



350 BASINGSTOKE ROAD, READING

Hives were involved from feasibility stage when the client approached us with a view of creating an industrial development. Using our planning knowledge and in conversation with planners we found that the site should form part of the district centre with an emphasis on retail with a great advantage to the client. Following various alterations a successful planning application was made for demolition of the existing Office buildings (Class B1) and construction of an Aldi (A1) Pure Gym (D2), Greene King (A3/A4). Through our design it has been possible to combine 2 of these uses in one large building, thus maximising the lettable areas. With extensive landscaping, a new site access and including 200 parking spaces.

CLIENT
JANSONS PROPERTIES

GROSS INTERNAL AREA
3750m² of Commercial.

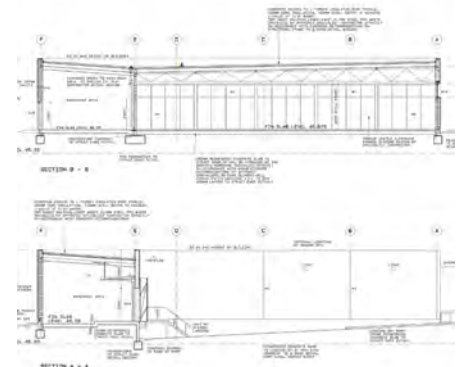
CONTRACT VALUE
c. £4.5m

RIBA STAGES
Stages A-F with Jansons, and stages F onwards by K2 consultancy to oversee construction

PLANNING DATE
April 2014

COMPLETION DATE
2015

MAIN CONTRACTOR
Brennan Contractors



hivesarchitects

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