

TO LET

**OPEN STORAGE
OPPORTUNITY**

1.16 ACRES

**P&O NORTH SEA
FERRY TERMINAL**

**P&O FREIGHT
TERMINAL**

THE SITE

**GREENPORT
HULL**

**SIEMENS GAMESA
RENEWABLE ENERGY**

**ALEXANDRA DOCK,
PORT OF HULL**

HU9 1TA /// [venue.netscale](https://venue.netscale.com)



**24/7 PORT
SECURITY**



**TARMAC
SURFACE**



**HGV
ACCESS**



**PERIMETER
FENCING**



**POWER
AVAILABLE**

DESCRIPTION

The site comprises 1.16 acres of open storage land which benefits from the following specification:

TARMAC SURFACE

24 HOUR SECURITY

HGV ACCESS

PERIMETER FENCING

POWER AVAILABLE



SITE PLAN

*All sizes shown are approximate

SERVICES

Electricity is available. Interested parties are advised to make their own specific enquiries to ABP.

PORT CAPABILITIES

Max Vessel: Length 122.0 metres
Beam 19.7 metres
Draft 7.9 metres
(Alexandra Dock Extension)



LOCATION

Located on Alexandra Dock at the Port of Hull, on the north bank of the Humber Estuary just 20 miles from the North Sea.

The Port is connected by dual carriageway road links to the M62 and M18 and M1 to service the whole of the British Isles, along with connections into the inland waterways system.



SEA

Zeebrugge	- 208 Nautical Miles
Rotterdam	- 211 Nautical Miles
Antwerp	- 212 Nautical Miles
Hamburg	- 385 Nautical Miles
Gothenburg	- 503 Nautical Miles
Helsinki	- 1418 Nautical Miles



ROAD

A1033/A63	- 0.6 km / 0.4 miles
M62 (J38)	- 30 km / 19 miles

VAT

VAT will be charged on all costs.

SERVICE CHARGE

A provision will be included in any lease for each tenant to pay a sum to contribute to the cost of maintaining the common areas of the port estate.

VIEWING

Viewings are strictly by appointment only. Please contact the letting agents for further information.

IMPORTANT NOTICE RELATING TO THE MISREPRESENTATION ACT 1967 AND THE PROPERTY MISDESCRIPTION ACT 1991 (REPEAL) ORDER 2013 JLL and PPH Commercial on their behalf and for the sellers or lessors of this property whose agents they are, give notice that: (i) The Particulars are set out as a general outline only for the guidance of intending purchasers or lessees, and do not constitute, nor constitute part of, an offer or contract; (ii) All descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct, but any intending purchasers or tenants should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them; (iii) No person employed by JLL and PPH Commercial has any authority to make or give any representation or warranty in relation to this property. Unless otherwise stated prices and rents quoted are exclusive of VAT. The date of this publication is January 2025.



Harry Fullerton
M. 07555 444 385
harry.fullerton@jll.com

Benjamin Fairhurst
M. 07936 333 696
benjamin.fairhurst@jll.com



Ben Medhurst
M. 07710 344 603
ben.medhurst@pph-commercial.co.uk

Jordan Stokes
M. 07706 353 609
jordan.stokes@pph-commercial.co.uk



Daniel McKee
M. 07595 190 829
dmckee@abports.co.uk