

# DISCOVER HARINGEY

*An opportunity area for creative,  
inclusive and flexible workspaces*



Home to a vibrant ecosystem of **14,000** micro, small, and creative businesses, **1 million square feet** of existing workspace, and with **close proximity to central London**, we've identified strong demand for workspace in Haringey.

[www.haringey.gov.uk/workspaces](http://www.haringey.gov.uk/workspaces)

**Haringey**  
LONDON

# THE WORKSPACE LANDSCAPE



Workspaces play a major role in place shaping and economic development. Supporting the delivery of workspace is a core part of Opportunity Haringey, our inclusive economy framework.

There is now over 1 million square feet of workspace across over 50 sites in Haringey. These workspaces create a thriving place for businesses to work and grow.

**Councillor Ruth Gordon, Cabinet Member for Placemaking and the Local Economy**



Clockwise in Wood Green

## WHY HARINGEY?

- Great transport links with **7 tube stations and 5 London Overground stations**, strong connections between London and Cambridge, and quick access to major road networks
- **High demand for workspace** and an average 90% occupancy rate
- **Favourable freehold and leasehold rates**
- **Eight thriving town centres** with high footfall, including **Tottenham Hale and Wood Green**
- A network of **over 20 workspace providers** who have expressed interest in moving and expanding within Haringey



Gaunson Creative Studios  
in South Tottenham

# CASE STUDIES

Haringey Council is actively involved in increasing the quantity and quality of workspace in the borough.

As well as encouraging developments with workspace, we have increased funding for new workspaces and aims to connect investors, developers, workspace providers and businesses together.

Workspaces that operate in Haringey successfully include ARC Club and The Chocolate Factory.

## ARC Club

A new community focused co-working space is coming to Tottenham Hale in autumn 2025 which will add vibrancy, footfall and character to Berol Quarter and the surrounding mixed-use developments.

"We're excited to provide a productive, welcoming environment for hundreds of people in Tottenham Hale. A professional workplace for the local neighbourhood, ARC looks forward to supporting the ambitions of residents across the borough."

**Hannah Philp,**  
**Co-founder, ARC Club**



## WORKSPACE® | THE CHOCOLATE FACTORY

The home of mouth-watering creativity since the day it was built, Workspace's former confectionery factory in Wood Green provides an inspirational home for dynamic businesses.

Retaining its original Bauhaus charm, they've introduced brand new studios and terraces overlooking Ally Pally, as well as vibrant communal spaces, featuring a delicious café, welcoming reception and upgraded meeting rooms.

# HOW HARINGEY COUNCIL CAN HELP



- **Introductions to workspace providers** – be invited to quarterly Workspace Provider Forum and utilise our Workspace Provider Network
- **Planning system** – connect with our planning team for workspace support and to see our evidence base for small business and workspace provider demand
- **Loan funding** – capital loan funding up to £250k available with competitive rates
- **Design guidance** – high quality planning design guidance to support you with workspace design
- **Property letting** – access council owned properties, including those available now and in the future

## Let's connect

Join our network of developers and workspace providers operating in Haringey!

Find out more at

[www.haringey.gov.uk/workspaces](http://www.haringey.gov.uk/workspaces)

or email [invest@haringey.gov.uk](mailto:invest@haringey.gov.uk)

