TO LET



Vanguard Logistics Park, Woolmer Road, Longmoor, Liphook, Hampshire, GU33 6DN

AVAILABLE NOW TWO HIGH QUALITY BRAND NEW INDUSTRIAL/DISTRIBUTION WAREHOUSES

Tenure	To Let
Available Size	146,196 to 346,563 sq ft / 13,582.05 to 32,196.76 sq m
Business Rates	N/A
EPC Rating	Upon enquiry

- EPC A & BREEAM 'Outstanding'
- 15M Eaves Height
- EV Charging
- 5 MVA
- 50 kN/m2 Floor Loading
- 50M Yard Depth
- Prime location on the Longmoor junction of the A3
- Excellent & Growing Local Labour Supply!

Description

The site is located in Hampshire and spans 15 acres and consists of two high quality warehouses of 200,367 and 146,196 SQ FT, available now. Vanguard Logistics Park is an exceptional development for a vast range of occupiers seeking to optimise their business activities in the South East to the rest of the UK.

Location

Vanguard Logistics Park is a new industrial/distribution development located in Longmoor, Hampshire. The scheme is strategically located on the Longmoor junction of the A3, which provides exceptional access to Greater London and M25 (N) and the M27 corridor to the south.

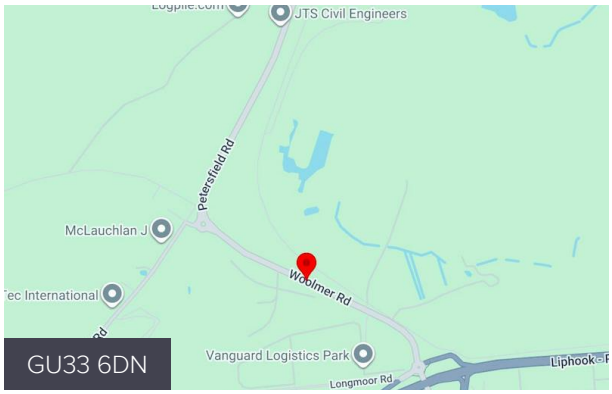
Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Unit - 1	199,388	18,523.75	Available
Unit - 2	145,809	13,546.10	Available
Total	**345,197**	**32,069.85**	







Viewing & Further Information

Jonjo Lyles
0203 824 9417 | 07388 488 252
jonjo.lyles@m1agency.co.uk

Sophie Cordery
07825 380 457
sophie.cordery@m1agency.co.uk

Joe Salisbury
07809399946
joe.salisbury@m1agency.co.uk

Andy Hall
0203 889 1013 | 07824 525 821
andy.hall@m1agency.co.uk

Harry Pardoe
07810355831
harry.pardoe@m1agency.co.uk

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