



For Immediate Release

The United States and India Lead Global Flexible Office Demand Amid Growing Market Maturity

India ranks #1 globally in Cushman & Wakefield's Flexible Office Market Maturity Index

SINGAPORE, 13 October 2026 – Flexible office has entered a new phase of maturity, evolving from a workplace amenity into a core real estate strategy for occupiers and building owners globally, according to Cushman & Wakefield's [Global Trends in Flexible Office 2026](#) report.

Demand for flexible workspace is increasingly broad-based and geographically diverse. According to a recent Upflex analysis, the United States (U.S.) continues to lead global demand, with a 38.7% share of all bookings in the first half of 2026. However, India has emerged as a major force in the sector, becoming the world's second most active flexible office market and ranking first globally in Cushman & Wakefield's Flexible Office Market Maturity Index¹.

Anshul Jain, Chief Executive – India, Southeast Asia, Middle East & Africa and APAC Office & Retail said, “Flexible office has evolved from a short-term workspace solution into a mainstream occupier strategy. Today, it accounts for around one-fifth of office leasing activity in India, making it one of the market's largest occupier segments. Organisations are increasingly drawn to its speed, scalability and lower-risk operating model, which supports business growth while providing greater adaptability in changing market conditions.”

“Across Asia Pacific (APAC), flexible office markets continue to mature. Besides India which ranked highest globally in terms of market maturity, Singapore, Philippines and Malaysia also emerged as some of the region's most mature flexible office markets, highlighting the growing role of flexible workspace in business expansion and workplace strategies across the region,” added Mr Jain.

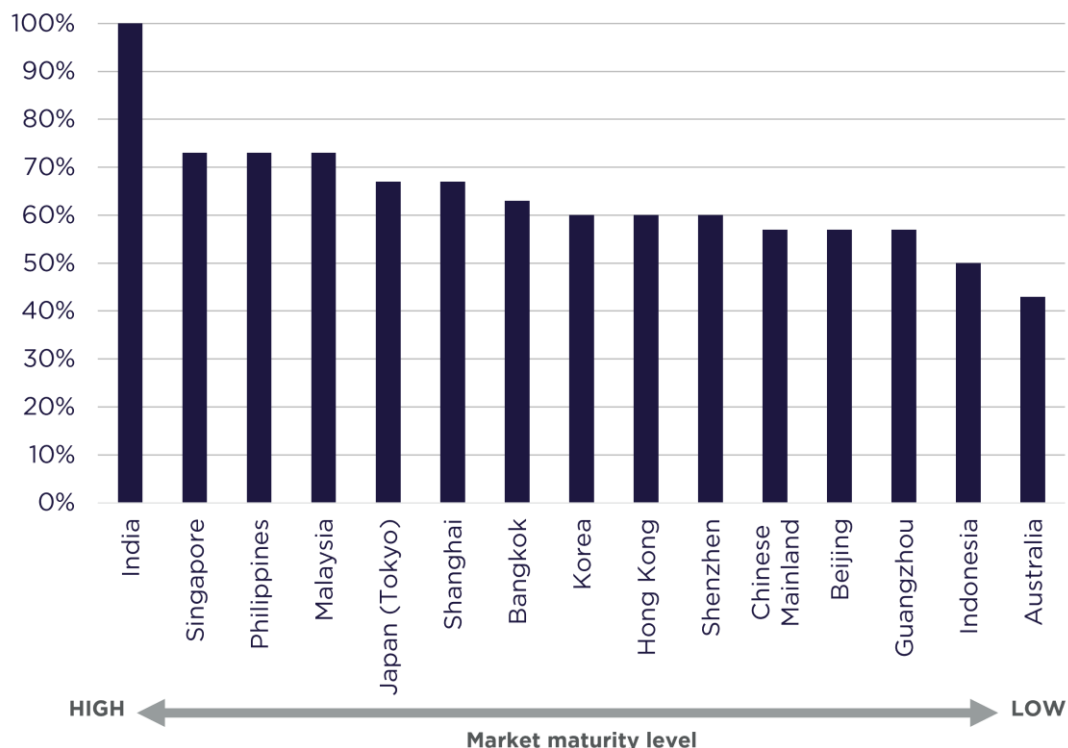
¹Cushman & Wakefield's Flexible Office Market Maturity Index is a scoring system that assesses flexible office markets across a range of indicators (market size, leasing activity, operator presence, workplace formats, landlord participation, operating models, managed space adoption, market transparency and tenant demand). Markets are scored and normalised to enable comparison across global regions and identify the world's most mature flexible office ecosystems.

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APAC Flexible Office Market Maturity Index



Source: Cushman & Wakefield

India Sets the Pace for Flexible Office Growth

As the world's most mature flexible office market, India continues to demonstrate strong momentum across occupier demand, supply growth and operator activity. The market's flexible office inventory reached 88.7 million square feet (msf) in H1 2026. Between 2023-2025, flex operators leased 44.1 msf of space with more than 720,000 flex seats leased, highlighting sustained occupier demand and continued market expansion. Flexible office stock is projected to double by 2030 as operators continue expanding to meet growing enterprise demand.

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The report also highlights how India's growing flex ecosystem is influencing markets beyond its borders. Indian operators are expanding internationally, while regional and global providers continue to increase their presence in India. Examples include Smartworks' expansion into Singapore and Table Space's proposed entry into the Philippines through a strategic stake in KMC Solutions. Meanwhile, regional operators such as JustCo and several Middle East-based flexible office providers continue to expand into India.

The Next Wave of Flexible Office Growth

The growth trajectory for flexible office is expected to remain strong, driven by occupiers seeking greater agility in how and where they expand, particularly as multinational companies and global capability centres use flexible workspace as a low-risk entry point into new markets. At the same time, rising expectations around workplace quality, employee experience and sustainability are accelerating the shift towards higher-grade, premium flexible office solutions. Growing institutional capital is also enabling operators to scale, consolidate and expand across multiple markets, with many operators broadening their offerings beyond traditional co-working to include managed offices, fit-out solutions and integrated workplace services. As international standards for service, technology and workplace experience continue to rise, larger regional platforms will be well positioned to capture the next phase of demand.

To access the full Global Trends in Flexible Office 2026 report, including detailed market assessments across APAC, Europe, the Middle East and Africa (EMEA), and the Americas, click [here](#).

About Cushman & Wakefield

Cushman & Wakefield (NYSE: CWK) is a leading global commercial real estate services firm for occupiers and investors with approximately 53,000 employees in over 350 offices and nearly 60 countries. In 2025, the firm reported revenue of \$10.3 billion across its core service lines of Services, Leasing, Capital markets, and Valuation and other. Built around the belief that *Better never settles*, the firm receives numerous industry and business accolades for its award-winning culture. For additional information, visit www.cushmanwakefield.com.

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