

2 Pinehurst Square

FARNBOROUGH
BUSINESS PARK

GU14 7BF

1,390 - 8,330 sq ft available now
Refurbished Grade A office space

farnboroughbusinesspark.co.uk





2 Pinehurst Square

Striking workspace in the very heart of the Park. Located just off Heritage Square, this premium ground-floor suite offers inspiring views of the iconic air hangar.





VILLAGE
HOTEL CLUB



Swimming Pool
Gym

London
Basingstoke

Farnborough North
30 minutes

Reading
Guildford

Town Centre
13 minutes

Café



Farnborough Main
17 minutes

M3 Junction 4
10 minutes

M3 Junction 4a
10 minutes

COSTCO
WHOLESALE

COSTA
COFFEE

Café

Farnborough Airport

The Hangar

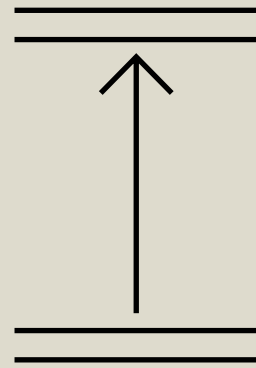
Busy
Bees.

Heritage Quarter
Wind Tunnels

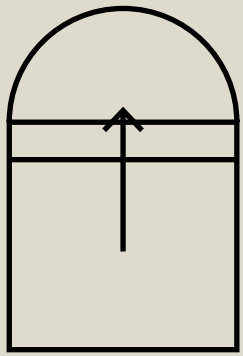
GREENE KING
BURY ST EDMUNDS

Aviators Café

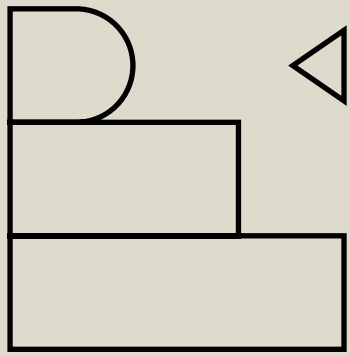
EVERY DETAIL MATTERS



Raised access floors



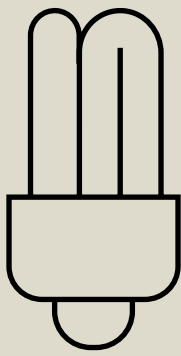
Metal plank suspended ceilings



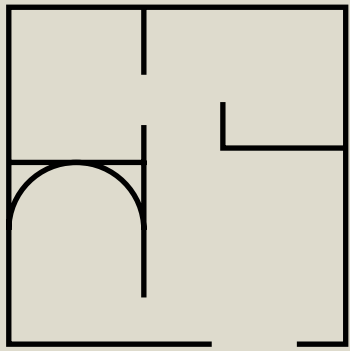
EPC rating B



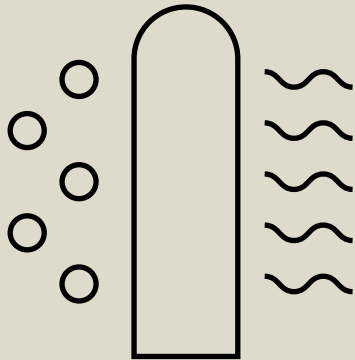
BREEAM 'Excellent'



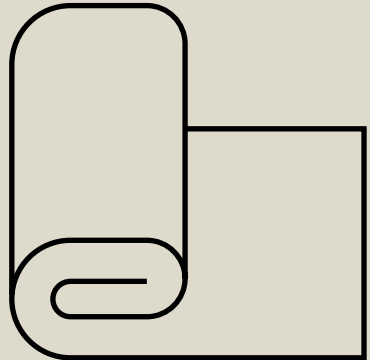
LED lighting



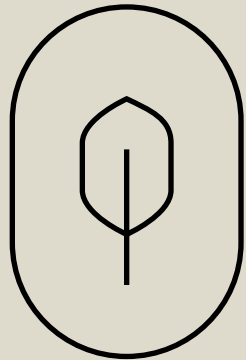
Open plan office layout



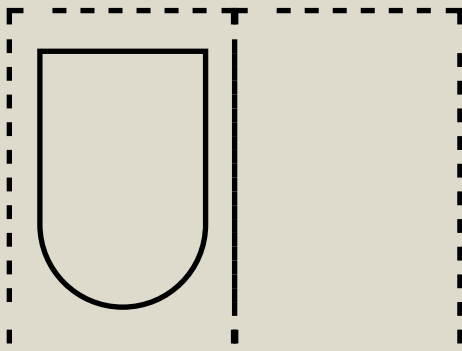
VRF air conditioning system



New carpets throughout



Fitwell 4* & GRESB accredited



31 car park spaces
1:265 sq ft

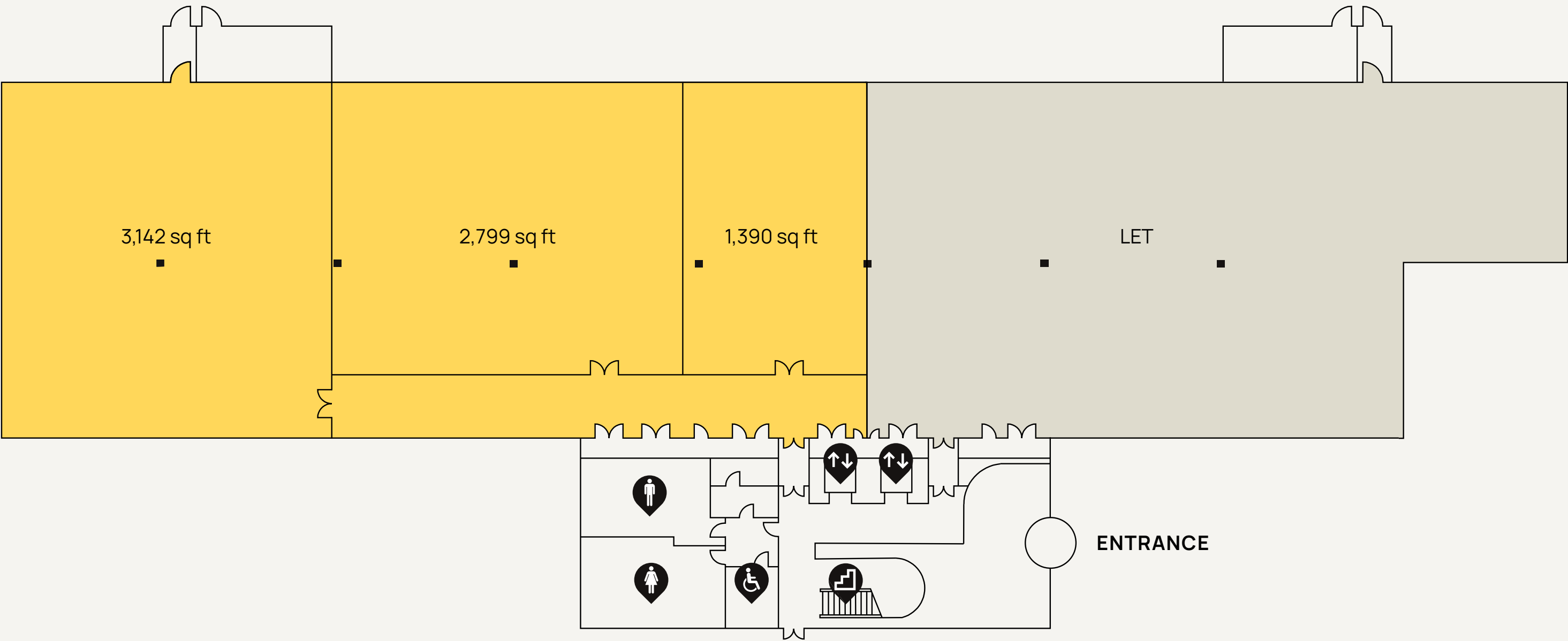
WORKSPACES

Light, bright premium space, newly refurbished and waiting for you to make your mark.

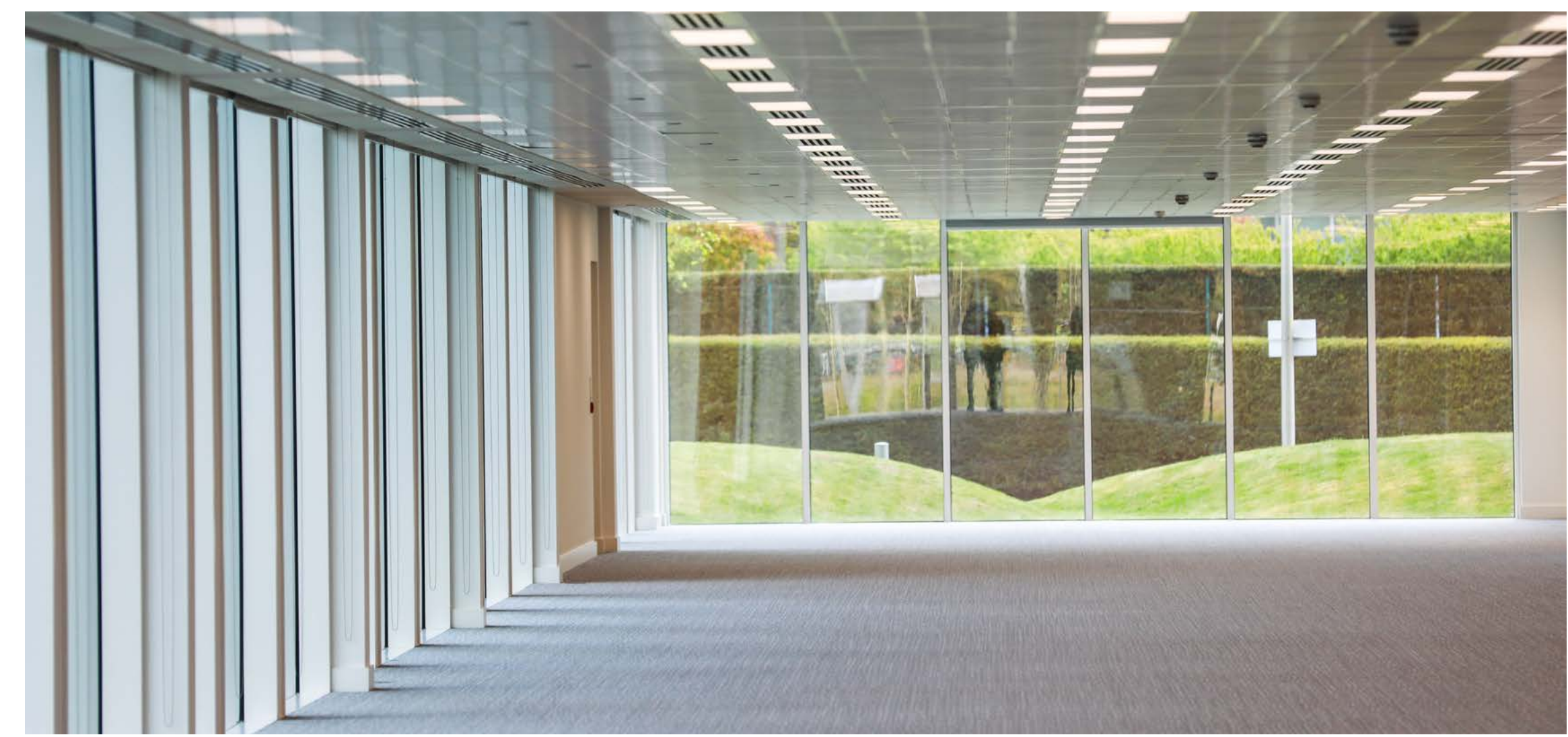
Workspace suited for business of all sizes, ranging from 1,390 to 8,330 sq ft.

FLOOR	SQ FT	SQ M
Suite A	3,142	292
Suite B	2,799	260
Suite C	1,390	129
Combined Workspace	8,330	774

(All areas are measured on a Net internal basis)



● Available ● Occupied





OTHER OCCUPIERS

- valiant

FLUOR[®]

Syneos[™]
Health

aetna[®]
- SIEMENS**

 Exclaimer


WILLMOTT DIXON
SINCE 1852



NOTICING THE LITTLE THINGS THAT OFTEN GO UNNOTICED

The onsite team at Farnborough go out of their way to exceed expectations. Their customer service levels are second to none, they are always on hand for any query, big or small.

7
House keepers

5
Landscapers

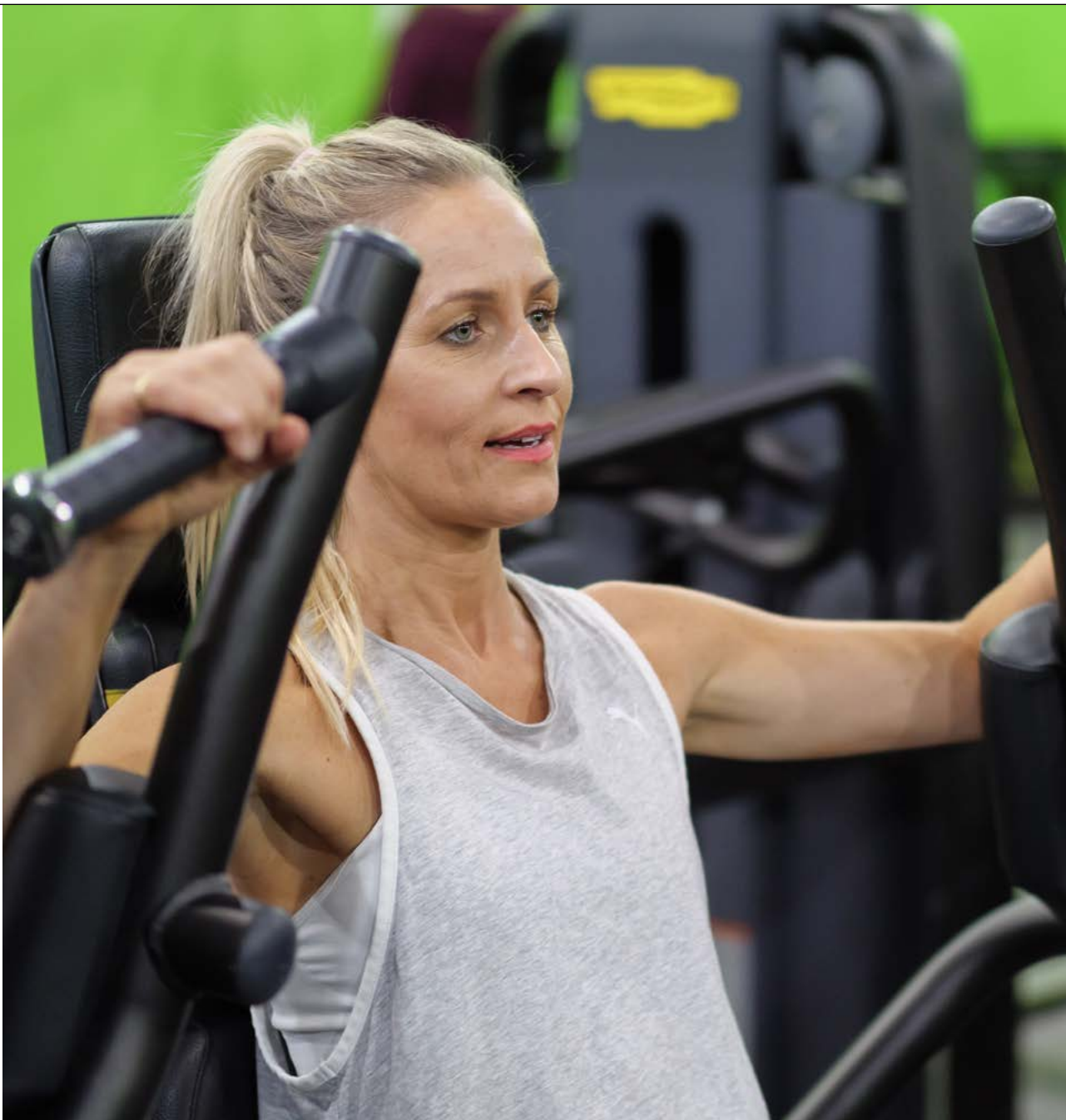
9
Security officers

5
Facility managers

9
Front of
house staff

3
Maintenance
engineers

240
Collective hours
on site per day

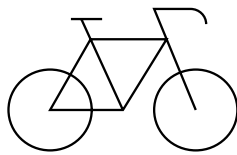


FITWEL 3-STAR CERTIFIED

We're proud to be the first business park in the world to be awarded a FITWEL 3-star accreditation.

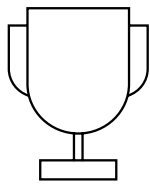
IN FULL BLOOM

This is the platform you need to grow the right way. From renewable power to protected biodiversity, Farnborough Business Park is all set up to help you hit your targets and reduce your carbon footprint.



TRANSPORT

- Ryde hire bikes free to use for all occupiers
- Electric vehicle charging
- Courtesy private scheduled bus service



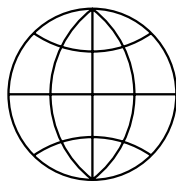
ENVIRONMENT

- Allotments and composting area on-site
- Winner of BALI landscaping award
- Light-coloured pavements to reduce summer temperatures




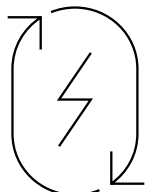
WILDLIFE

- Woodpiles installed to encourage wildlife
- Hedgerow management programme
- Hedgehog houses, bat boxes and bird feeders



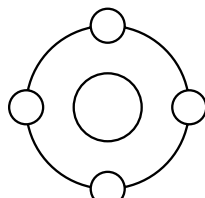
CERTIFICATION

- ISO 14001 environmental management system
 - Green Flag award
 - First business park in the world to achieve a Fitwel 3-star rating
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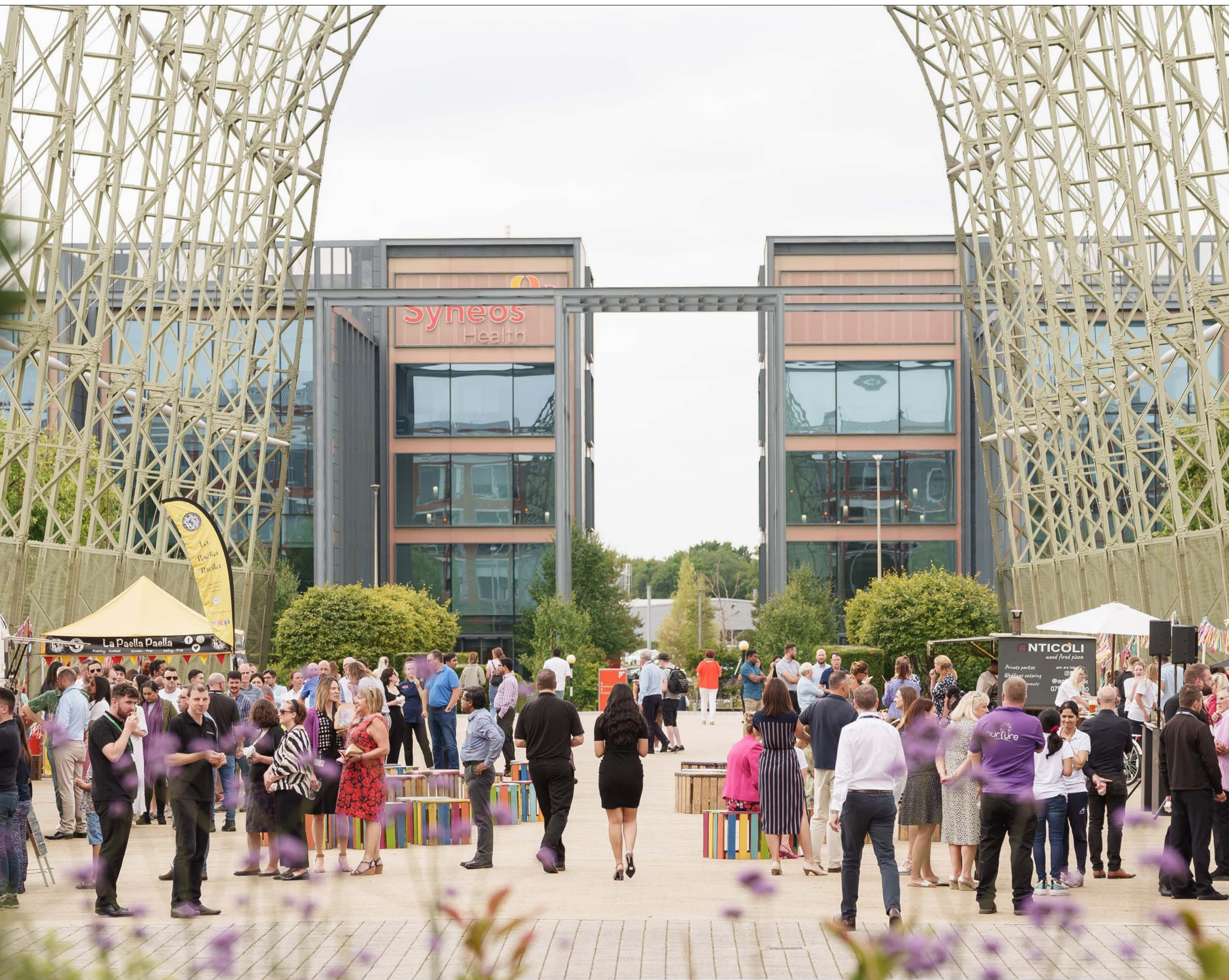
ENERGY

- 100% renewable energy
- Rooftop solar PV
- Energy-efficient lighting



TARGETS

- Net zero carbon emissions by 2030



COMMUNITY MATTERS

There's much more to work than the job at hand. Over the years, we've created a vibrant community, brought together by a full calendar of seasonal festivities and a tasty range of pop-up food stalls.

The site also attracts the wider community, playing host to famous events like The Antiques Roadshow, Farnborough Air Show, and Hampshire Welcomes the World.

To get fully immersed in everything going on, occupiers can download our app, Park in your Pocket.



ELEVATE YOUR DAY

We're all about work-life balance. From the state-of-the-art gym to bustling cafes and cultural experiences, here there's something for everyone.

There are plenty of handy amenities on offer too, including the Village hotel, on-site child care, and a whole host of nearby shops.



RYDE HIRE BIKES
Get fit in the fresh air plus regular bike doctor visits



GREEN SPACES
Relax and unwind in nature



COSTA AND STARBUCKS
Catch-up with friends or colleagues over a coffee



EVENTS
From exercise classes to quizzes and more



VILLAGE GYM
Do a workout, have a swim or relax in the sauna



HERITAGE QUARTER
Immerse yourself in aviation history



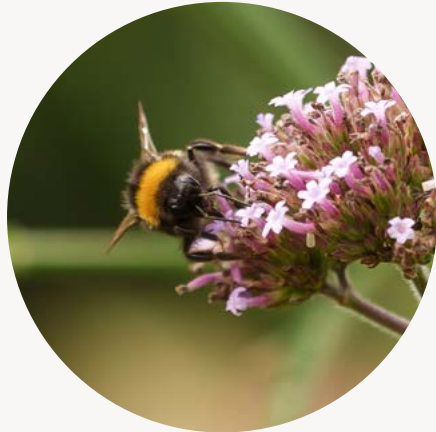
POP-UP SHOPS
Enjoy retail therapy at pop-up outlets



BUSY BEES NURSERY
High quality, convenient childcare



AVIATORS CAFÉ
Refuel with a wide selection of healthy, delicious food



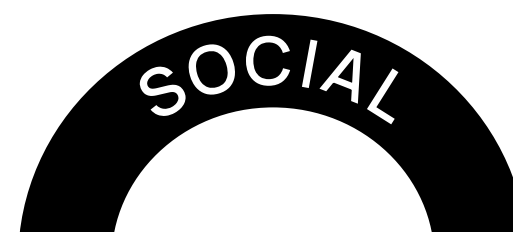
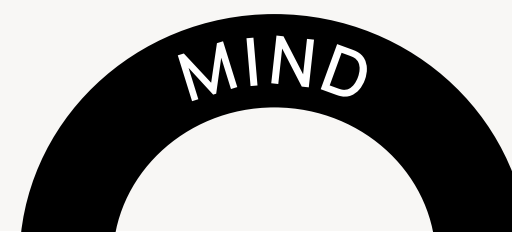
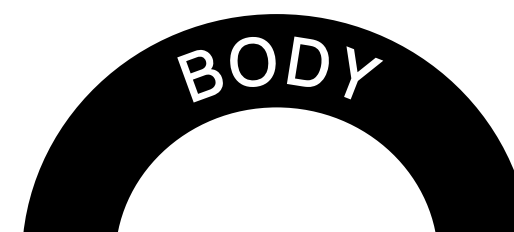
WILDLIFE
Watch birds, bees and bats attracted by the park's biodiversity



VILLAGE HOTEL
Welcome visitors to 4-star accommodation



PLANTING PROGRAMME
6,000 bulbs planted in 2022

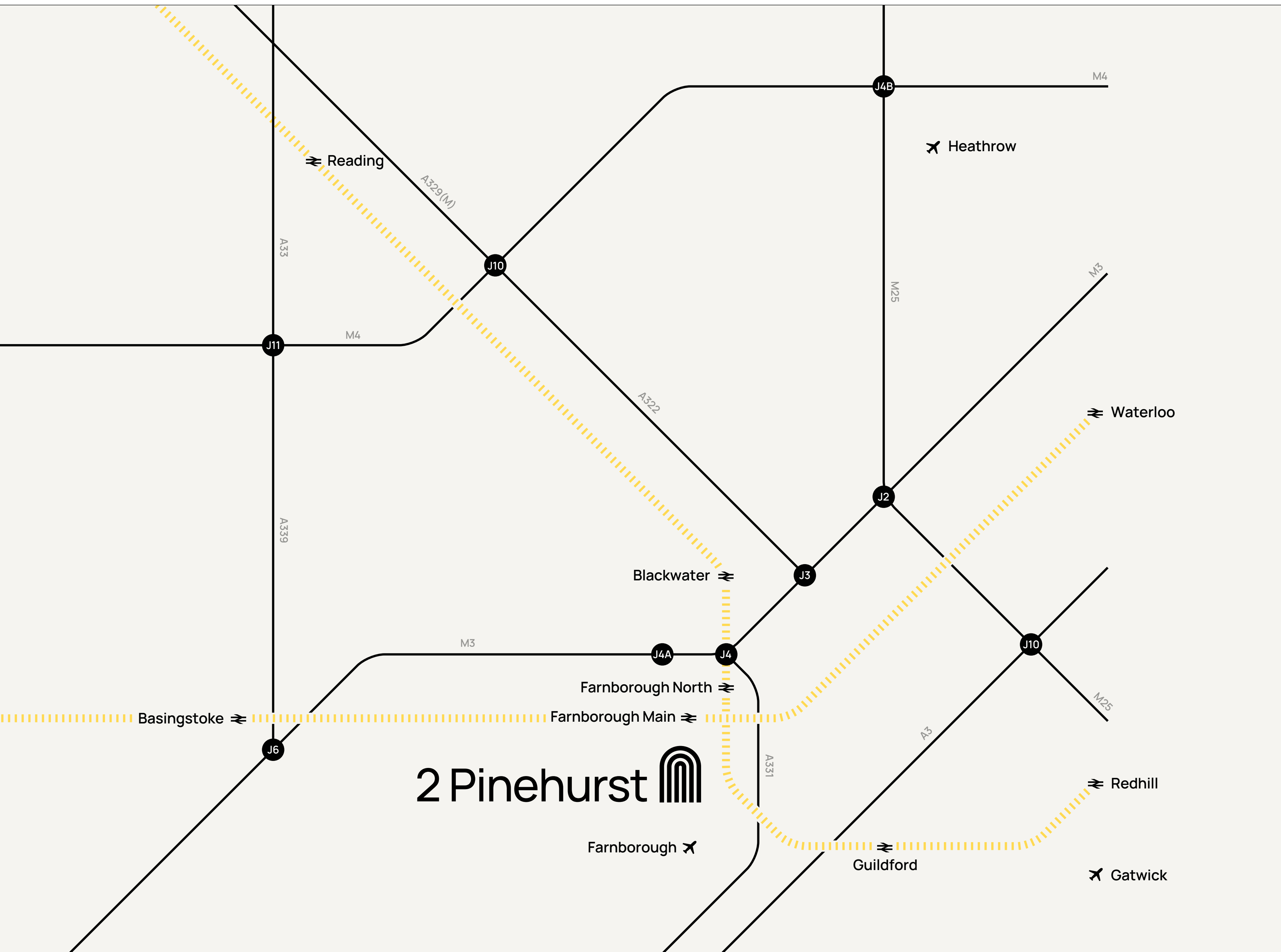




EASILY ACCESSIBLE

BY ROAD, RAIL AND AIR

Just 60 minutes and 40 miles from London City Centre, Farnborough Business Park is moments from the M3, a mile from the nearest train station, and 30 minutes from Heathrow.



**FARNBOROUGH
BUSINESS PARK**
GU14 7BF



10 minutes
M3 Junction 4

30 minutes
Heathrow Airport

55 minutes
Gatwick Airport

60 minutes
Central London



9 minutes
Woking

14 minutes
Basingstoke

34 minutes
London Waterloo



12 minutes
Battersea Heliport
London



8 minutes
Town centre

12 minutes
Farnborough Main
Station

25 minutes
Farnborough North
Station



Courtesy private
scheduled bus service
to town centre

For more information please contact the joint agents:



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