

FORREST PARK

UNIT 3

BUILT TO SUIT WAREHOUSE/LOGISTICS UNIT
UNIT 3 - 96,750 SQ FT (8,988 SQ M)
TO LET / FOR SALE

DELIVERABLE WITHIN 12 MONTHS

UNIT 3

An aerial rendering of the Forrest Park industrial estate. The estate consists of several large, modern warehouse and logistics units with blue roofs and grey walls. Unit 3 is highlighted with a green rectangular box and a line pointing to the text 'UNIT 3' above it. The units are arranged in a cluster, with parking areas and green spaces interspersed. The surrounding area is a mix of green fields and some existing buildings.

J59 A1(M)
NEWTON AYCLIFFE
COUNTY DURHAM
DL1 3NL

WHAT3WORDS:
GROWS.BRONZE.INVENT
WWW.WHAT3WORDS.COM



FORRESTPARK.CO.UK

BUILD TO SUIT WAREHOUSE/ LOGISTICS UNIT

Forrest Park is a brand new industrial, logistics & manufacturing development scheme offering brand new, high specification warehouse units from 40,000 - 1,035,000 sq ft available on a leasehold or freehold basis. The site welcomes DPD as a new occupier, underscoring its appeal as a premier location for leading businesses. Forrest Park is fully serviced with a new signalised traffic junction and a 24MW sub station.

Local amenities include The Holiday Inn with adjacent service station with trailer park. Starbucks, Greggs & KFC. Hotel & pub opportunities available.



Indicative Image

Major nearby occupiers include:



DELIVERABLE IN 12 MONTHS

PLANNING CONSENT FOR CLASS E(G), B2, B8 / 24/7 USE

12.5M CLEAR HEIGHT

24 MVA POWER

9 DOCK AND 2 LEVEL ACCESS DOORS

GENEROUS SECURE YARDS

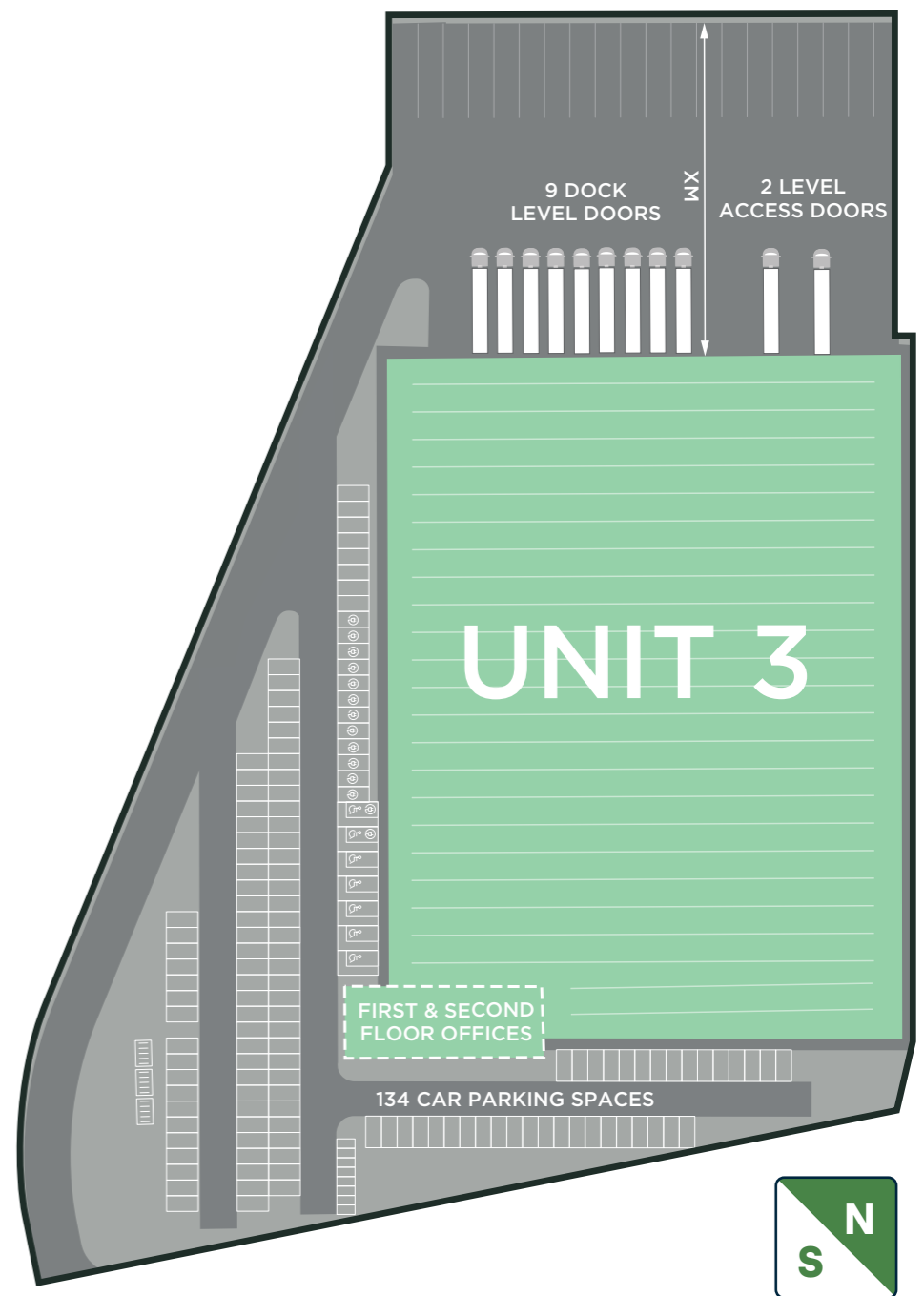
SUSTAINABILITY-LED DESIGN - TARGETING BREEM OUTSTANDING, TARGETING EPC 'A+'

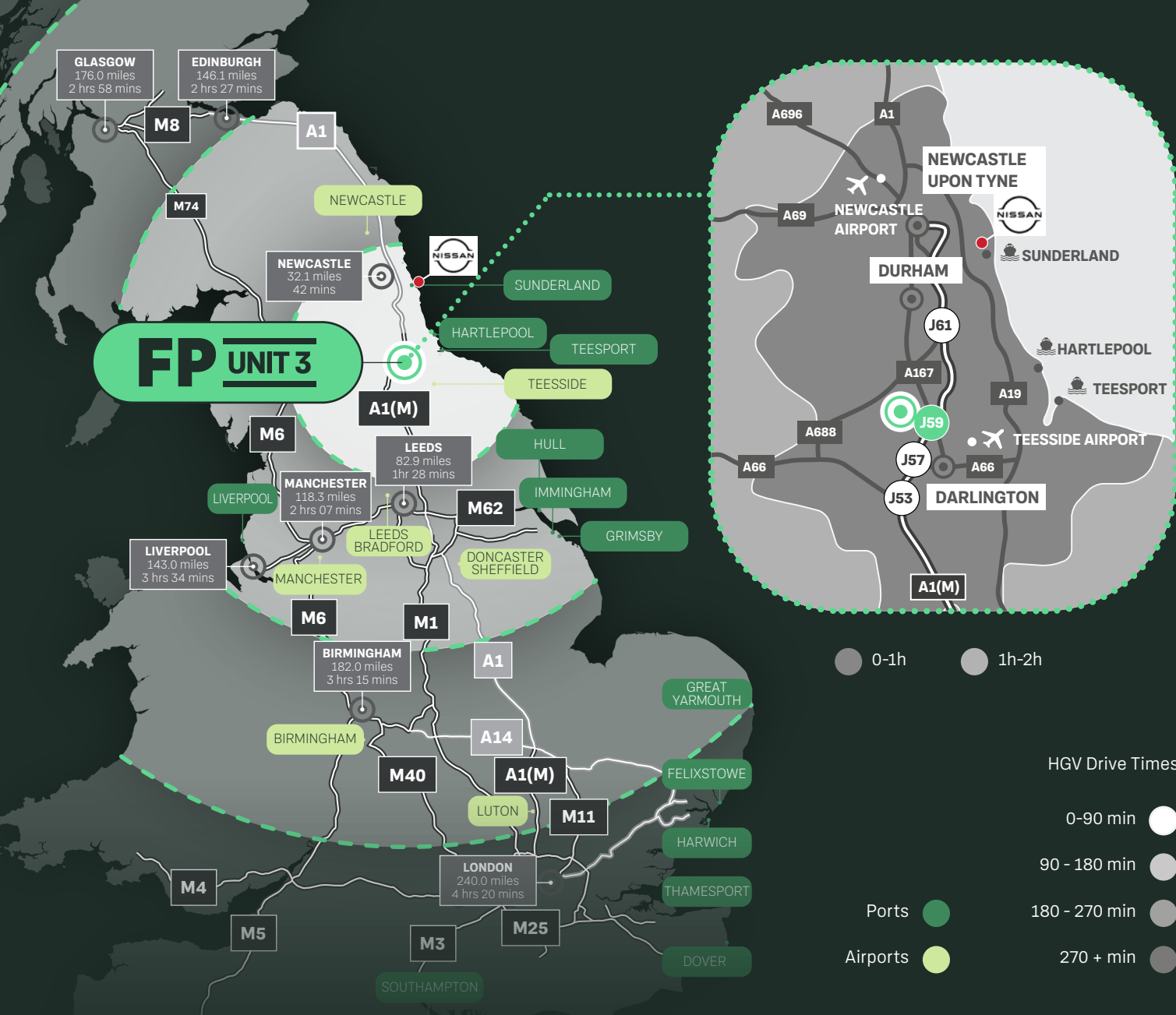
134 CAR PARKING SPACES

FULLY FITTED GRADE A OFFICE ACCOMMODATION

UP TO 50 KN/ M2 FLOOR LOADING

UNIT 3	SQ FT	SQ M
Warehouse	90,000	8,361
Offices	6,750	627
Total	96,750	8,988





FP UNIT 3

LOGISTICS, MANUFACTURING & TRADE ENQUIRIES

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