

THE LOWE GROUP
CHARITABLE OCCUPATION

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CREATE SOCIAL IMPACT THROUGH VACANT SPACE

Delivering genuine social impact and supporting local communities is at the heart of everything we do at The LOWE Group.

We work with a curated selection of registered charities who utilise vacant properties to drive positive social impact and change within local communities. Every charity we work with is eligible for a mandatory 80% business rates relief.



Artist in Residence, Former Offices
Riverside East & West, Woolwich



Artist in Residence, Former Warehouse
New Cross

AFFORDABLE ARTISTS' STUDIOS

Rising rents in London is having an adverse impact on artists, musicians, creatives and charitable organisations, who are being priced out of the city. We have partnered up with selected registered charities to utilise vacant properties and provide affordable artist studios and events spaces to creatives, voluntary and charitable groups, to create locally based, stimulating communities, and help the surrounding community to flourish.

BENEFITS

MANAGEMENT OF CHARITABLE BUSINESS RATES
PROFESSIONAL SECURITY SOLUTION
VACANT BUILDING MANAGEMENT
LOCALLY BASED, AFFORDABLE ART STUDIOS
PLACE MAKING ARTISTS, MUSICIANS, & CHARITIES
STIMULATING LOCAL COMMUNITIES

INTERESTED? GET IN TOUCH!

If you have a vacant property and would like to see how our services can work for you, contact us for a free consultation report with our recommendations on how best to protect your building.

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RIVERSIDE EAST & WEST, WOOLWICH

TYPE OF PROPERTY: OFFICES

CLIENT: PRIVATE DEVELOPER

SITUATION

Two vacant former council-owned office blocks, totalling 140,000 sq. ft in central Woolwich. Both properties had been left vacant and in state of disrepair, with a high empty rates bill and ongoing security costs.

MDPL

"We acquired the building in November 2020, and our priority for the duration of the project would be to maximise social value for the community. Partnering with LOWE made complete sense, especially once we heard their final proposal to work with arts charity, SET.

During our regular site visits, it is so rewarding to see how much life there is in the building, and it's a pleasure to know that some of the studios are licensed to local community activities, such as a dance studio for children and adults, a local volunteers organisation, and others. On a wider scale, as one of the largest studio spaces in London, we can see changes to the social landscape contributing to improving the image of Woolwich. As it is in our best business interests, we see our cooperation with LOWE as the perfect example of a win-win solution."

Simon Hall, Director of MDPL

SOLUTION

- Carried out an inspection and health & safety audit to assess the compliance of the property prior to any works being carried out.
- Partnered with registered arts and community charity SET Space to provide affordable artist and exhibition space.
- Provided an interest free loan to SET, to help with set-up costs.
- Carried out a full fit-out, working with SET to install individual artist studios on each floor.
- Promoted the property to 500 local artists and community groups to occupy the spaces, ensuring security coverage within the building.
- Appointed a reception team and buildings manager to carry out daily checks on the property and look after the artists' needs.
- Reduced the empty rates bill by 80% and no ongoing security costs.

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SET

"With arts and culture under such immense financial pressure it's more crucial than ever for artist communities to have access to space they can genuinely afford; not space that is simply branded as 'affordable'. Working with LOWE has enabled us to further bridge a gap between our charitable use of vacant space and the property industry; solidifying ourselves as a viable and charitable alternative to conventional property security services – this in turn reduces our overheads and means we can focus on our charitable objectives, keeping the costs low for our members, and having a greater positive impact on the communities we support."

Josh Field, co-Founder & Director of SET



LOWE

"We want to breathe fresh life into vacant buildings and create positive social impact by doing so. Artists have a great way of bringing buildings back into the heart of the community, and so we're excited to partner with SET to house artists and creatives who contribute to the vitality of the local community, and who would otherwise be unable to afford normal commercial rents."

Tim Lowe, Founder & Director of The LOWE Group

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