



WESTGREEN

Listed Buildings & Heritage Portfolio 2024

Westgreen Construction Limited Residential | Retail | Arts westgreen.com





















TABLE OF CONTENTS

ntroduction	05
Company Overview	06
Our Work	07
Selected Listed & Heritage Projects	08
Galerie Thaddaeus Ropac, Dover Street	08
essica McCormack, Carlos Place, London W1	12
Etro, Old Bond Street	16
Pace Gallery, Burlington Gardens W1	20
Private Villa, Holland Park W14	24
ower Sloane Street, London SW1W	28
-6 Queen's Gate & 22-23 Queen's Gate Mews	32
Cristea Roberts Gallery, Pall Mall, London W1	36
itzrovia	42
Chiswick Station House, London	48
isted Buildings Overview	52
Selected Press & Testimonials	54





INTRODUCTION

Since formation in 1999, Westgreen have established a reputation for our ability to deliver a high-quality bespoke service for discerning clients.

Our work ranges from some of the most exclusive private residential addresses, to commercial, retail and arts projects that are all completely unique. Our quality and expertise, has taken us to places such as Los Angeles, Canberra, Moscow and Venice.

Our portfolio features a variety of recent work undertaken. For more information on these and other projects, in addition to press articles, awards and client testimonials, please visit www.westgreen.com.

John Gilsenan CEO & Founder

Jan _



"We chose Westgreen to work on the restoration of Ely House due to the reputation they have of being able to deliver high quality work on time and on budget. So far it has been a great experience watching them work and we hope everything continues smoothly."

Polly Robinson Gaer, Executive Director, Galerie Thaddaeus Ropac London

"Fantastic work ethic and ability to cooperate with a design team from four different countries and time zones...
This would not have been possible without collaboration beyond the call of duty between Westgreen and the consultant team and client."
Lucy Montgomery, Cowie Montgomery Architects

"We have worked closely with [Westgreen] on several projects and found them more than able to rise to our expectations. They have within their team people who are proficient, experienced and a pleasure to work with."

Adrian Lees, Powell-Tuck Associates

Proudly celebrating nearly 25 years in business

COMPANY OVERVIEW

ART GALLERIES

Around ten years ago we were introduced to Gagosian and delivered their Picasso exhibition. Westgreen's ability to delivery fast track fit-out coupled with high end quality aspirations met the arts project delivery needs perfectly. We have maintained excellent relations with Gagosian ever since, delivering numerous projects for them as well as other galleries such as Pace, Blain|Southern, Cristea Roberts Gallery and Galerie Thaddadeus Ropac. Westgreen are often referred to as London's 'go-to' art gallery contractor. This niche has proved an exciting environment to work within and one that has introduced us to the arts world.

ART EXHIBITIONS / FABRICATIONS

Related to our gallery work, we have delivered (and sometimes designed) a number of art exhibition and art pieces. Most notably, we have worked with the internationally renowned artist James Turrell, fabricating a number of pieces of his working art forms. With all of our projects, when engaging Westgreen you experience intelligent and dedicated delivery with a 'can-do' attitude. We seek to build projects and in doing so, develop long term relationships with client and consultant teams.

HIGH END / SUPER PRIME RESIDENTIAL

Residential projects typically ranging from £5m to £30m. Our largest scheme to date was a 30,000 sq ft single dwelling super prime residence with a build value of £32m — this has been successfully delivered and if of interest, site visits may be available, subject to a Non-Disclosure Agreement (NDA). We have undertaken many projects of this nature within prestigious residential areas of London (and occasionally beyond). We fully understand the balance between price, programme and quality and the finesse required in delivering a first class home.

HIGH END RETAIL

We have had real success in delivering high end retail projects for some of the big retail names of the West End such as; The Row, Zegna, ETRO, Holly Hunt and Jessica McCormack. The Westgreen team enjoy the fast pace delivery of retail projects and delivering on-time. To date we have undertaken individual retail projects up to £5m in value — but equally have delivered a £1m project in 10 weeks. One of our most recent fast track, high-end retail stores was for The Row, consisting of approximately 7,500 sq ft.

BESPOKE RESTAURANTS

We were originally entrusted with the delivery of the full refit of The River Café and still enjoy a great relationship with The River Café client team, including Ruth Rogers. More recently we were entrusted with delivering The River Café's additional pastry kitchen and we have recently completed Vardo, a restaurant project for Cadogan Estates at Duke of York Square just off the King's Road. This has been followed by the new Humble Pizza restaurant, located on the Kings Road. We have enjoyed being integrated into restaurant projects and experienced complete success in this field. With a strong relationship still standing with The River Cafe team, we undertook a refurbishment to the staff areas in late 2019, with later works to provide an additional dining area in 2020.

OFFICE FIT-OUT

We have delivered many interesting and creative office spaces within several of our projects, especially in the commercial, gallery and retail sectors, where office and meeting facilities are provided for staff and back of house functions. We very much enjoy the challenge of delivering functional and productive spaces and creating open, light and visually pleasing offices that not only meet operational requirements but encourage and enlighten the use of a pleasant and ergonomic working environment.

OUR WORK

Westgreen have wide-ranging experience in complex works, employing a range of structural techniques and fine finishes. Our work is almost exclusively undertaken in London and the South East, and therefore predominantly located in tight locations with associated restrictions...

Such activity often necessitates the deployment of multiple ground retention and temporary works techniques to take us beneath existing structures, and involves combinations of structural steel and other complex substructure and superstructure techniques, waterproof concrete, tanking systems and sophisticated below-ground drainage pumping systems.

A good part of this work is undertaken in the context of listed building status, with due regard to the conservation/restoration requirements such properties entail.

















LISTED & HERITAGE PROJECTS

Galerie Thaddaeus Ropac, Dover Street

Photography: James French & Joseph Asghar

Architect

Selldorf Architects
Cowie Montgomery Architects

Client

Galerie Thaddaeus Ropac

Contract Administrator

Cowie Montgomery Architects

Engineer

Mendick Waring

Lighting Design

Isometrix

Quantity Surveyor

Exigere

Key Features

Value of £2.1m	\checkmark
12,000 sq ft	\checkmark
Westminster Highways	✓
Incorporating serviced apartments	✓
Grade I listed	✓
Refurbishment fit-out	✓

Westgreen completed this refurbishment of Ely House for Galerie Thaddaeus Ropac in April 2017. This is Galerie Thaddaeus Ropac's first space in London, adding to their four gallery spaces in Salzburg and Paris.

This unique Grade-I listed building is situated in Dover Street, a location in Mayfair that has a long history of art and gallery dealerships. Built in the 18th century for the Bishop of Ely, the property is spread across five main floors, with over 16,000 sq ft of elegantly proportioned rooms and a grand feature staircase.

The project was designed by the New York-based Selldorf Architects and Cowie Montgomery Architects. This is Westgreen's seventh gallery space in Mayfair and our second project undertaken with Selldorf Architects.

Westgreen undertook refurbishment of the basement, mezzanine floors and mansard roof. Many new structural walls have been built to hang art, with the addition of fine flooring and bespoke lighting.

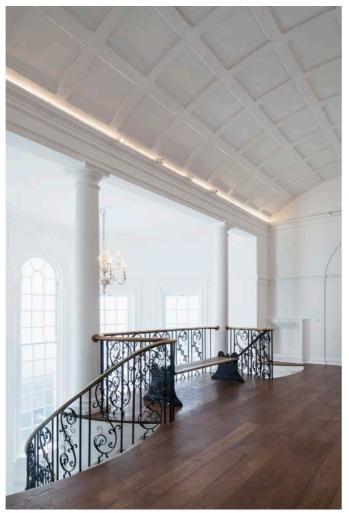
"Fantastic work ethic and ability to cooperate with a design team from four different countries and time zones...This would not have been possible without collaboration beyond the call of duty between Westgreen and the consultant team and client."

Lucy Montgomery, Cowie Montgomery Architects



























Jessica McCormack, Carlos Place, London W1

Architect

Powell Tuck Associates

Engineer

Elliott Wood Partnership

Interior Design

Christopher Leach

M&E

Serge Lai

Quantity Surveyor

MPA Construction Consultants

Key Features

Value of £900k	\checkmark
4,000 sq ft	√
Grade II listed	✓
Grosvenor Estate	✓
Refurbishment	√
Fashionable jewellery boutique	√

Situated opposite the Connaught Hotel, this Grade II listed building which forms part of the Grosvenor Estate has been refurbished and transformed into a fashionable jewellery boutique.

The lavish red brick and Portland stone detailing, mahogany-panelled and stuccoed interiors have been renovated and opulently fitted out in an eclectic mix of antique, ethnic and contemporary design.

The project has been featured in The World of Interiors (October 2013).

Westgreen have collaborated with architects PTA and the wider team on a variety of construction projects in the past.





















ETRO, Old Bond Street

Photography: Joseph Asghar

Architect

Househam Henderson Architects

Client

ETRO

Engineer

Springett Associates

M&F

E+M Tecnica LLP

Quantity Surveyor

MPA Construction Consultants

Key Features

Value of £2.5m	\checkmark
12,000 sq ft	√
Refurbishment fit-out	√
Grade I listed	√
Retained original features	√
Retail gallery boutique	✓

ETRO, 43 Old Bond Street, is the refurbishment of a retail unit designed to the highest specification in London's most exclusive shopping district.

This Grade-I listed project is the London flagship store of the Italian fashion house, and has transformed the property from its previous use as an historically significant art gallery into a vibrant clothing store.

The basement, which was predominately used for storage due to the low ceiling, has been lowered by 600mm to allow significant added retail space covering approximately 350m2. The ground and first floors have retained their original features, whilst the general fabric has been restored and rejuvenated.

Formerly the home to Agnews, dealers in Old Master paintings from the premises since 1877, the building's original features have been carefully preserved.

The coffered walnut ceiling still bears the names of Constable, Hogarth, Reynolds and Stubbs. Ornate bronze plate inlays adorn the elegant staircase which leads up to the womenswear collection and private gallery above. Plush velvet wall coverings have been added to an original colour palatte of old green and rich maroon. Verdi marble pillars have been repaired and replicated across floors. Marquetry and flooring has been matched to the existing.

The ETRO family have installed pieces from their own private art collection, including paintings and Roman sculptures. The gallery-boutique fit-out therefore preserves much of the building's original character.





















Pace Gallery, Burlington Gardens W1

Photography: Stephen White, Courtesy of Pace Gallery

Architect

David Chipperfield Architects Westgreen Studio

Artist

Rothko / Sugimoto / Calder / Keith Tyson

Client

Pace London

Engineer

URS Infrastructure & Environment

M&E

ARUP

Project Manager / Quantity Surveyor

Jackson Coles & Construction Consultants

Key Features

Value of £2.5m	\checkmark
6,000 sq ft	✓
Designed by Sir David Chipperfield	✓
Internal reconfiguration	✓
Private viewing room, office and reception	✓
Exhibition installations	√

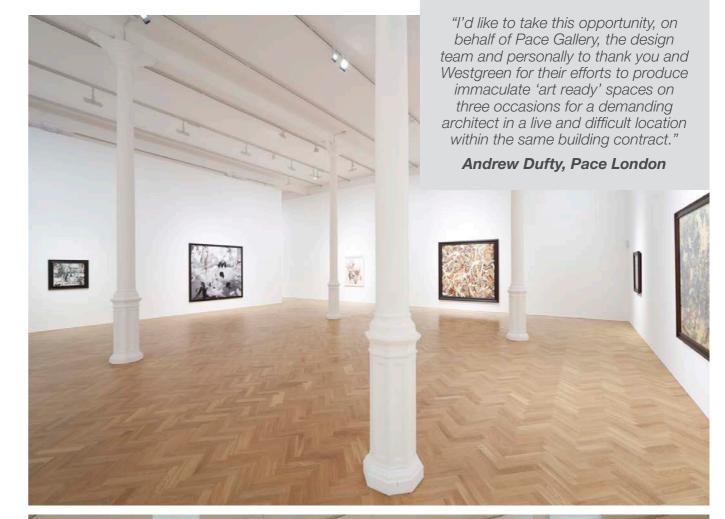
"I have been so impressed by Westgreen's work for Pace London. First during the reconfiguration of the gallery within the listed Royal Academy building on Burlington Gardens and now taking a pivotal role in the staging of this important exhibition of works by James Turrell. Westgreen always exceed expectations – they go above and beyond and the standards of expertise, care and finish are exemplary."

Mollie Dent-Brocklehurst, Pace

Designed by architect and Royal Academician Sir David Chipperfield, this former home to the Museum of Mankind and Haunch of Venison Gallery opened in time for Frieze week, with an exhibition of works by Rothko and Sugimoto.

A seven day working programme was implemented to carry out a reconfiguration of the ground floor, create a private viewing room, office and reception spaces.

Within the period of construction, Westgreen were asked to undertake exhibition installations, which were incorporated into the programme.

















PACE Burlington Gardens' inaugural show was the joint Rothko/ Sugimoto exhibition. The new gallery was delivered to an 11 week programme. New herringbone parquet-floored galleries were created, as well as a private viewing room, offices and reception area. ERCO lighting, M&E and security were installed and choreographed with existing Royal Academy systems.

Image courtesy PACE London.
Photo: Stephen White



Phase II saw a further 11 week programme in anticipation of the Calder exhibition. Works included the de-install the first show, reorientation the gallery, installation of air handling and fit-out the new office areas. Westgreen Studio were appointed to design display plinths, exhibition lighting and the automated window blind system, which was incorporated into bespoke lacquered joinery surrounds.

Alexander Calder © Calder Foundation. Image courtesy PACE London. Photo: Stephen White



Westgreen were further appointed to reorientate the gallery for exhibitions by Robert Irwin and Keith Tyson (right).

Photo: Joseph Asghar









Private Villa, Holland Park W14

Photography: Simon Collins & Joseph Asghar

Architect

Westgreen Studio

Architectural Planning

Pierre Fowell Partnership

Engineer

Elliott Wood Partnership

M&E

Scott Wilson

Pool Consultant

Michael Braid

Quantity Surveyor

KCA Consulting LTD

MPA (Construction Consultants) Ltd

Key Features

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Value of £9.2m	✓
13,500 sq ft	✓
High end residential	✓
Grade II listed	✓
Demolitions	✓
Extensive excavations	✓
Facade renovation	✓
Basement extension	✓
Fine finishes / rich detailing	√
Orangery	✓
Arboreal protection	✓
Tessellated mosaics	✓
Pool, sauna and gym	✓
Entertainment area	✓
M&E	✓

Holland Park comprises two avenues of elegant double-fronted villas and forms part of the Holland Park Conservation Area.

Built by Francis and William Radford between 1859- 1879, the Radfords' scheme forms one of the grandest and most consistent High Victorian developments in London, with every villa being listed for its historical and architectural interest. This project is our second lavish refurbishment of a Grade II Holland Park villa for this private client.

Given the building's importance, both singly and in relation to the area's general composition, Westgreen engaged with RBKC on the detailed requirements of planning and conservation. Work commenced with the demolition and stripping of non-original internal finishes, including a lower ground floor extension.

With arboreal protection in place, an ambitious 375m3 excavation of the rear garden was undertaken. Various areas were created for pools, sauna, gym, changing facilities and entertainment area, in a material palette of polished plaster, limestone and large format ceramic tile. Though accessible through the main house, a landscaped sweeping limestone staircase and sunken garden were added. The use of natural light has been maximised and channelled via landscaped sculptural skylights.

Plant and equipment was rated against measured background levels and attenuated with acoustic enclosures and anti-vibration mounts.

The main facade has been rejuvenated, in keeping with the local vernacular and fenestrations reinstated. All new brickwork was in reclaimed London stock. Leading masonry contractor Szerelmey undertook restoration and reinstatement of rich detailing of various plinths, cornices and decorative roses. Bottle balustrading was cast from a neighbouring property in order to faithfully re-produce authentic copies of the original. The villa was then repainted in an earth-based palette with white projected details.

A new slate roof and mansard windows maintain the prevailing roof pattern. Particular attention was paid to the windows — new timber casements were manufactured with shallow-vacuum double-glazed panels, a discrete Ventrola draft-proofing system was installed to achieve desired thermal performance.

The front forecourt was painstakingly tiled with individual tessellated mosaics and cast iron railings renovated.

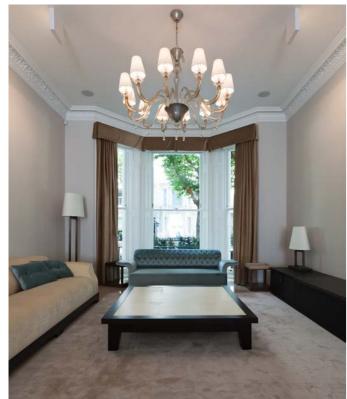
Inside, the main staircase was protected throughout the works. Fibrous plaster detailing was repaired by creating 'squeeze' casts of existing areas in order to produce faithful reproductions. An orangery was added at first floor level. The client's exacting requirements and the architect's design flair has resulted in an exciting and luxurious interior contained within the restored and conserved envelope.



























Lower Sloane Street, London SW1W

Architect

Mark Pinney Associates

Engineer

Symmetrys Ltd

M&E

Mecserve

Quantity Surveyor

MPA (Construction Consultants) Ltd

Key Features

Value of £1.3m	\checkmark
4,500 sq ft	\checkmark
Queen Anne style residence	\checkmark
High end residential	\checkmark
Cadogan Estate	\checkmark
Three flats into a single residence	\checkmark
Strip out and refurbishment	\checkmark
Excavations	\checkmark
Basement extension	\checkmark
Fine finishes	\checkmark
M&E	✓
BMS	✓

The project consisted of the strip out and refurbishment of this substantial Queen Anne style residence, located in the Royal Borough of Kensington and Chelsea and set within the Cadogan Estate. Originally arranged as three separate flats, the interior has been reconfigured to form a single elegant home. The redevelopment of this property features a basement level extension with walk-on glass roof to the patio at ground floor level.

Working within tight parameters formed the logistical strategy for the holding of bulk materials off-site for 'just in time' deliveries. This proved particularly useful in the phased delivery of a large consignment of Indian stone, a prominent finish within the property.

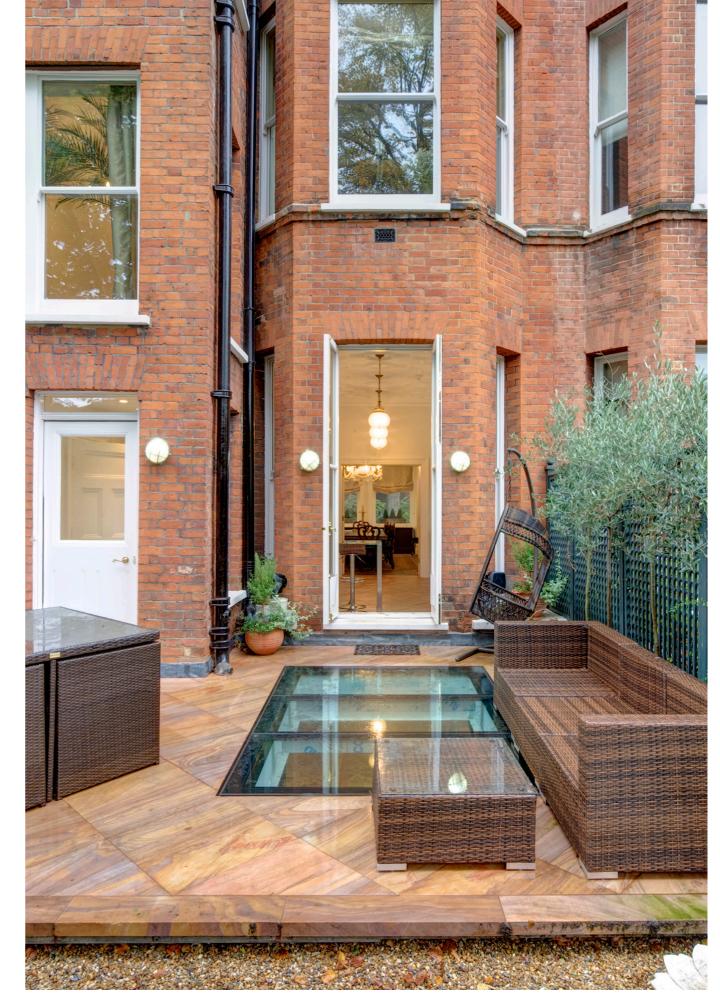
The concept for the transformation of the interior focused on combining restorative works to elements such as the façade, windows, existing period features, plaster detailing and stonework, with a comprehensive refurbishment of the interior space in tandem with the integration of a full suite of modern amenities.

A temporary roof provided protection against the elements whilst roofing works were in progress. Structural alterations required temporary works to be set in place to support the rear of the house whilst the new rear extension was being formed and new steelwork installed to the full width of the property.

Dormers have been dressed in copper, flaunching to chimneys restored, corbelled brickwork repaired, stonework and windows restored and the mansard roof retiled. New brickwork has been carefully matched to the existing masonry.

Stone is a prominent feature within the house with 14 pallets of selected stone from India used to adorn bathrooms, form new fireplaces and floor areas. Distressed oak flooring has been laid and the original staircase and balustrading restored, the rosewood handrail contrasting with the light tone of the staircase.

Specialist works to stabilise and strengthen areas of existing lathe and plaster ceilings enabled the restoration of ornate mouldings. Sash windows have been repaired, weights renewed and balanced. Cornice has been faithfully restored by Locker & Riley and chandeliers now illuminate the interior in juxtaposition to a range of modern amenities including a BMS. The interior has been reinstated to its former glory.































4-6 Queen's Gate & 22-23 Queen's Gate Mews

Architect

Westgreen Studio

M&E

Environmental Engineering Partnership

Quantity Surveyor

MPA Construction Consultants

Structural Engineer

Jenkins & Potter

Key Features

\checkmark
\checkmark
\checkmark
\checkmark
\checkmark
✓
✓
✓
✓
✓

The project consisted of the conversion of the Grade II listed John Howard Hotel into eighteen luxury apartments and two luxury three bedroom mews houses totalling 30,000sq. ft. The development was formed within the existing seven storey property fronting Queen's Gate, across a new basement level.

A temporary works scheme was developed to accommodate extensive structural alterations and a significant CDP process realised through design workshops and close coordination with other design contractors including our in-house architectural studio. Of note was a particular increase to the extent of works, introduced by the client at an advanced stage of the project. Whilst this extended the programme delivery profile and increased the project value considerably, every step was ratified, controlled effectively and expedited successfully.

The scope of works included high volume construction in the formation of two basement extensions, major structural reconfiguration, and the full strip out of the property. The existing envelope was retained and the roof-scape completely remodelled to incorporate roof terracing and areas of planting. The fit-out of common areas was undertaken, sympathetic to the heritage of the existing building, whilst that to the residences, embraced a more contemporary high end palette of finishes.

Logistically challenging, vehicle movements were carefully orchestrated entering and departing Queen's Gate Mews and the site successfully serviced from Queens Gate without the use of a tower crane, with vertical distribution accommodated via a gantry (which also included arboricultural protection) and hoist arrangement.

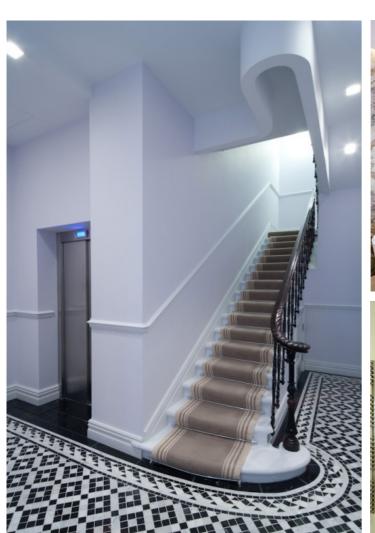
Following structural reconfiguration, the project focused upon combining restoration works (façade, windows, fibrous plaster and stonework), with the complete refurbishment of the interior, integrating the traditional architecture with the contemporary styling and modern appliances, set against a palette of high quality finishes.

Major refurbishment works to the stone staircase were addressed by C&D Restorations, new stone fireplace surrounds introduced and hardwood floors supplied and installed by FPS. The crispness of finish and attention to detail are exemplified by the book matched marble panelling from Janatti, bespoke cabinetry by Poliform and with detailed contemporary kitchens by Lauren Nicholas.



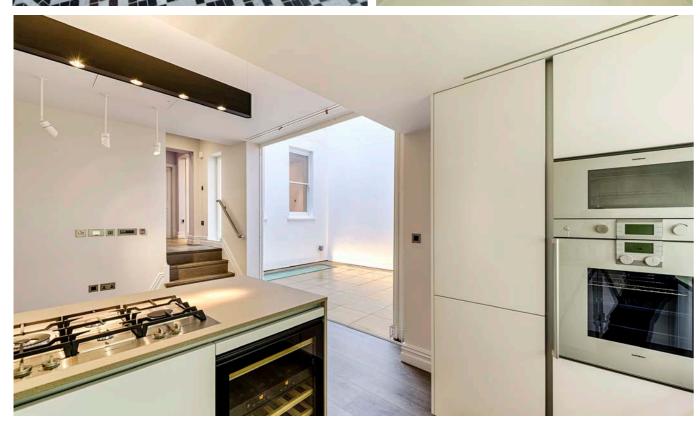
























Cristea Roberts Gallery, Pall Mall, London W1

Architect

Stephen Marshall Architects

Client

Cristea Robert Gallery

Engineer

Thornton Tomasetti

M&F

Taylor Project Services

Quantity Surveyor

Stockdale

Key Features

Value of £1.5m	\checkmark
5,000 sq ft	✓
Light and generous exhibition space	\checkmark
Elegant listed commercial frontage	\checkmark
Private viewing room	✓
A1 storage and office accommodation	√

"We needed a high quality gallery and office fit-out with no flexibility on the completion deadline. Westgreen achieved this for us and were at all times helpful and approachable and seemed to desire the same quality of finish as we did. There was a very complicated element to the project, both structurally and administratively, requirements changed on an almost daily basis as demands altered the design, Westgreen dealt with these delays and changes with apparent ease – although I know it was anything but easy! We are thrilled with the result."

Kathleen Dempsey, Alan Cristea Gallery Designed by Stephen Marshall Architects, the project consisted of the formation of light and generous exhibition spaces over two floors within an elegant listed commercial frontage. The capacious private viewing room, art storage and office accommodation in the lower ground floor extend beneath the neighbouring development and benefit from natural light.

Clean lines and precise detailing feature throughout. A new Dinesen timber floor and bespoke joinery were laid, as well as a lighting system controlled via a combination of Barrisol panels and Erco units.

The project was completed and delivered to the client according to schedule, to coincide with Frieze London 2016.

"Westgreen brought a high level of care and attention to detail to the project. They managed to work to a demanding program and both ourselves and our client are very happy with the end result." Stephen Marshall Architects Thurs - Mook Alan Cristea Gallery









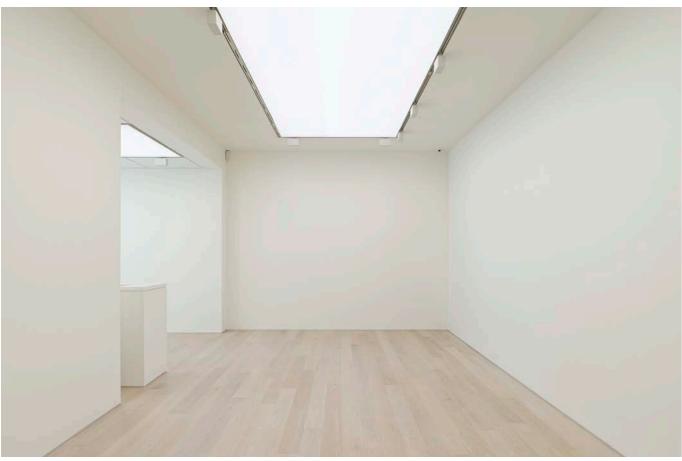






















Fitzrovia

Photography: Darren Merriman & Joseph Asghar. Shell interior images courtesy of Knight Frank.

Architect

James Gorst Architects

Contract Administrator / Project Manager

Banda

Engineer

Shockledge

Interior Design

Laura Hammett

M&E

Mendick Waring

Quantity Surveyor

Jackson Coles

Key Features

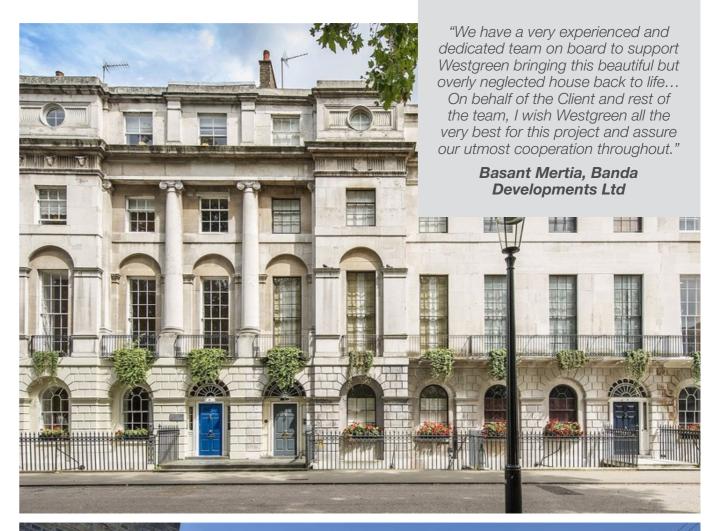
Value of £8.5m	✓
11,097 sq ft	✓
Refurbishment and extension	✓
Demolition	✓
Basement construction	✓
Grade I listed	✓
Cantilevered staircase	✓
Swimming pool and sauna	✓
Wine cellar	✓
Basement link tunnel	✓

Situated in one of London's finest Georgian squares, this two-part residential project comprises a restoration to the building fabric of a retained Grade I listed house (including full internal refurbishment) alongside the full demolition and rebuild of a connected mews dwelling to the rear.

The scheme adds rear extensions, adding an additional storey and the formation of a new basement. Other features include swimming pool, sauna, wine cellar and cantilevered staircase

The main house is a historically significant five-storey mid-Georgian, Robert Adam designed townhouse completed in 1798. It features a Palladian Portland stone façade, a unique cantilevered stone staircase, finely carved marble fireplaces and original plasterwork.

Westgreen will undertake specialist restoration to remedy the general neglect, damage, disrepair to the listed main house both inside and out, connecting it to the highly specified new-build elements accessed via the rear mews.



































Chiswick Station House, London

Photography: Simon Collins & Joseph Asghar

Architect

Westgreen Studio Assemblage

Engineer

John Lovell

Key Features

Commercial	\checkmark
Grade II listed	\checkmark
Sympathetic restoration	✓
Exciting contemporary architectural detail	√

With the support and co-operation of London Borough of Hounslow, the Grade II listed station office was disused and in poor repair. A dynamic design utilised an existing sub-floor void and added a mezzanine and glazed entrance to reorder circulation and open up the buildings spaces.

A blend of sympathetic restoration and exciting contemporary architectural detail transformed the building into a modern desirable office space.

An award-winning graphic design and marketing company now occupy the building on a long lease. The restoration and modern architectural intervention were highly praised by the borough's conservation officer.

Since completion, Chiswick Station House has been home to the award winning design and advertising agency GBH (Gregory Bonner Hale).

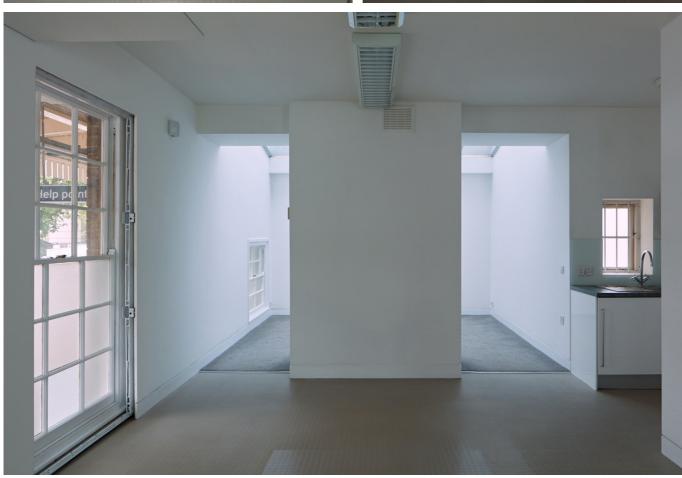


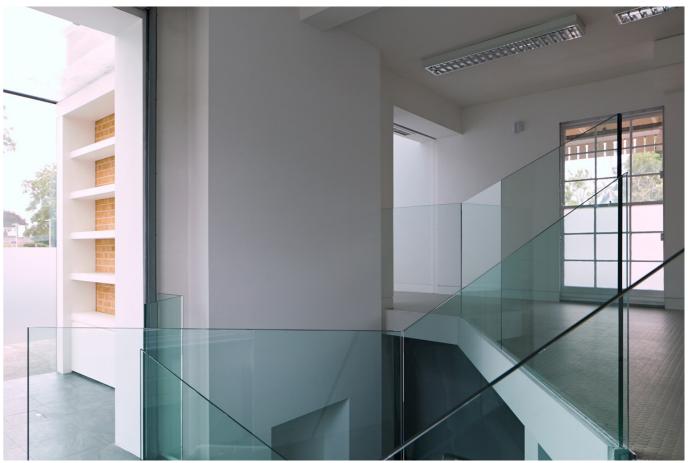


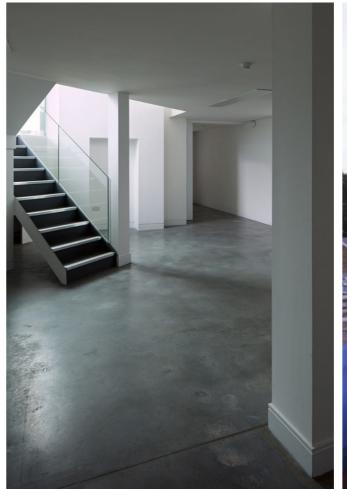
















LISTED BUILDINGS OVERVIEW





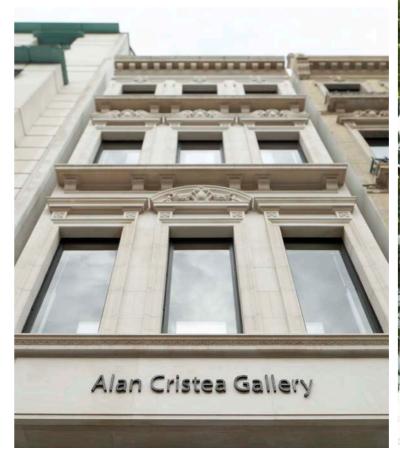


















SELECTED PRESS & TESTIMONIALS

Since formation in 1999, Westgreen has developed a reputation for our ability and expertise, often surmounting considerable technical and logistical challenges to meet client requirements. Our work ranges from some of the most exclusive residential addresses to arts, commercial, public sector and mixed use development projects.

WHAT THEY SAY ABOUT US

"Exemplary...I can safely say that if we ever undertook a project of a similar nature we would seek to work with them again."

Client

"I'm proud to have followed this dream with my company and wish to thank Westgreen for their professionalism and strong support in order to achieve the final result."

Giovanni Ballielo, Ermenegildo Zegna

"I was very impressed with the level of precision, intelligence and organization with which the team, headed up by John Gilsenan, approached virtually every task."

Annabelle Selldorf, Selldorf Architects LLC

"Their ownership of the project; coordination of several involved parties and detailed execution was first class... and has set a benchmark in the way we shall plan future projects."

Gary D Waterston, Gagosian International LLC

"I think that good contractors are even more rare than good architects, and you are a very good contractor! Gagosian is a project that we can both be very proud of, and I look forward to our next collaboration."

Adam Caruso, Caruso St John Architects

"It had been a pleasure working with Westgreen on Humble Pizza project...Westgreen team has been very professional, friendly and taken pride in their work, which is reflected in the fantastic completed project."

Alexey Kostikov, Child Studio







Our aim is to delight our customers on every project we do. Our team highly value both our portfolio of works and the business partners and friends we have made along the way. We work incredibly hard to keep our customers and their associates happy, always endeavouring to do the right thing and go above and beyond industry norms.

Richard Stockwell, Consultant







El Croquis, featuring The Perimeter, Brownlow Mews





Wallpaper Magazine, featuring Galerie Thaddaeus Ropac, Dover Street





In recent years, Westgreen have been privileged to work on some fascinating projects across various sectors, some of which have resulted in award-winning outcomes. Their reputation for industry excellence coupled with a team that pride themselves on expertise and technical excellence, has afforded the company the chance to expand their portfolio to include some of the most exclusive and sought after properties in London...

CSR Magazine Focused Approach to Health & Safety



WESTGREEN CONSTRUCTION

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