

AVAILABLE Q3 2025:
2 SPECULATIVELY BUILT UNITS TOTTALLING

200,000 SQ FT

BASE SPECIFICATION

- 15M CLEAR INTERNAL HEIGHT
- MINIMUM 50KN/M2 FLOOR LOADING
- 15% ROOF LIGHTS
- 1.5 MVA POWER SUPPLY PARK WIDE
- UP TO 50M YARD DEPTH
- EV CHARGING POINTS



CRAWLEY134

Warehouse	122,344 sq ft	11,366 sq m
Mezzanine office inc. ground floor core	12,129 sq ft	1,217 sq m
TOTAL (GEA)	134,473 sq ft	12,493 sq m

- 13 DOCK DOORS
- 2 LEVEL ACCESS DOORS
- 33 HGV PARKING SPACES
- 129 CAR PARKING SPACES
- 1MVA POWER SUPPLY
- 50M YARD DEPTH

CRAWLEY65

Warehouse	59,403 sq ft	5,519 sq m
Mezzanine office inc. ground floor core	6,217 sq ft	577 sq m
TOTAL (GEA)	65,620 sq ft	6,096 sq m

- 6 DOCK DOORS
- 1 LEVEL ACCESS DOOR
- 2 HGV PARKING SPACES
- 71 CAR PARKING SPACES
- 500KVA POWER SUPPLY
- 40M YARD DEPTH

CAPABLE OF COMBINED UNIT
TOTTALLING 200,000 SQ FT

PANATTONI
SUSTAINABLE AS STANDARD

Benefit from a high standard specification, targeting BREEAM 'Excellent' to prioritise energy efficiency and reduce operating costs.

- Building fabric designed and constructed to very high standards of insulation and air tightness
- Water saving taps and WCs
- Water leak detection
- 15% rooflights to warehouse roof resulting in a high level of natural daylight, reducing need for artificial lighting
- Electric vehicle charging points in the car park
- Cycle parking
- Roof-mounted solar photovoltaic (PV) system
- Sub-metering of energy consumption
- Rainwater harvesting

ESG Meets ESG Standards

BREEAM® Targeting BREEAM 'Excellent'

A 0-25 EPC rating of 'A'

