SPACE TO GROW

NOVEMBER 2026

GreenPark

GreenPark

CURRENT OPPORTUNITIES
AT GREEN PARK

100 Longwater Avenue

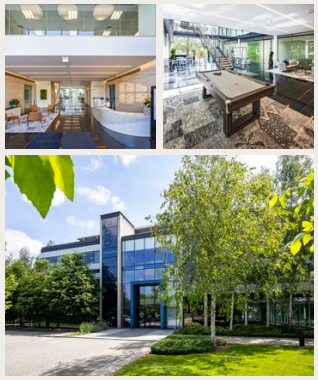




Floor	sq ft	sq m
3rd, Suite 24 ● ●	1,904	177
3rd, Suite 22 ● ●	1,915	178
3rd, Suite 21 ● ●	911	85
2nd, South ●	6,698	622
2nd, North	6,710	624
2nd, Suite 15 ● ●	2,386	222
2nd, Suite 14 ● ●	1,433	133
2nd, Suite 9 ● ●	809	75
1st, Suite 7 ●	983	91
1st, Suite 3 ● ●	1,254	117
Total	25,003	2,234

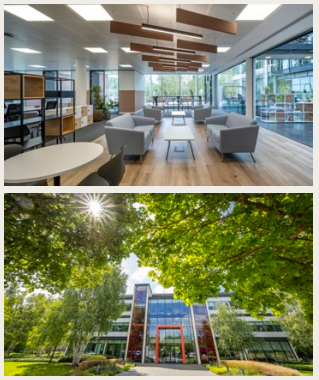
● denotes fitted accommodation.
● denotes flexible accommodation.

200 Longwater Avenue



Floor	sq ft	sq m
Part Ground	5,465	508
Part Ground	7,057	656
Total	12,522	1,164

250 Longwater Avenue



Floor	sq ft	sq m
1st	16,370	1,521
Part Ground East Wing ●	5,480	508
Part Ground West Wing	8,040	747
Total	29,890	2,776

● denotes fitted accommodation.

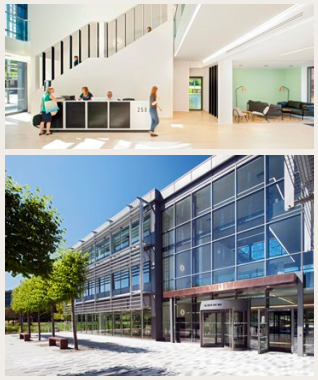
100 Brook Drive



Floor	sq ft	sq m
Part 3rd	8,537	739
Part 2nd ●	10,771	1,001
Part 1st	7,715	717
Part 1st	3,385	315
Part Ground ●	2,166	201
Part Ground	4,341	403
Part Ground	4,478	416
Total	41,393	3,792

● denotes fitted accommodation.

250 South Oak Way



Floor	sq ft	sq m
Part 2nd	2,893	269
Part 2nd ●	4,594	427
Part 2nd ●	11,939	1,109
Part 1st	7,606	707
Part 1st	2,013	187
Part 1st	1,305	121
Part Ground	7,655	711
Part Ground	4,811	447
Total	42,816	3,978

● denotes fitted accommodation.

SPACE TO GROW

CURRENT OPPORTUNITIES AT GREEN PARK

Rowan, 500 South Oak Way



Floor	sq ft	sq m
3rd ●	11,065	1,027
2nd ●	11,065	1,027
1st ●	10,900	1,013
Ground ●	11,017	1,024
Total	44,047	4,091

● available from Q2 2027.

Canopy, 300 Brook Drive



Floor	sq ft	sq m
2nd ●	20,065	1,864
1st ●	20,062	1,864
Ground ●	21,953	2,040
Total	62,080	5,768

● available from Q4 2026.

Future opportunity

Arbour, 300 South Oak Way



Floor	sq ft	sq m
4th	35,263	3,276
3rd	35,263	3,276
2nd	33,928	3,152
1st	33,928	3,152
Reception	4,790	445
Total	143,172	13,301

SPACE TO GROW

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 offices.

500 & 600 Longwater Avenue

240,000 sq ft

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

SPACE TO GROW


TESCO
Green Park Village Primary Academy
200/250 Longwater Avenue
PODS
100 Longwater Avenue
Conference Centre
BYTE CAFÉ
100 Brook Drive
NAIL TECHNICIAN
FIT FOR WORK MASSAGE
BARBER SHOP
PERK CAFÉ
A33
Towards Reading
North Entrance
Green Park Station
green park village
ESQUIRES THE ORGANIC COFFEE CO
Flagstaff Road
Footpath
Longwater Avenue
200 Longwater Avenue
250 Longwater Avenue
300 Longwater Avenue
350 Longwater Avenue
400 Longwater Avenue
450 Longwater Avenue
500 & 600 Longwater Avenue
Future Expansion Area
STREET FOOD
100 Longwater Avenue
100 Brook Drive
200 Brook Drive
250 Brook Drive
300 Brook Drive
350 Brook Drive
400 Brook Drive
450 Brook Drive
500 Brook Drive
Brook Drive
Reading Gate Retail Park
COSTA COFFEE
KFC
VOCO AN IHG HOTEL
South Entrance
SELECT CAR LEASING Stadium
Towards London
A33
COSTCO WHOLESALE
550 South Oak Way
500 South Oak Way
250 South Oak Way
400 South Oak Way
450 South Oak Way
300 South Oak Way
600 South Oak Way
700, 800 & 900 South Oak Way
South Oak Way
Lime Square Amenity Hub
THE STREET BAKESHOP
the switch
Street FOOD
Nuffield Health
Olive Tree Dental
OptimalAlign
Green Park Day Nursery and Preschool
MULTIPURPOSE SPORTS COURT
Towards Bristol
M4
Green Park wind turbine providing power to over 1,000 homes

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	44,855
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	143,172
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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November 2026. Reference 2604002.

GreenPark