



UNIT 1 - 89,090 SQ FT  
UNIT 3 - 54,819 SQ FT

SPECULATIVELY BUILT INDUSTRIAL  
AND DISTRIBUTION OPPORTUNITIES

A23 | UK  
Gothard Green Way  
Goddards Green  
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AVAILABLE  
**NOW**  
GRADE-A UNITS • GRADE-A UNITS • GRADE-A UNITS



PANATTONI PARK  
BURGESS HILL



## PANATTONI PARK BURGESS HILL



UNIT 3 54,819 SQ FT



UNIT 1 89,090 SQ FT

# 2 GRADE-A NEW BUILD UNITS OF 54,819 & 89,090 SQ FT

Panattoni Park Burgess Hill has been designed with scale and efficiency in mind, making Units 1 and 3 ideal for logistics and industrial occupiers seeking strong reach across the South Coast.

With clear internal heights of 12.5m in Unit 1 and 10m in Unit 3, both buildings are well suited to high-level racking and mezzanine installations, enabling multiple functions to consolidate seamlessly under one roof. Externally, each unit includes a secure 35m goods yard alongside a dedicated car park with EV charging and bicycle storage.

Both units are rated BREEAM 'Excellent' and EPC 'A', with integrated sustainable technologies helping to reduce energy use and lower ongoing operational costs.

## SUSTAINABLE AS STANDARD



Building fabric designed and constructed to very high standards of insulation and air tightness



15% rooflights to warehouse roof resulting in a high level of natural daylight reducing need for artificial lighting



Roof-mounted solar photovoltaic (PV) system



Water saving taps and WCs



Water leak detection



Electric vehicle charging points in the car park



Cycle parking



Sub-metering of energy consumption



Bus route with walkway directly into site

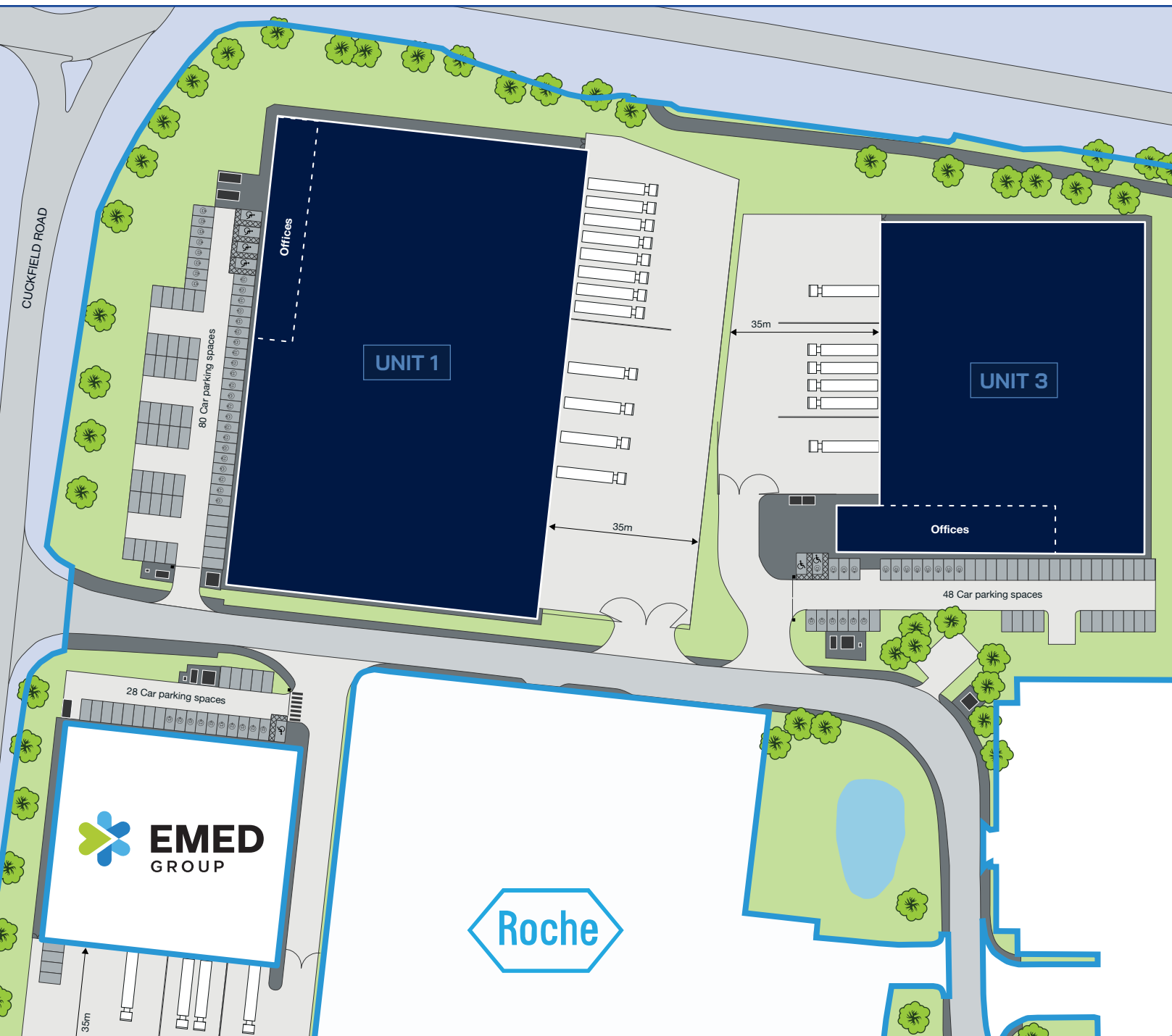


MEETS  
ESG  
STANDARDS

BREEAM®  
BREEAM  
'EXCELLENT'

A 0-25

EPC  
RATING OF  
'A'



## UNIT 1

	sq ft	sq m
Warehouse	78,091	7,255
Offices + plant terrace	10,999	1,022
<b>TOTAL (GEA)</b>	<b>89,090</b>	<b>8,277</b>



**8**  
DOCK  
DOORS



**4**  
LEVEL ACCESS  
DOORS



**12.5M**  
CLEAR  
INTERNAL HEIGHT



**30**  
EV CHARGING  
POINTS



**80**  
CAR PARKING  
SPACES

## UNIT 3

	sq ft	sq m
Warehouse	46,902	4,357
Offices	7,917	736
<b>TOTAL (GEA)</b>	<b>54,819</b>	<b>5,093</b>



**4**  
DOCK  
DOORS



**2**  
LEVEL ACCESS  
DOORS



**10M**  
CLEAR  
INTERNAL HEIGHT



**18**  
EV CHARGING  
POINTS



**48**  
CAR PARKING  
SPACES

## BASE SPECIFICATIONS



UP TO  
**50KN/M2**  
FLOOR LOADING



**2 MVA**  
POWER SUPPLY  
PARKWIDE\*  
(\*Additional 7MVA  
upon request)



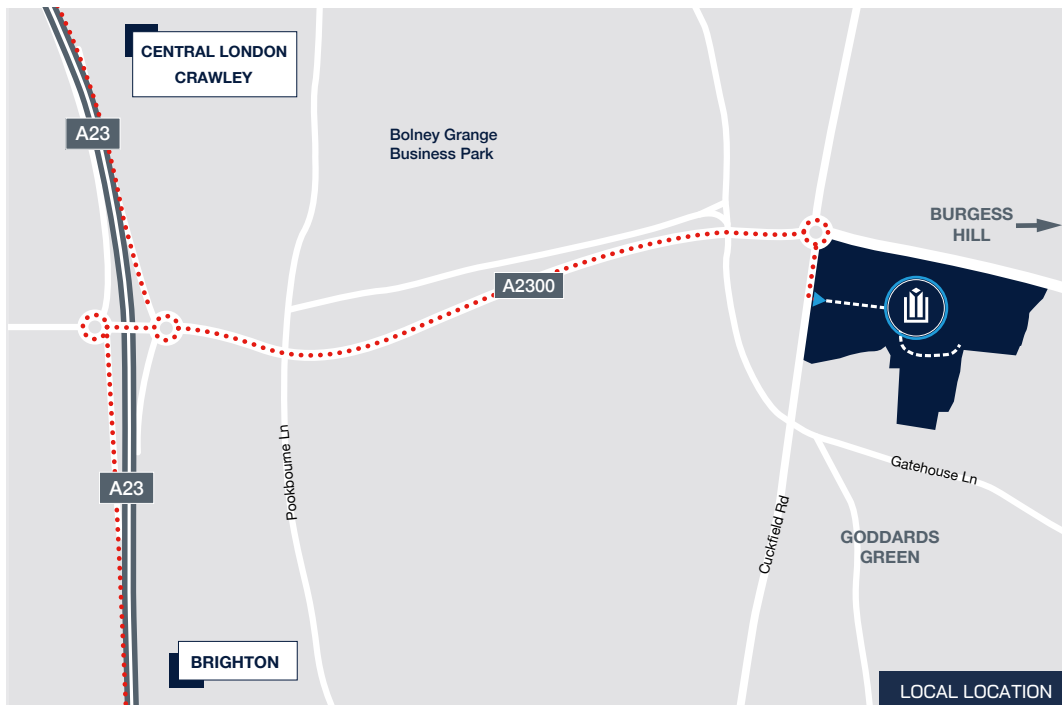
**LED**  
LIGHTING



## LOCATION

Panattoni Park Burgess Hill benefits from a location directly fronting the A2300 dual carriageway, with the A23/M23 directly accessing the M25.

AVAILABLE  
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