# Tina Green invests £28 million in Oxford Street flats as Topshop eyes high street comeback



In a notable turn of events for the retail sector, Tina Green, the wife of retail mogul Sir Philip Green, has made a considerable investment in property, acquiring twenty flats near the former flagship store of Topshop on Oxford Street. Through her Guernsey-based investment vehicle, P17 Investments, Lady Green's purchase of leases in Garrett Mansions includes luxuriously appointed apartments valued at approximately £1.4 million each, with a total potential investment of up to £28 million.

Her investment comes as Topshop, a brand closely associated with Lady Green through the ownership of its parent company, Arcadia Group, gears up for a notable return to physical retail. This marks a significant moment in the brand's journey, as it recently held a one-day pop-up event in Shoreditch, East London, igniting speculation about a more permanent high street presence.

The backdrop to this investment is laden with complexity. In 2020, Arcadia Group faced severe challenges, culminating in its administration at the end of November, which resulted in the closure of numerous stores and the loss of around 13,000 jobs. This downfall was largely accelerated by the adverse economic impacts of the COVID-19 pandemic, which forced many physical retail outlets to close during lockdowns. The aftermath of this crisis led to a consolidation of retail brands, with Topshop's key assets being auctioned off to online competitors as traditional brick-and-mortar sales plummeted.

Despite these hurdles, the retail landscape is slowly transforming, with hints of revival evident in recent trends. The potential resurgence of Topshop coincides with a renewed appetite for physical retail experiences as consumers emerge from pandemic constraints. This optimism might also be reflected in the broader market, as investors and retailers alike adapt to the post-COVID environment.

Lady Green's strategic property investment aligns not only with her personal interests but also with a broader trend of reimagining retail spaces in urban environments. As the high street grapples with the onslaught of online shopping, the juxtaposition of luxury residential developments near historical retail hubs may signify a future where such spaces evolve to meet changing consumer demands.

The Green family's complex financial arrangements and controversies, particularly in relation to their handling of Arcadia's administration and their considerable wealth, continue to cast a long shadow. Nevertheless, Tina Green's recent actions could be viewed as a bold step forward, not only for her personal portfolio but also for the broader narrative surrounding the revitalisation of the high street.

In essence, as the retail world observes Topshop's tentative steps back into physical storefronts, Lady Green's investment might herald an adaptive strategy aimed at leveraging the shifting dynamics of urban living and consumer behaviour. The forthcoming months will likely be critical in determining whether this approach will yield fruitful returns amidst the rapidly changing landscape of retail.

### Reference Map

1. Paragraph 1: Sources 1, 2
2. Paragraph 2: Sources 1, 2
3. Paragraph 3: Sources 4, 5
4. Paragraph 4: Sources 2, 4
5. Paragraph 5: Sources 3, 4
6. Paragraph 6: Sources 1, 3

Source: [Noah Wire Services](https://www.noahwire.com)

## Bibliography

1. <https://www.dailymail.co.uk/money/markets/article-14698259/Wife-retail-baron-Sir-Philip-Green-lucrative-property-deal.html?ns_mchannel=rss&ns_campaign=1490&ito=1490> - Please view link - unable to able to access data
2. <https://www.dailymail.co.uk/money/markets/article-14698259/Wife-retail-baron-Sir-Philip-Green-lucrative-property-deal.html?ns_mchannel=rss&ns_campaign=1490&ito=1490> - The article reports that Tina Green, wife of retail magnate Sir Philip Green, has made a significant property investment near Topshop's former flagship store on London's Oxford Street. Through her Guernsey-based company, P17 Investments, she acquired 20 flats in Garrett Mansions, a complex near Marble Arch, in August 2020. The apartments, featuring amenities like a pool, spa, and gym, are valued at £1.4 million each, totaling up to £28 million. This investment comes as Topshop plans a return to physical retail with a pop-up event in Shoreditch, East London, ahead of a potential High Street comeback.
3. <https://www.businessinsider.com/who-is-lady-tina-green-the-owner-of-arcadia-2016-5> - This article provides an overview of Lady Tina Green, the owner of Arcadia Group, which includes brands like Topshop. It details her background, business ventures, and the strategic role she plays in the ownership and management of the retail empire. The piece also touches upon her personal life and the controversies surrounding the Green family's wealth and tax arrangements.
4. <https://www.theguardian.com/business/2020/nov/30/arcadia-group-goes-into-administration> - The Guardian reports that Arcadia Group, the parent company of Topshop, has entered administration after high street sales were adversely impacted by the COVID-19 pandemic. The article discusses the challenges faced by the company, including store closures and the impact on employees, and provides insights into the retail sector's struggles during the pandemic.
5. <https://www.theguardian.com/business/2020/nov/30/arcadia-group-goes-into-administration> - This article from The Guardian discusses the administration of Arcadia Group, the parent company of Topshop, following a decline in high street sales due to the COVID-19 pandemic. It covers the implications for the company's brands, employees, and the broader retail industry.
6. <https://www.theguardian.com/business/2020/nov/30/arcadia-group-goes-into-administration> - The Guardian reports that Arcadia Group, the parent company of Topshop, has entered administration after high street sales were adversely impacted by the COVID-19 pandemic. The article discusses the challenges faced by the company, including store closures and the impact on employees, and provides insights into the retail sector's struggles during the pandemic.
7. <https://www.theguardian.com/business/2020/nov/30/arcadia-group-goes-into-administration> - This article from The Guardian discusses the administration of Arcadia Group, the parent company of Topshop, following a decline in high street sales due to the COVID-19 pandemic. It covers the implications for the company's brands, employees, and the broader retail industry.