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## **Patron's Arlington Business Park wins at Office Agents Society Development Awards 2019**

Patron Capital, the pan-European institutional investor focused on property-backed investments, announces that Building 1320 at Arlington Business Park, the 40-acre business park providing 360,000 sq ft of modern office space near Reading, has won 'Best Delivered Scheme outside of London under 35,000sq/ft' at the Office Agents Society Development Awards 2019.

Building 1320 offers more than 20,000 sq ft of Grade A office space, 94 car parking spaces, and panoramic views with floor-to-ceiling glass elevations. Patron Capital acquired Arlington Business Park in joint venture with asset management partner APAM in April 2015. Since then, the partners have delivered a new tenant amenity and leisure hub which includes a lakeside café, gym, sports studio, convenience retail shop and meeting facilities.

They have also introduced a year-round events programme and overseen extensive enhancement of the landscaping and public realm. The success of this asset management programme has been realised through the improved occupancy of the park, with 85,000 sq ft of new lettings in 2018 alone.

The OAS Development Awards recognises excellence in office development, sustainability and transactions across the UK, and are judged by agents as well as experts in the sector.

**Keith Breslauer, Managing Director of Patron Capital, said:** *"We acquired Arlington Business Park because we were confident that it was not only a quality office asset in a good location with strong underlying demand fundamentals, but also that there were opportunities to drive value. Following a comprehensive refurbishment and development programme and a stream of successful lettings, this award is a strong endorsement of this business strategy."*

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### **Notes to Editors**

### **About Patron Capital Partners**

Patron represents approximately €3.4 billion of capital across several funds and related co-investments, investing in property, corporate operating entities whose value is primarily supported by property assets and distressed debt and credit related businesses.

Since it was established in 1999, Patron has invested in over 71 investments and programs involving over 65 million square feet (6 million square metres) in 16 countries, with many of these investments realised.

Investors represent a variety of sovereign wealth funds, prominent universities, major institutions, private foundations, and high net worth individuals located throughout North America, Europe, Asia and the Middle East. The main investment adviser to the Funds is Patron Capital Advisers LLP, which is based in London, and Patron has other offices across Europe including Barcelona, Milan and Luxembourg; the group is comprised of 77 people, including a 45-person investment team.

Further information about Patron Capital is available at [www.patroncapital.com](http://www.patroncapital.com)