



Space to Grow

GreenPark

Q1 2024



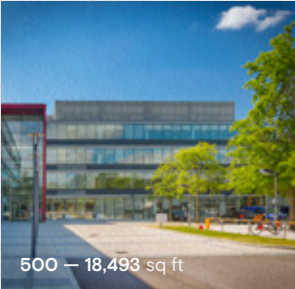
GreenPark



Current Opportunities

SAPCE TO GROW

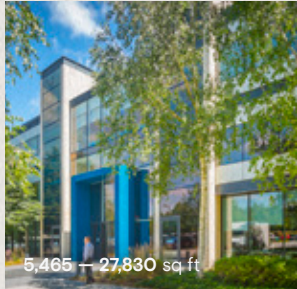
100 Longwater Avenue



Floor	sq ft	sq m
Suite 1*	500	46
Suite 2*	500	46
Suite 3*	1,000	93
Suite 4*	1,254	117
Suite 12*	995	92
Suite 15*	2,386	222
Suite 18*	1,329	123
Suite 22*	1,915	178
Suite 24*	1,904	177
2 North*	6,710	623
Total	18,493	1,717

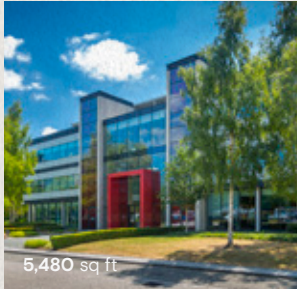
* denotes fitted accommodation.

200 Longwater Avenue



Floor	sq ft	sq m
1	15,308	1,422
Part Ground	5,465	508
Part Ground	7,057	656
Total	27,830	2,585

250 Longwater Avenue



Floor	sq ft	sq m
Ground Floor East Wing	5,480	508
Total	5,480	508

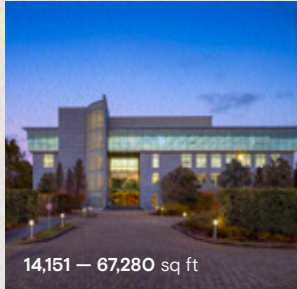
100 Brook Drive



Floor	sq ft	sq m
3*	8,537	739
2*	10,771	1,001
Part Ground*	2,166	201
Part Ground	4,341	403
Ground South Suite 1*	3,840	357
Total	29,655	2,755

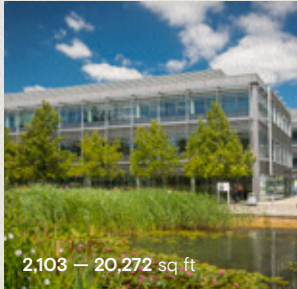
* denotes fitted accommodation.

250 Brook Drive



Floor	sq ft	sq m
3	14,151	1,315
2	18,181	1,689
1	17,172	1,595
Ground	15,902	1,477
Reception	1,874	174
Total	67,280	6,250

250 South Oak Way



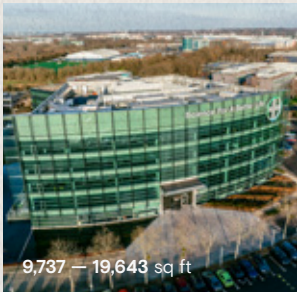
Floor	sq ft	sq m
Part Second*	2,893	269
Part First*	2,103	195
Part First*	2,810	261
Part Ground	7,655	711
Part Ground	4,811	447
Total	20,272	1,883

* denotes fitted accommodation.

CURRENT OPPORTUNITIES



400
South Oak Way



9,737 — 19,643 sq ft

Floor	sq ft	sq m
1 East	9,906	920
1 West	9,737	905
Total	19,643	1,825

Future Opportunity

300
Brook Drive



62,080 sq ft

Sustainability focussed HQ building with onsite cafe and lakeside setting.

Floor	sq ft	sq m
2	20,060	1,864
1	20,060	1,864
Ground	21,960	2,040
Total	62,080	5,767

Future Opportunity

300
South Oak Way



140,180 sq ft

Prominent self-contained HQ building benefiting from a nearby cafe, auditorium and adjacent to the amenity hub of Lime Square

Floor	sq ft	sq m
4	35,037	3,255
3	35,596	3,307
2	35,596	3,307
1	35,596	3,307
Ground	3,977	369
Total	145,802	13,545

195

Acres of secure landscaped grounds.

9K

Home to over 9,000 productive employees.

60+

Diverse businesses call Green Park home.

Bespoke Pre-let Opportunities

Off-plan pre-let.

600
South Oak Way

188,200 sq ft

One of the most prominent sites on the M4 corridor with excellent views across Longwater Lake.

700, 800 & 900
South Oak Way

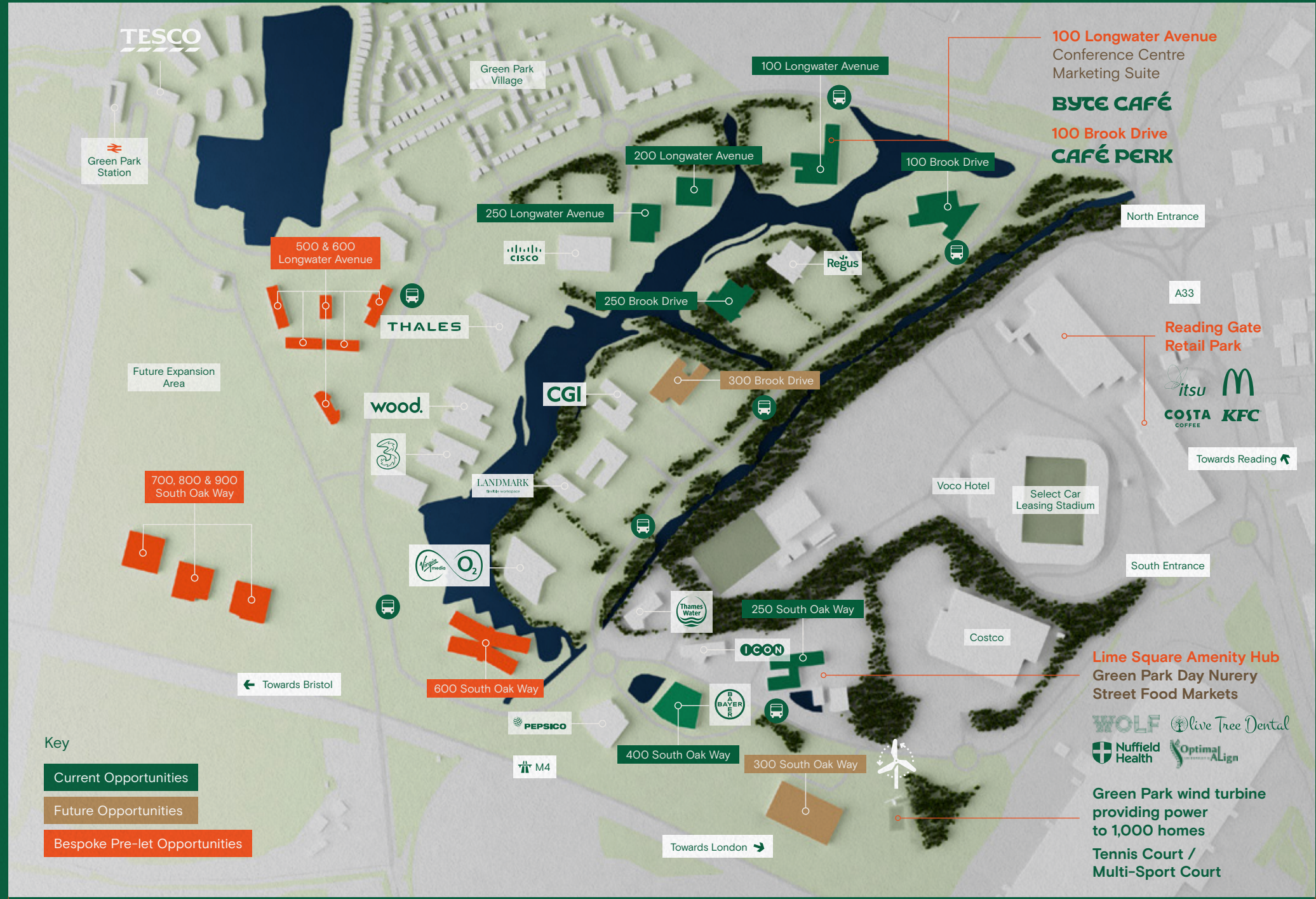
319,000 sq ft

Fronting the M4 motorway these three buildings offer a high profile campus or individual HQ office.

500 & 600 Longwater
Avenue

240,000 sq ft

A opportunity to create a campus within the Park a short walk from Green Park Station.





Building	Total sq ft
100 Longwater Avenue	82,243
200 Longwater Avenue	43,552
250 Longwater Avenue	46,668
300 Longwater Avenue	101,936
350 Longwater Avenue	111,064
400 Longwater Avenue	119,424
450 Longwater Avenue	119,292
100 Brook Drive	85,782
200 Brook Drive	53,900
250 Brook Drive	67,280
300 Brook Drive	62,080
350 Brook Drive	43,713
400 Brook Drive	50,130
450 Brook Drive	31,166
500 Brook Drive	121,547
250 South Oak Way	50,624
300 South Oak Way	140,180
400 South Oak Way	106,020
450 South Oak Way	110,669
500 South Oak Way	44,029
550 South Oak Way	44,186

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February 2024. Reference 2310001.