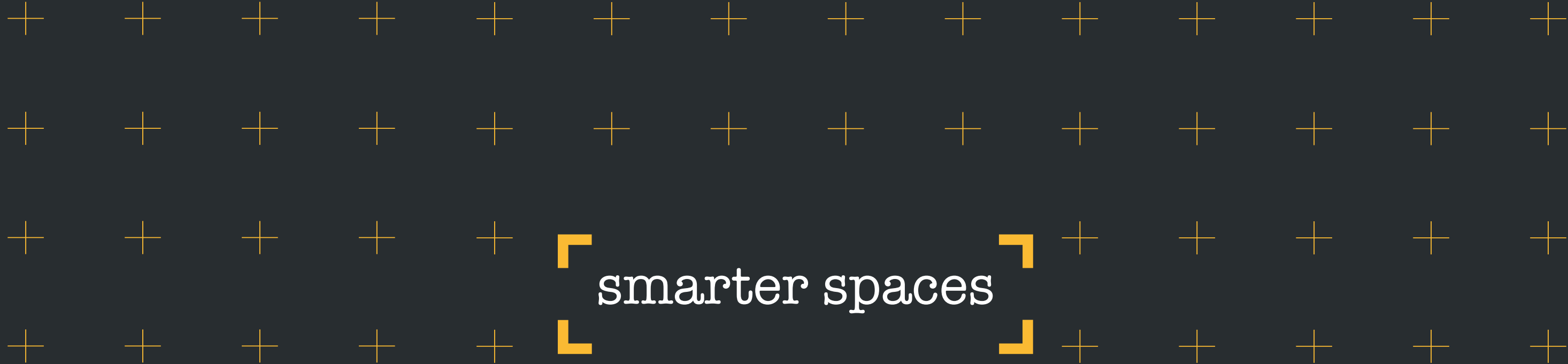





The Hub



smarter spaces



**A more agile way
for your business
to operate at
Farnborough Business Park.**



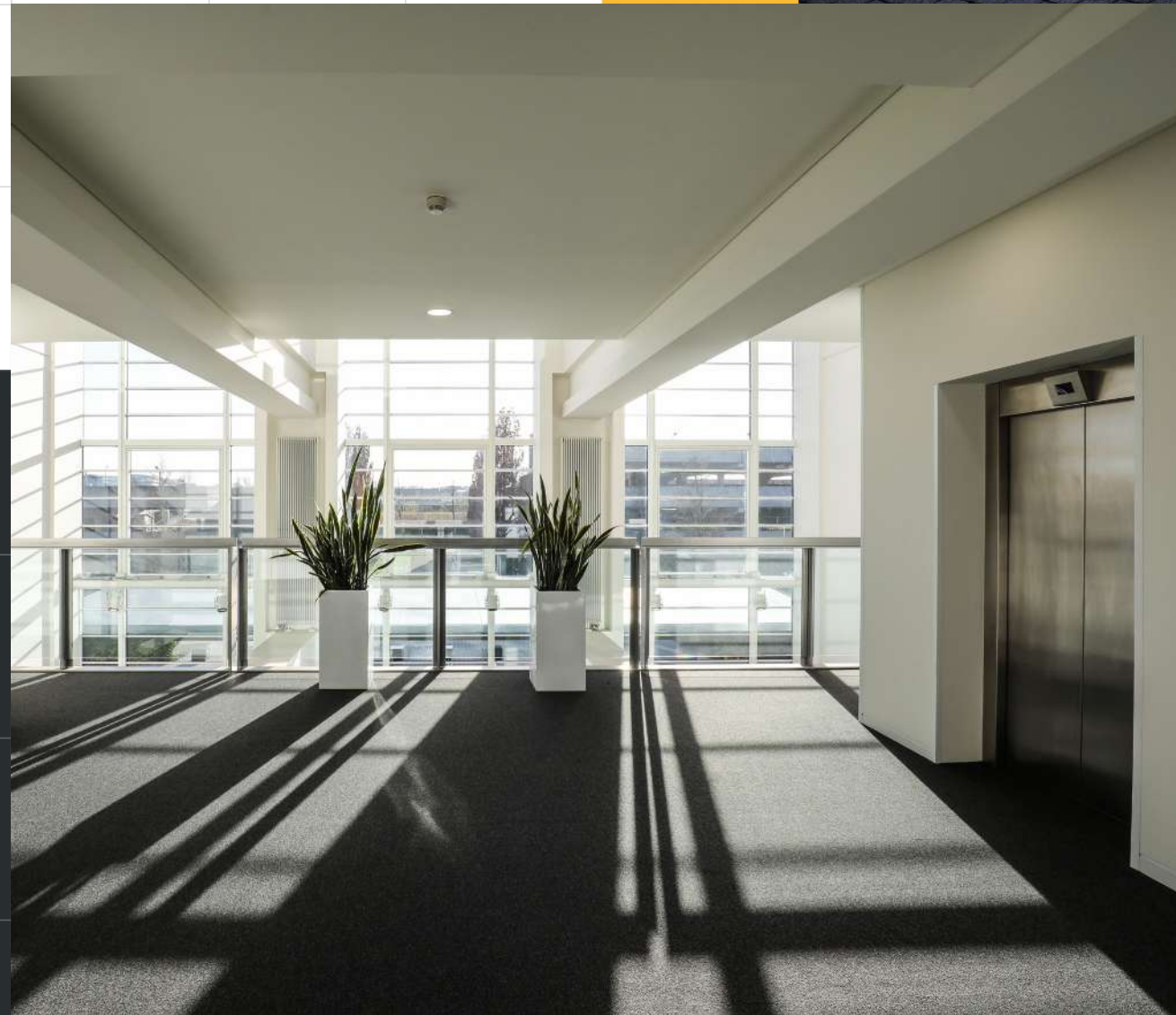
F A I R V I E W B O R O U G H

Smarter Spaces is a selection of individual offices that are available immediately on either a short or long term agreement.

Suites available range from 450 sq ft to 3,035 sq ft (20 people).



Up to 3,035 sq ft of flexible workspaces





Reading
Guildford

Farnborough North
25 minutes

Farnborough main
12 minutes

London
Basingstoke

Town Centre
8 minutes

M3 Junction 4
10 minutes

M3 Junction 4a
10 minutes

Farnborough
Airport

Costa

Starbucks

Fluor
Café

Aviator's
Café
The Hub

Busy
Bees

Hungry
Henry

For smarter working

The Hub has everything you need to run your business efficiently. The space you need to grow amongst a professional business community.

- Reception team
- Aviators cafe with socialising and working space
- Showers
- Regular onsite community events
- 24/7 security
- Kitchenette on each floor
- Building cleaning and maintenance
- Break-out space
- Ample parking
- BREEAM in use: Very Good

Flexible
lease terms

No hassle

Room to
grow

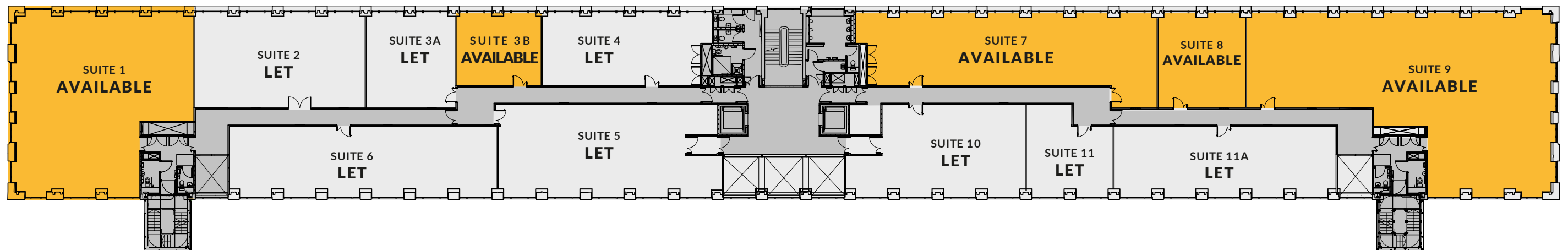


For smarter space

Units available now

SUITES	SQ FT	SQ M	Parking spaces	Status
Suite 1	2,088	194	7	Available
Suite 3B	450	42	2	Available
Suite 7	1,638	152	5	Available
Suite 8	605	56	2	Available
Suite 9	3,035	282	9	Available

Second floor:





For one future

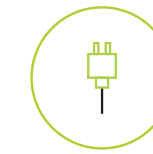
Frasers Property UK, owners and developers of Farnborough Business Park has committed to net zero carbon across all of its business parks by 2050, and by 2030 in managed areas. Farnborough Business Park is the first in the world to achieve a 3-star Fitwel accreditation, this represents best practice in workplace health & wellbeing and is the highest rating available. The certification features live air quality testing, biodiverse landscaping, outdoor areas to relax and end-of-trip cycle facilities. We want to support our occupiers in their commitment to environmental responsibility and continue to put measures in place to make this happen.



Ryde hire bikes free to use for all occupiers



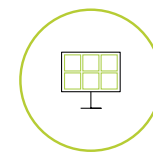
Regular bike doctor visits



Electric vehicle charging



100% renewable energy in landlord areas



Rooftop solar PV installation programme



Energy-efficient lighting



Woodpiles installed to encourage wildlife



Hedgerow management programme



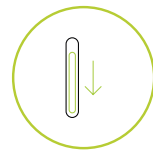
Hedgehog houses, bat boxes and bird feeders



Allotments and composting area on-site



Winner of BALI landscaping award



Light-coloured pavements to reduce summer temperatures



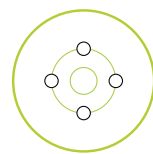
ISO 14001 environmental management system



Green flag award



FITWEL 3-star accreditation



Net-zero carbon emissions by 2050



Life is about more than work. Successful businesses understand that creating an attractive and positive culture means putting employee wellbeing first. Farnborough is surrounded by a wealth of amenities promoting work-life balance. From state-of-the-art gyms and a lively café scene to hotels, childcare, and sustainable transport options, in a community setting with a friendly, inclusive atmosphere.



Village gym



Green space



Costa and Starbucks



Yearly community events



Ryde hire bikes



Heritage Quarter



Pop-up shops



Busy Bees Nursery



Aviators Cafe



Wildlife



Village Hotel



Fitness classes



Better connections

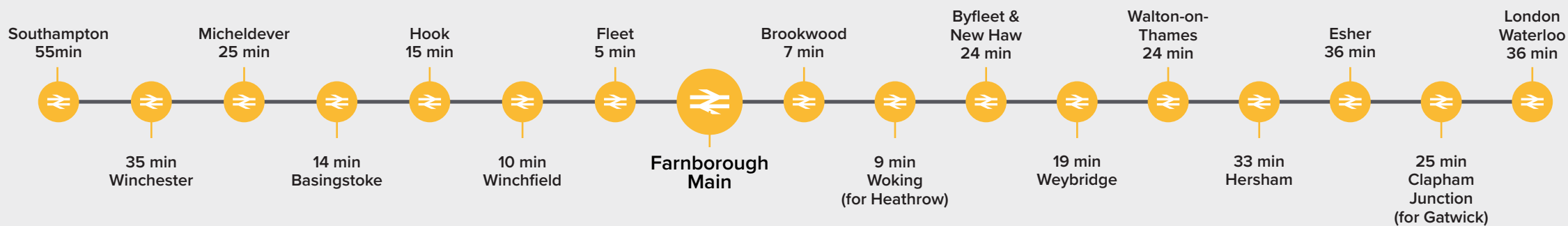
Farnborough's central location allows for closer connections. The town centre is only an 8 minute walk away and Farnborough Main train station will get you to London in just 36 minutes. Farnborough North station also has direct connections to Reading, Guildford and Gatwick Airport.



By road:

Location	Miles
Camberley	5
Fleet	5
Guildford	13
Basingstoke	18
Reading	24
London Heathrow Airport	25
Central London	40
London Gatwick Airport	48

By rail:



Get in touch

At Farnborough Business Park, your business will benefit from a secure, well maintained environment, offering a flexible leasing approach.

Please get in contact with one of our agents below to find your ideal space.

Farnborough Business Park, GU14 7JP



For further information:

www.farnboroughbusinesspark.co.uk

CBRE

Matt Willcock
matt.willcock@cbre.com
+44 (0) 7920 117 257

Jessica Bodie
jessica.bodie@cbre.com
+44 (0) 7500 977 451

Jeremy Rodale
jeremy.rodale@cbre.com
+44 (0) 7766 780 590

**HOLLIS
HOCKLEY**

Jeremy Metcalfe
jeremy.metcalfe@hollishockley.co.uk
+44 (0) 7587 039 562

Rhodri Shaw
rhodri.shaw@hollishockley.co.uk
+44 (0) 7768 448 211

Alice Hilliard
alice.hilliard@hollishockley.co.uk
+44 (0) 7557 280 885

**FRASERS
PROPERTY**

Christina Cosgrove
chritina.cosgrove@frasersproperty.com