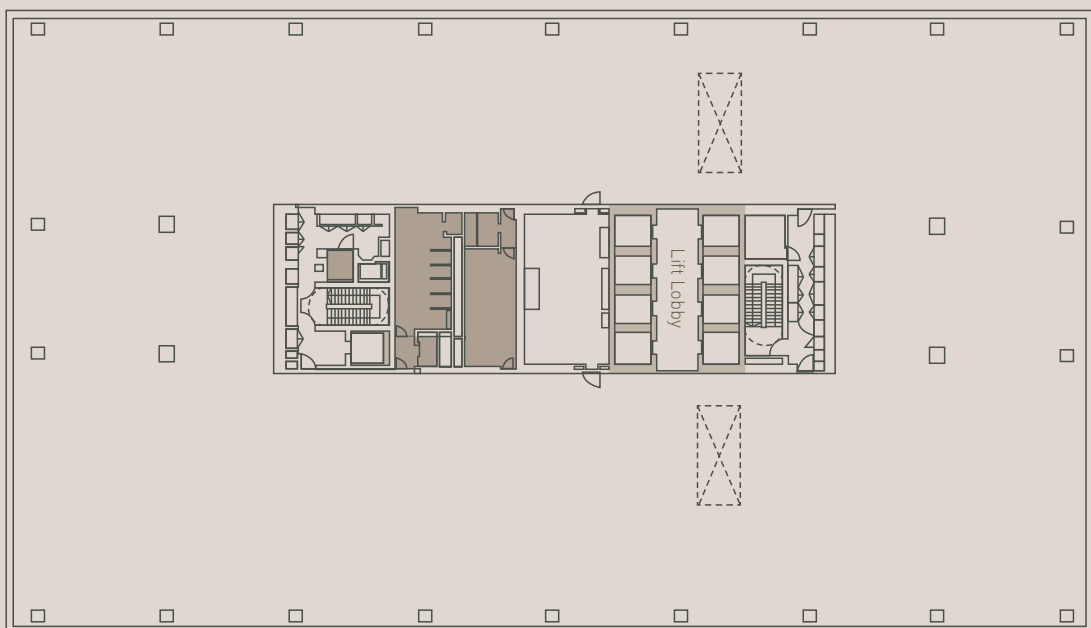
13.3m - 17.8m



SOUTH BRIDGE ROAD

PICKERING STREET

NORTH CANAL ROAD



GEORGE STREET