

TO LET

NEW INDUSTRIAL / MANUFACTURING UNITS

FROM 18,965 TO 32,507 SQ FT

(1,762 TO 3,020 SQ M)

DUNSBURYPARK.CO.UK

SILENT **FREEPORT**



DUNSBURY PARK

J3 A3(M) HAVANT PO9 4FE



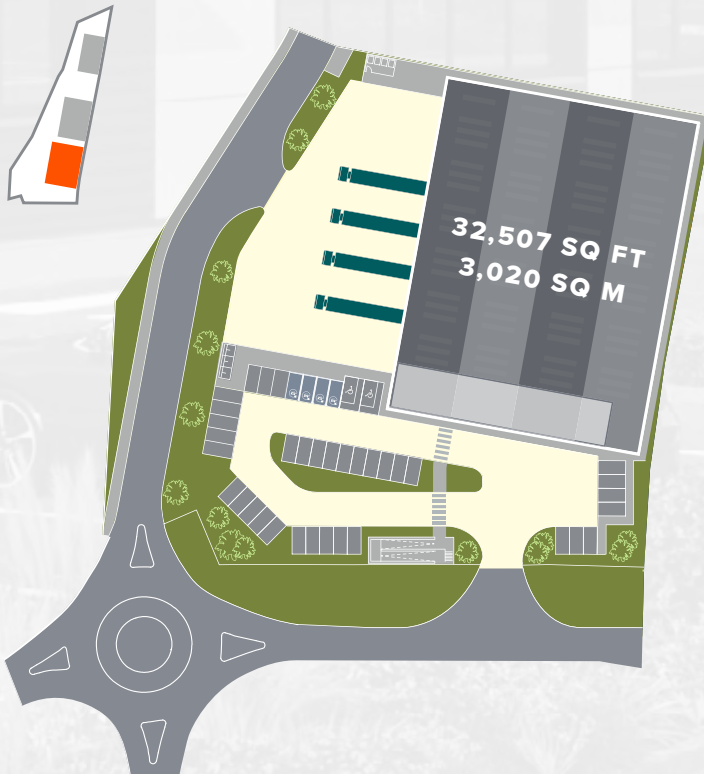
Dunsbury Park is a 100 acre prime business park. It is home to Fat-Face's UK HQ, alongside DPD and Breeze Motor Group. Its success has continued in 2022 with bio medical manufacturer Bio-Pure occupying a brand new 120,000 sq ft hi-tech production facility.

Construction will shortly commence on three new Grade A specification buildings. Units 500, 501 and 502 will be ready at the beginning of 2023. Further opportunities for pre-let occupation are available across Dunsbury Park from 40,000 to 200,000 sq ft.

SCHEDULE

	SQ FT	SQ M
GROUND FLOOR	28,955	2,690
FIRST FLOOR OFFICES	3,552	330
TOTAL	32,507	3,020

FLOOR AREAS ARE BASED ON THE APPROXIMATE GROSS EXTERNAL AREA (GEA)



**4 LEVEL ACCESS
LOADING DOORS**



**SECURE YARD
32M DEPTH**



**41 CAR PARKING
SPACES**



12M TO HAUNCH



**50KN FLOOR
LOADING**



**QUALITY
FITTED OFFICES**

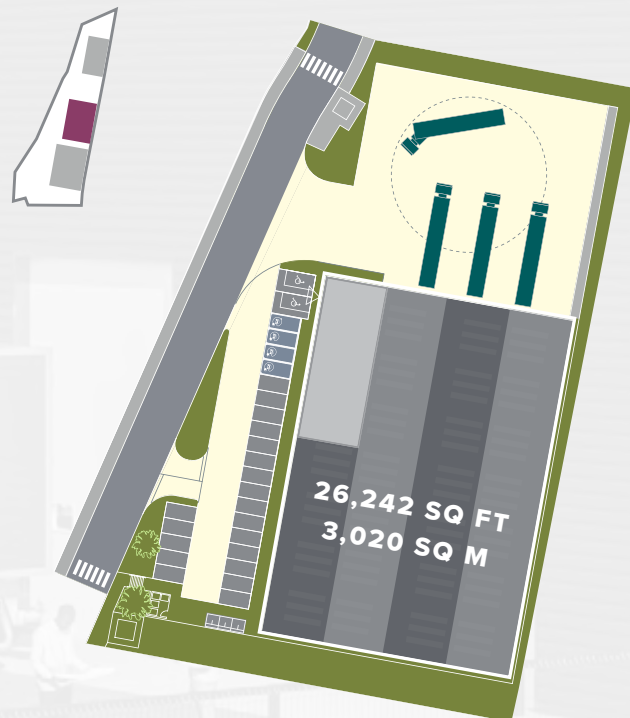


**PASSENGER
LIFT**

SCHEDULE

	SQ FT	SQ M
GROUND FLOOR	24,090	2,238
FIRST FLOOR OFFICES	2,152	200
TOTAL	26,242	2,438

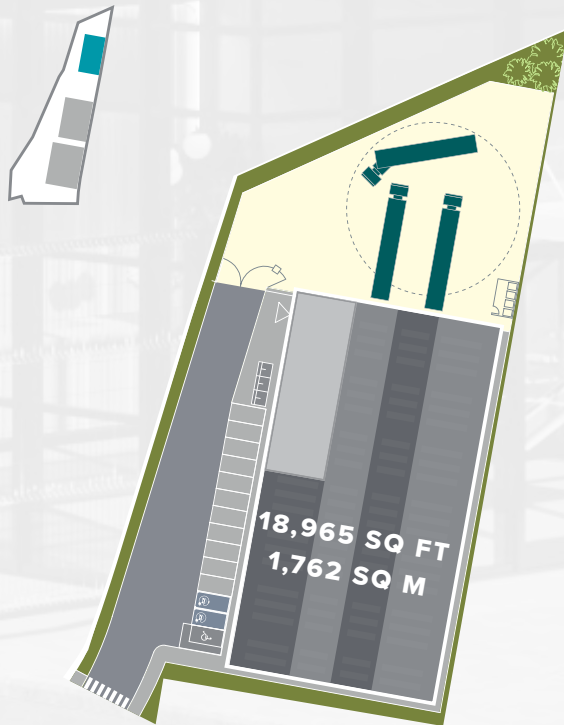
FLOOR AREAS ARE BASED ON THE APPROXIMATE GROSS EXTERNAL AREA (GEA)



SCHEDULE

	SQ FT	SQ M
GROUND FLOOR	16,673	1,549
FIRST FLOOR OFFICES	2,292	213
TOTAL	18,965	1,762

FLOOR AREAS ARE BASED ON THE APPROXIMATE GROSS EXTERNAL AREA (GEA)



2 LEVEL ACCESS
LOADING DOORS



SECURE YARD
35M DEPTH



14 CAR PARKING
SPACES



12M TO HAUNCH



50KN FLOOR
LOADING



QUALITY
FITTED OFFICES



PASSENGER
LIFT

SOLENT **FREEPORT** TAX SITE

The Solent Freeport is one of 8 newly designated regions in the UK where normal customs and tax rules are relaxed or do not apply; the Governments intention is that it will attract inward investment and stimulate business activity in those areas.

From March 2022 Dunsbury Park will be awarded Freeport Tax Site status within the Solent Freeport which enables us to offer a generous government package of financial incentives (subject to application and qualification) for new occupiers.

New 120,000 sq ft headquarters office and manufacturing space for Bio Pure Technology Limited.



ENHANCED CAPITAL ALLOWANCES

100% capital allowance on new plant and machinery used within the Freeport Tax Site



NIC RATE RELIEF

Subject to an upper salary threshold employees working within the Freeport Tax Site are eligible to 0% employer National Insurance contributions.



BUSINESS RATES

100% business rates relief for 5 years.

These benefits are subject to time limits so early occupation is advisable. Please call us for further information on the incentives and how they are applied.

For more information please visit solentfreeport.com

WELLBEING

New site wide amenities are planned and will be open to all. Nature trails, fitness tracks, picnic areas, café and meeting facilities will support the health and wellbeing of staff.

ECOLOGY AND ENVIRONMENT

Dunsbury Park complements the natural beauty of the surrounding countryside and encourages local wildlife to flourish. All new buildings will target BREEAM Excellent and sustainable energy use is at the forefront of design across the campus.



LED LIGHTING



EV CHARGING
POINTS



CYCLE
PARKING



PV & SOLAR
THERMAL PANELS



RAINWATER
HARVESTING

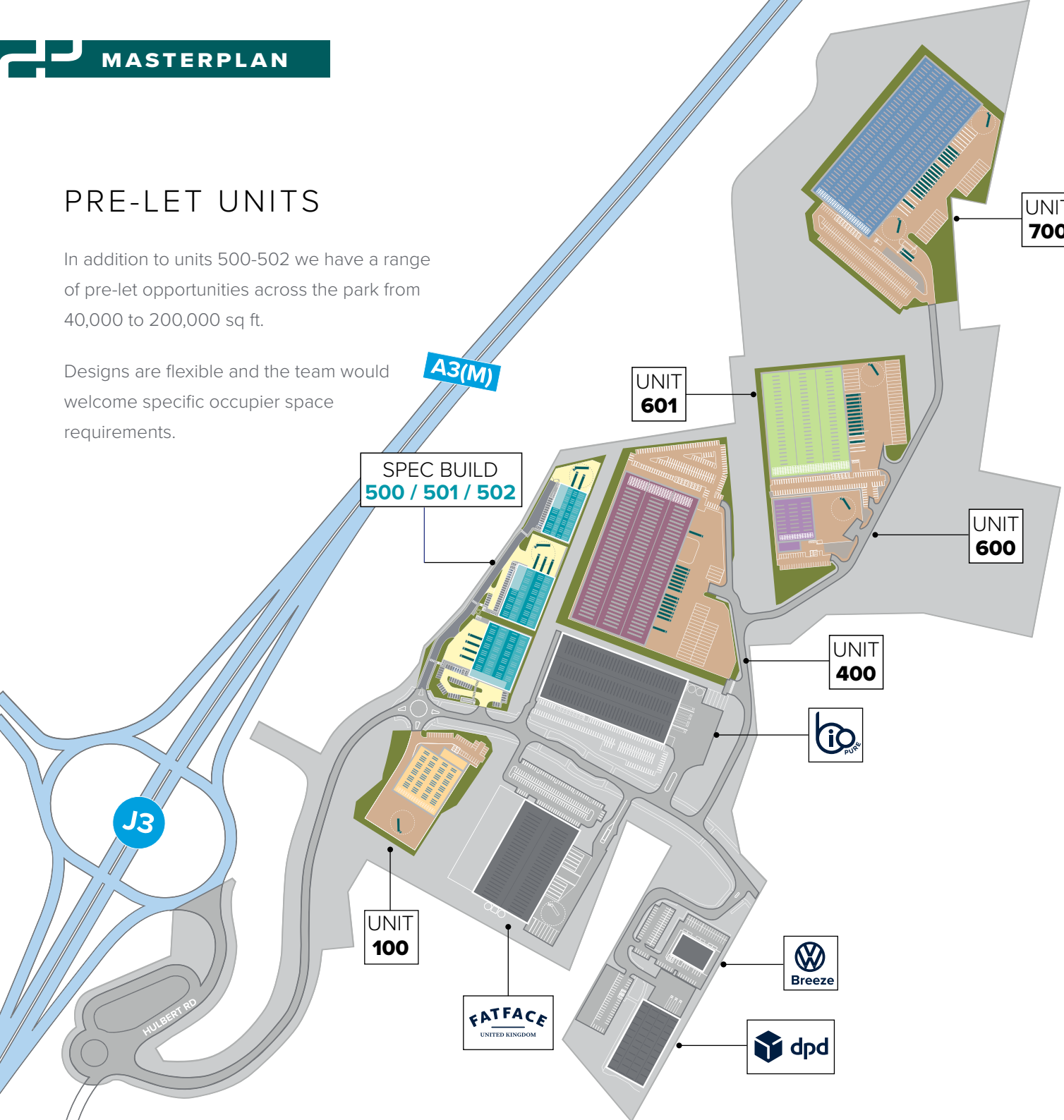


HIGH-QUALITY
LANDSCAPING

PRE-LET UNITS

In addition to units 500-502 we have a range of pre-let opportunities across the park from 40,000 to 200,000 sq ft.

Designs are flexible and the team would welcome specific occupier space requirements.



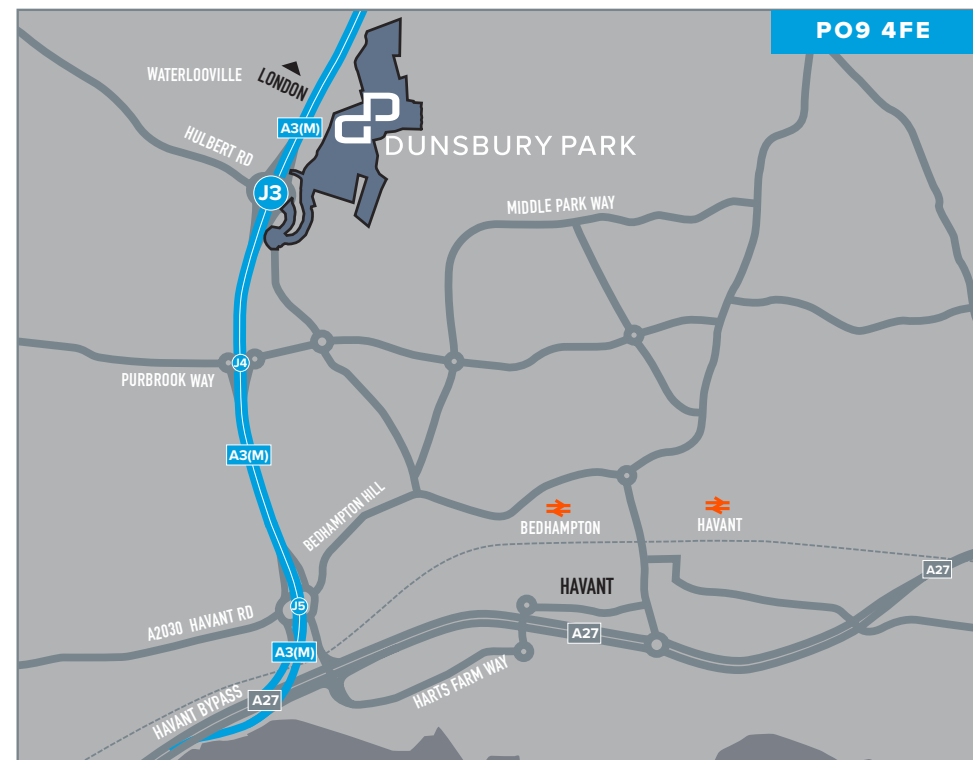
Breeze Motor Group's 13,000 sq ft facility and DPD's 38,000 sq ft distribution unit.



Global distribution headquarters of Fatface. 80,000 sq ft with 40,000 sq ft expansion land.

SCHEDULE

	SQ FT	SQ M
UNIT 100	35,000	3,251
UNIT 400	149,210	13,862
UNIT 600	24,165	2,245
UNIT 601	100,000	9,290
UNIT 700	150,000	13,935



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DEVELOPMENT BY

**Portsmouth
CITY COUNCIL**