

Eastbrook Village

MILTON KEYNES EAST



AUGUST 2025 NEWSLETTER

EASTBROOK VILLAGE

Eastbrook Village consists of outline planning for 4,000–4,600 homes, approximately 400,000 m2 of mainly logistics employment space, primary & secondary schools, community facilities and new open spaces, including a linear park along the River Ouzel.

Since the last newsletter, highways infrastructure works are moving with momentum, the first phase of residential development has broken ground and we have been continuing to grow our consultancy team at Eastbrook Village.

DEVELOPMENT UPDATE

The first phase of residential development has broken ground at Eastbrook Village. Phase 1a, being delivered by Berkeley St Joseph Homes, is under construction; comprising 194 dwellings from 1–5 bed homes including apartments and affordable housing provision.

St Joseph have forecast to bring the first homes to market in late 2025.



Archaeological investigations are advancing steadily. RPS are working hard on two areas in the north of the site, and have been appointed to commence their final digs, scheduled for completion the end of 2025.



Our partnerships have been growing. We regularly engage with our design team to provide a collaborative and pragmatic approach to problem solving.

Local partnerships are very important to us. In May 2025 Berkeley Foundation hosted an employability day onsite with a local charity that we are proud to add to our developing Community Plan for Eastbrook Village.



INFRASTRUCTURE UPDATE

Upcoming planned works have been split into the following phases:

1. Highways Infrastructure – Realigned A509 (Open To Public)

The newly aligned A509 North is now open to the public. Redway links are being introduced progressively from August, alongside the completion of verge works.

2. Highways Infrastructure – M1 Junction 14 (Current Phase)

The connection between the upgraded A509 and M1 Junction 14 is on track to open 31 August 2025. Ancillary works to verges and footways will continue thereafter within designated safe working zones.

3. River Ouzel Bridge (Current Phase)

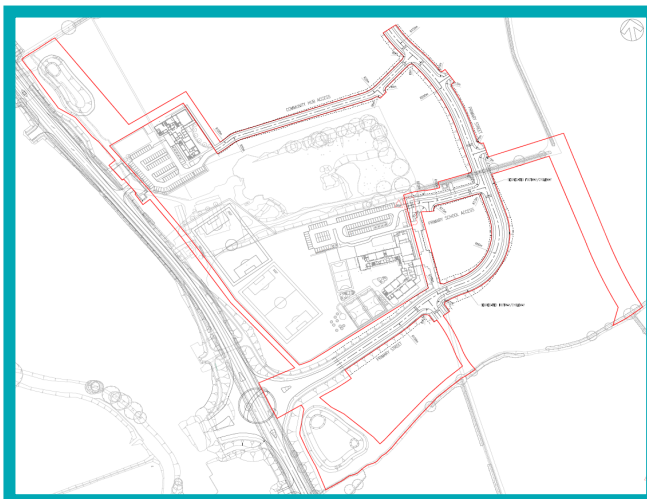
Construction of the River Ouzel bridge is advancing as planned. Foundation abutment walls were installed in March, and beams placed in July. Completion is expected in early 2026, facilitating the future floodplain link road.

4. Primary Street North & Floodplain Link Highways (December 2025 Into 2026)

Infrastructure works will continue into 2026, supporting phased development across northern and western areas of Eastbrook Village.



INFRASTRUCTURE UPDATE



UPCOMING WORKS

We continue to work hard progressing key infrastructure, the Ouzel River bridge and Phase 1a of residential homes. Planning continues for the linear park, enabling works for future development in the north of Eastbrook Village, employment land, and the development of a detailed community plan.

CONTACT DETAILS

With the specialist highways works undertaken by Laing O'Rourke completing later this year, we have recently launched a direct communication channel to the MK East Berkeley Group. Should you wish to contact us please use our email address mkeast@berkeleygroup.co.uk and download our app from the QR code for future project updates.

