



AVAILABLE  
FOR LEASE

green  
square  
business  
campus

TAILORED FOR TOMORROW



# TAILORED FOR TOMORROW

Space for ambition demands the right conditions. At Green Square Business Campus you'll find move-in ready and custom-developed space, complete with guaranteed power supply and short- and extended stay accommodation. All this in one of the last remaining development opportunities in the densely populated Randstad.

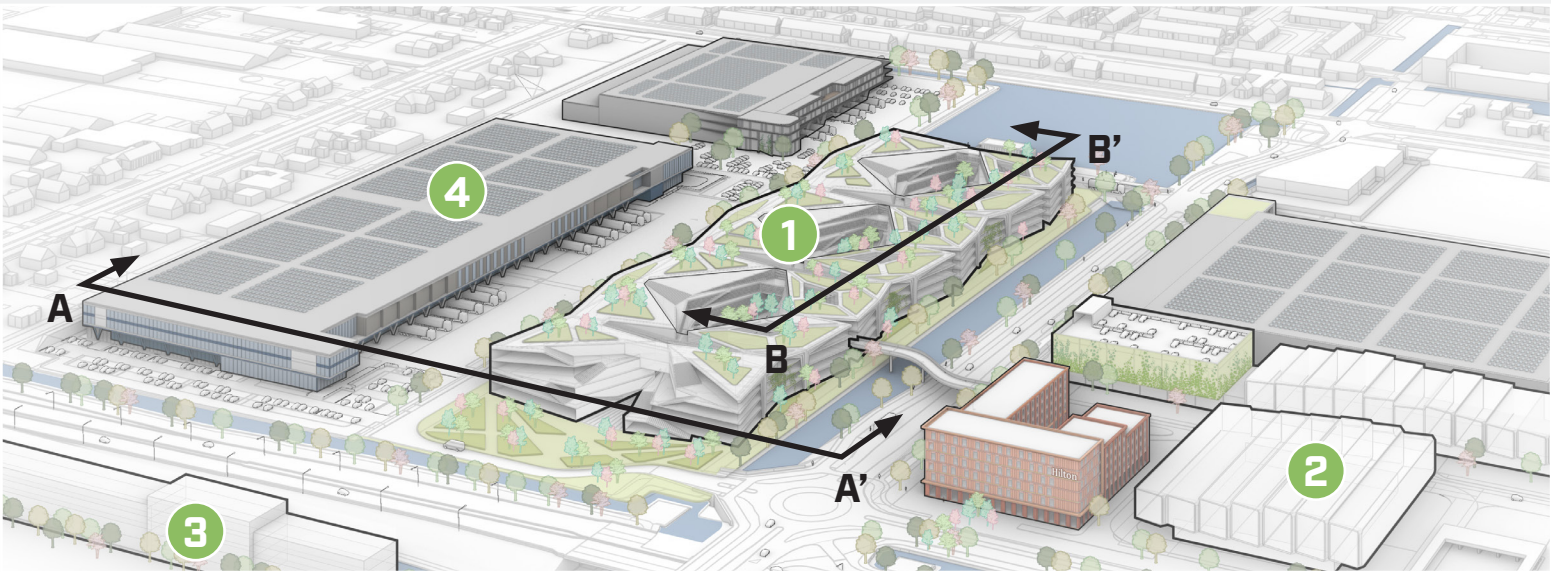
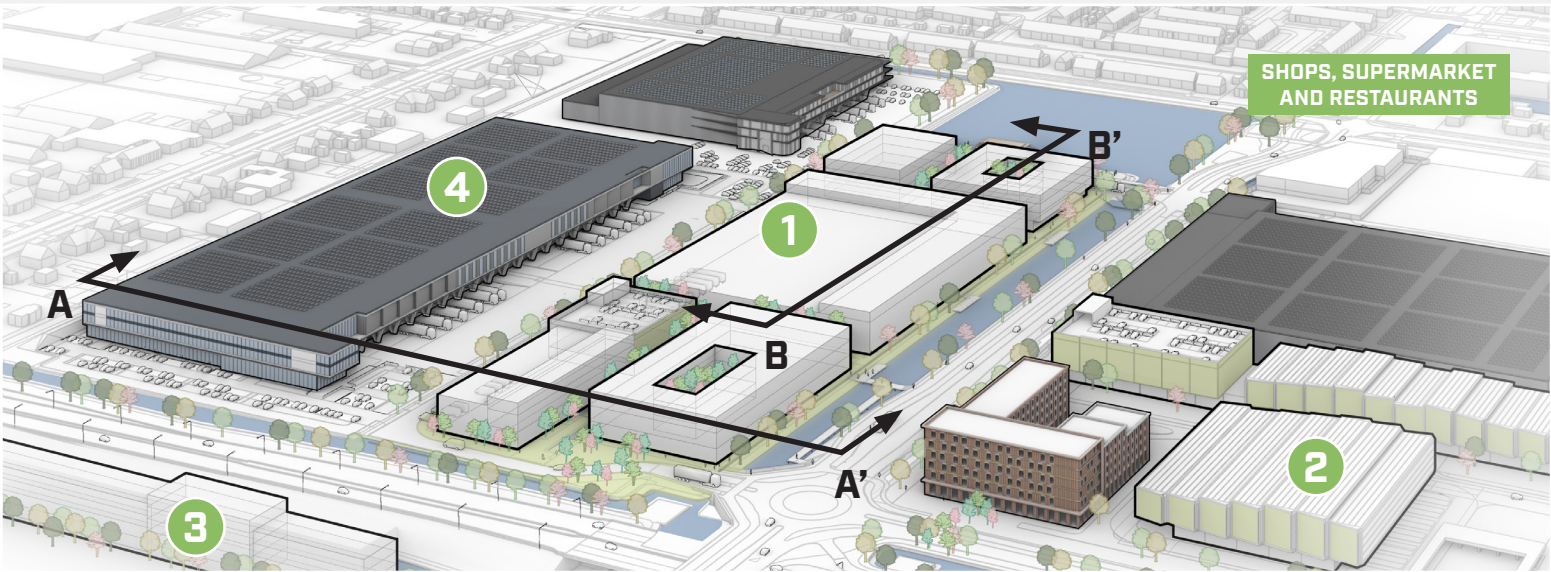
Located directly on the N201 and within the Schiphol Airport Area, Green Square Business Campus sits at the heart of a key international logistics network. Bordering a vibrant residential area with a wide range of amenities, this is a place where opportunities literally stack up.

## Shaped around your ambitions

Whether you're a global player seeking a dedicated campus, or an innovator ready to grow, Green Square Business District adapts to your needs. One expansive development or multiple high-spec units: the future is wide open on Green Square Business Campus.



Dual-branded Hilton hotel



### 1 GREEN SQUARE CENTRAL DISTRICT

**No limits to international ambitions.** Green Square Central District offers international players exceptional facilities and guaranteed power availability. Immediately available customisable spaces, reliable power supply, and premium short-stay accommodations create a high-performance environment for businesses with serious growth objectives..

### 2 GREEN SQUARE PANORAMA

**Visibility at its best.** Green Square Panorama delivers premium visibility, positioned directly along the N201, where 60,000 vehicles pass daily. Ideal for upscale showrooms and flagship offices, this is the place to make your brand impossible to overlook.

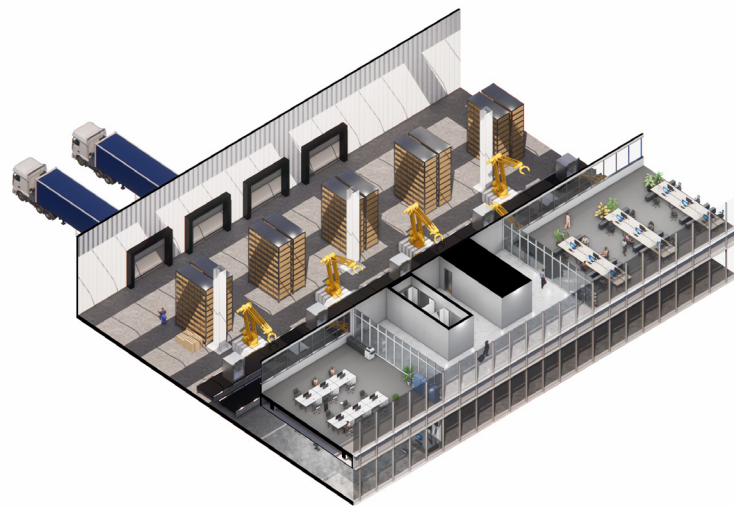
### 3 GREEN SQUARE OFFICES

**Designed for impact.** Green Square Offices offer premium-quality office space for smaller businesses with major ambitions. Its location along the N201 provides access to the campus's international network without compromising representativeness, sustainability, or flexibility.

### 4 GREEN SQUARE LOGISTICS

**Proven international success.** Green Square Logistics is our fully leased, premium facility for global leaders, offering sustainable design, strategic access to Schiphol Airport, and seamless connectivity to Europe's major transport routes.





WAREHOUSE

## Foundation for success

- + Flexible and scalable options tailored to your business needs.
- + Guaranteed, reliable power supply. Up to 6 MVA power guarantee.
- + Unparalleled building height, up to 20 m.
- + Strategically located on the N201 motorway, offering multiple visibility opportunities.
- + In the heart of the Schiphol Airport Area, with the Amsterdam Metropolitan Region within immediate reach.
- + Adjacent to premium amenities and residential areas, ideal for employees and business visitors alike.
- + Short-stay options and a dual-branded Hilton hotel on site.
- + Fully operational within the 12 months after signing.

## Vibrant by design

- + Attractive for talent.
- + Modern sports facilities, restaurants and green outdoor spaces on and around the campus.
- + Safe and secure environment.
- + TAPA-certified buildings and top-tier security.
- + Access to talent.
- + A highly educated workforce, attractive to international companies.
- + Direct public transport connections for smooth commuting.
- + We work to live.



OFFICE

SECTION A-A'





## Building opportunities

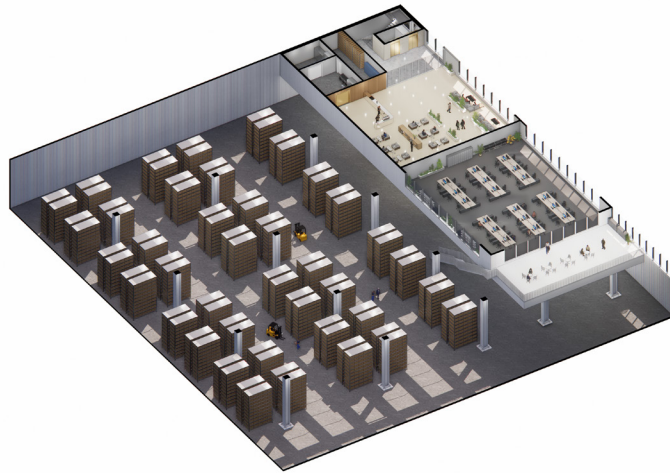
At Green Square Business Campus, everything is about progress and speed. It offers your business the power to match your ambitions.

At this campus, business potential comes in many forms:

- + Global players find built-to-suit, future-ready premises with guaranteed power, multimodal access and rapid delivery. Designed for ambitious expansion or relocation in the Amsterdam Metropolitan Region.
- + Logistics companies benefit from efficient infrastructure and direct access to transport routes.
- + Assembly and production firms will find scalable workspaces with a stable energy supply.

- + For laboratories and pharmaceutical companies, there's the opportunity to operate in a controlled environment that meets the highest standards of quality and safety.

Whatever form of growth your business is aiming for, there's no shortage of opportunities here. No grid congestion, no lengthy development procedures. Just available space in a region where that's becoming increasingly a. Companies that choose Green Square Business Campus are choosing a location that's ready for the future.



ASSEMBLY



LABORATORY

SECTION B-B'



Ready to explore  
your opportunities?  
Get in touch:

**Van Gool Elburg Vastgoedspecialisten B.V.**  
020-6648585 | [info@vangooelburg.com](mailto:info@vangooelburg.com)

**KRK Makelaars**  
020-4400044 | [amsterdam@krk.nl](mailto:amsterdam@krk.nl)

**Ooms Makelaars Bedrijfshuisvesting**  
010-4248840 | [bog@ooms.com](mailto:bog@ooms.com)

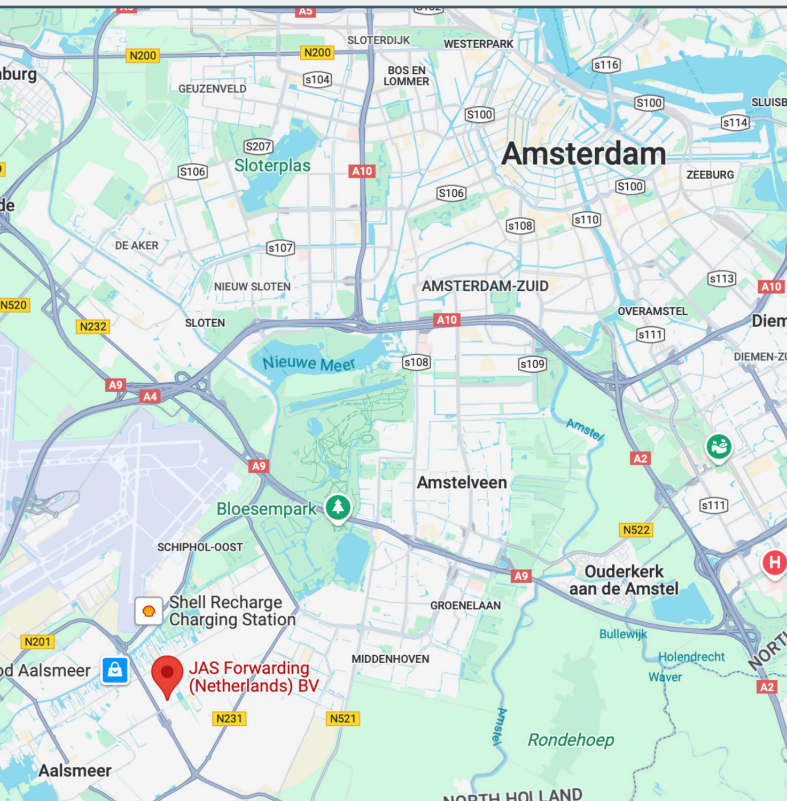
Or go to: [green-square-business-campus.com](https://green-square-business-campus.com)

# NECRON GROUP

Necron Group is a Swiss-based private real estate investment and development firm specializing in the sustainable development and delivery of premium logistics, hospitality, and healthcare projects across Europe. With a strategic long-term vision, Necron proactively anticipates market dynamics, enhances logistic infrastructures, and fosters employment opportunities, thus ensuring attractive returns for discerning investors.

Sustainability lies at the core of Necron's philosophy. Necron is committed to achieving circularity across its developments, consistently meeting or exceeding the BREEAM "Excellent" certification standards.

To date, Necron Group has successfully developed and delivered approximately 350,000 m<sup>2</sup> of real estate across Europe and currently manages a robust development pipeline valued at over €1.5 billion.



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