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TRITAX BIG BOX DEVELOPMENTS COMMENCES CONSTRUCTION ON PHASE 3 OF SYMMETRY PARK BICESTER

Tritax Big Box Developments (TBBD) has commenced construction on Phase 3 of Symmetry Park Bicester, bringing forward 271,000 sq ft of speculative industrial and logistics and advanced manufacturing space across two units.

Following the grant of detailed planning consent in August 2025, Phase 3 will comprise two units measuring 155,688 sq ft and 115,312 sq ft. Built by A&H Construction, the units are designed to meet the needs of occupiers in the logistics and advanced manufacturing sectors, with practical completion targeted for Q1 2027.

The new buildings will target BREEAM 'Excellent' and EPC 'A+' sustainability standards. In line with TBBD's commitment to delivering highly efficient, future-ready space, the units will incorporate sustainability features, such as rainwater harvesting and PV on the roofs, and will be designed to achieve Net Zero Carbon in construction, in line with the UKGBC Framework.

Symmetry Park Bicester is situated on the A41 and within close proximity to J9 of the M40, offering excellent road connectivity. The site also benefits from strong rail connectivity, with direct services to Oxford, London Marylebone and Birmingham, supporting its appeal to a broad range of occupiers. The park is located within a substantial and expanding labour catchment and has already established itself as a key employment location within the Oxford–Cambridge corridor.

Symmetry Park Bicester is already home to a number of prominent occupiers, including Ocado, DP World, DPD, Bentley Designs and Medline, underlining the scheme's established credentials and the continued demand for high-quality industrial and logistics accommodation in the region.

Tom Leeming, Director at Tritax Big Box Developments, said: "Bringing forward the next phase of Symmetry Park Bicester reflects our confidence in the location and the continued strength of occupier demand along the M40 corridor. Phase 3 will deliver best-in-class, sustainable space that supports both logistics and advanced manufacturing occupiers, building on the success of earlier phases at this well-established development."

The two units are being brought forward speculatively and will be available on a leasehold basis.

Joint letting agents for the scheme are Savills and DTRE.

ENDS

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About Tritax Big Box REIT plc

Tritax Big Box REIT plc (ticker: BBOX) is the largest listed investor in high-quality logistics warehouse assets and controls the largest logistics-focused land platform in the UK. Tritax Big Box is committed to delivering attractive and sustainable returns for shareholders by investing in and actively managing existing built investments and land suitable for logistics development. The Company focuses on well-located, modern logistics assets, typically let to institutional-grade clients on long-term leases with upward-only rent reviews and geographic and client diversification throughout the UK. Additionally, having adopted a "power first" approach, the Company has recently secured its first data centre development opportunities (amounting to 272MW), and has a pipeline of over 1-gigawatt of further opportunities, offering the potential to deliver exceptional returns on an accelerated basis.

The Company is a real estate investment trust to which Part 12 of the UK Corporation Tax Act 2010 applies, is listed on the Official List of the UK Financial Conduct Authority and is a constituent of the FTSE 250, FTSE EPRA/NAREIT and MSCI indices.

Further information on Tritax Big Box REIT is available at www.tritaxbigbox.co.uk