New Build Last Mile Delivery / Trade / Industrial / Warehouse Units To Let

HORTUS

SW20

DELIVERY Q3 2026

HORTUS INDUSTRIAL PARK | 88 BUSHEY ROAD | LONDON | SW20 0JQ

HORTUS

SW20

SIX NEW UNITS TO LET

9,710 - 25,900 ft²

HORTUS INDUSTRIAL PARK | 88 BUSHEY ROAD | LONDON | SW20 0JQ

YOUR FUTURE STARTS AT HORTUS

THREE PHASE **POWER SUPPLY**

OVER 19m **YARD DEPTH**

FITTED **KITCHENS**

SHOWER & WC FACILITIES

TARGET **WIREDSCORE GOLD**

UNIT 1	FT²	M²
Ground Floor	14,910	1,385
First Floor Offices	2,345	218
TOTAL*	**17,255**	**1,630**
Clear Internal Height		10m
Power		166 kVA
Level Access Loading Doors		2
Car Parking		15

UNIT 2	FT²	M²
Ground Floor	11,525	1,071
First Floor Offices	1,905	177
TOTAL*	**13,430**	**1,248**
Clear Internal Height		10m
Power		133 kVA
Level Access Loading Doors		2
Car Parking		12

UNIT 3	FT²	M²
Ground Floor	23,855	2,126
First Floor Offices	2,045	190
TOTAL*	**25,900**	**2,406**
Clear Internal Height		12.5m
Power		252 kVA
Level Access Loading Doors		3
Car Parking		23

UNIT 4	FT²	M²
Ground Floor	14,951	1,389
First Floor Offices	2,271	211
TOTAL*	**17,222**	**1,600**
Clear Internal Height		8m
Power		158 kVA
Level Access Loading Doors		2
Car Parking		14

UNIT 5	FT²	M²
Ground Floor	9,395	873
First Floor Offices	1,495	139
TOTAL*	**10,890**	**1,012**
Clear Internal Height		8m
Power		118 kVA
Level Access Loading Doors		1
Car Parking		9

UNIT 6	FT²	M²
Ground Floor	8,560	795
First Floor Offices	1,150	107
TOTAL*	**9,710**	**902**
Clear Internal Height		8m
Power		109 kVA
Level Access Loading Doors		1
Car Parking		8

* Approximate GEA

SUSTAINABILITY AT THE HEART OF HORTUS

TARGET **EPC RATING** A

TARGET **BREEAM RATING** EXCELLENT

WATER-SAVING TECHNOLOGY

SUSTAINABLY SOURCED CONSTRUCTION MATERIALS

20% **EV CHARGING** POINTS

PHOTOVOLTAIC (PV) ROOF PANELS

CYCLE PARKING SPACES

LED LIGHTING

WELL-ESTABLISHED LOCATION

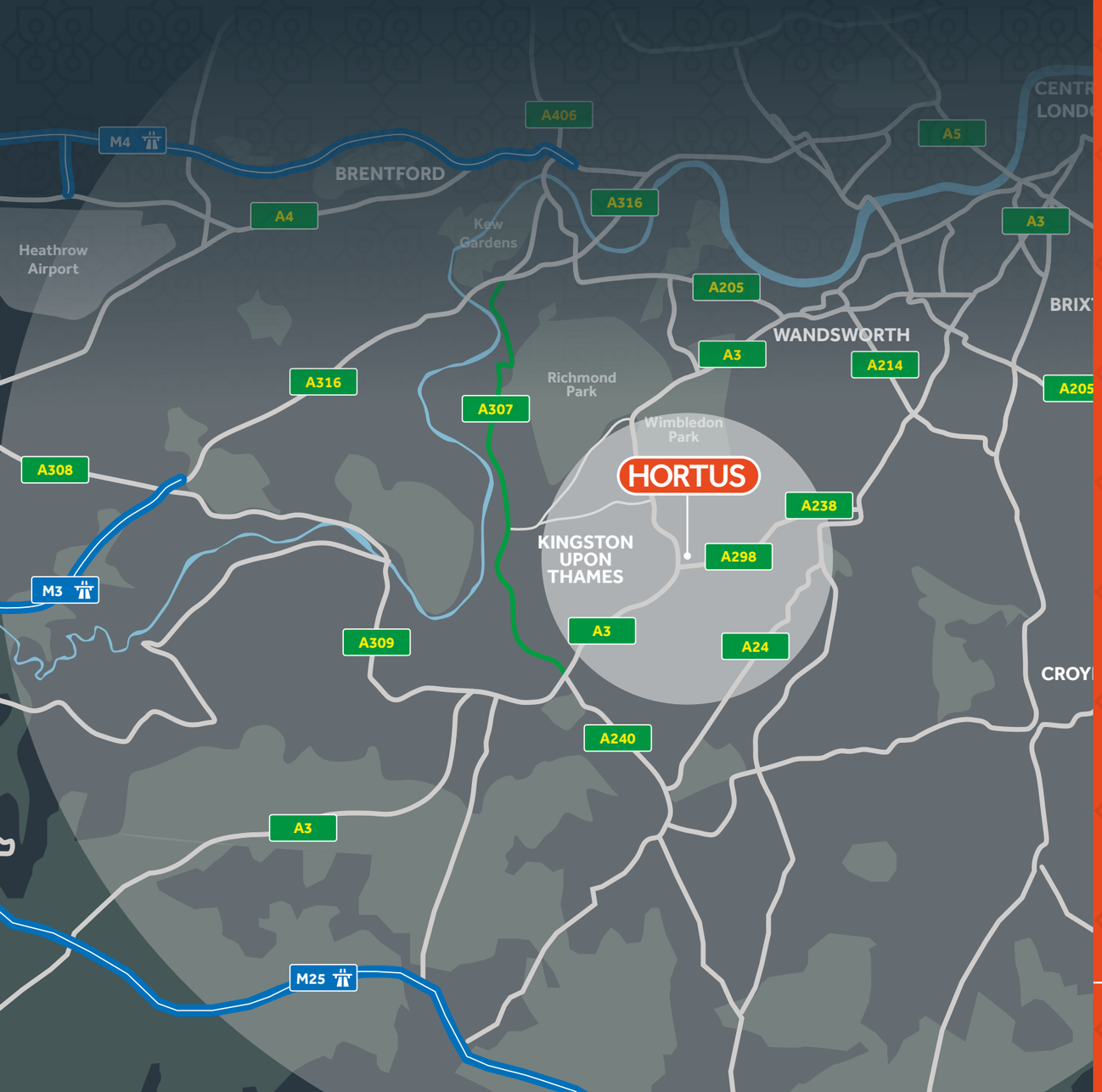
1. Next
2. Pets At Home
3. Topps Tiles
4. Goals Wimbledon
5. World of Golf - London
6. Tesco Extra
7. Korea Foods
8. Big Yellow Self Storage
9. Halfords
10. Champion Timber
11. Krispy Kreme
12. Enterprise Car & Van Hire
13. B & Q
14. Benson For Beds
15. Wren Kitchens
16. Esso Petrol Station
17. Carpetright
18. DFS
19. Currys
20. Beverley Park
21. Malden Golf Club
22. Raynes Park Sports Ground
23. Rainbow Industrial Park
24. New Residential Development
25. Sterling Place Development (456 New Homes)

PRIME SPOT
PROVEN POTENTIAL

SAT NAV SW20 0JQ

glow.fetch.areas

Distance	Population
2 miles	152,232
10 miles	4,480,628



Location	Miles	Mins
A3	0.2 miles	<1 min (walking)
M25 (J9)	9 miles	20 mins
M25 (J10)	12 miles	19 mins
M4 (J1)	8 miles	55 mins
M3 (J1)	10 miles	32 mins
Central London	11 miles	1hr
Heathrow Airport	13 miles	50 mins
Raynes Park Station	0.7 miles	16 mins (walking)

All distances and times are approximates and have been sourced from Google Maps.

HORTUS

SW20

HORTUS-SW20.CO.UK

SHW

ROBERT BRADLEY-SMITH
07469 854 799
rbradley-smith@shw.co.uk

Colliers

JAMES HAESTIER
07818 038 009
james.haestier@colliers.com

A JOINT DEVELOPMENT BY

AVIVA INVESTORS

&

BELL HAMMER

Misrepresentation Act: The particulars in this brochure have been produced in good faith, are set out as a general guide and do not constitute the whole or part of any contract. All liability, in negligence or otherwise, arising from the use of the particulars is hereby excluded. Designed by **threesixtygroup**. June 2026.