

VPARK 80 BASINGSTOKE

M3 J6 \ UK \ JAYS CLOSE \ VIABLES \ BASINGSTOKE \ RG22 4PD

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NEW BUILD WAREHOUSE

79,824 SQ FT

GRADE A UNIT AVAILABLE NOW

THE ONLY REMAINING UNIT OF ITS SIZE
NOW AVAILABLE ON THE M3

1.2MVA POWER UPGRADE
WITHIN 12 MONTHS



 BUILT TO
NET ZERO CARBON

 PANATTONI

 IPIF

LAST UNIT AVAILABLE NOW

BUILDING SPECIFICATION

TECHPOINT

LIBERTY WINES

VPARK 80

Located on the crucial M3 corridor within 40 minutes of J12 M25, V Park provides a new speculative development serving the London, Southampton and South East markets.

Benefiting from an established industrial location with strong public transport links and amenities, V Park is only 2 miles from the centre of Basingstoke.

RAPID MARKET ACCESS



41 MINS
PORT OF
SOUTHAMPTON



5 MINS J6 M3
40 MINS J12 M25



2
LEVEL ACCESS DOORS



8
DOCK DOORS



58 CAR
PARKING SPACES



20 TRAILER
PARKING SPACES



Up to 61.5m
YARD DEPTH



SECURE
SERVICE YARD



6 EV
CHARGING POINTS



CYCLE
PARKING



FM2
FLOORING



12.5M
CLEAR INTERNAL HEIGHT



FULL HEIGHT
WINDOWS



WAREHOUSE
UNDERCROFT



50KN/M2
FLOOR LOADING



450*
KVA POWER



4,176
VERY NARROW
AISLE POSITIONS



3,816
WIDE AISLE
POSITIONS



*Upgrading to 1.2 MVA within 12 months.



SUSTAINABILITY AS STANDARD

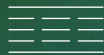
Benefit from a high standard specification, built to Net Zero Carbon technology to prioritise energy efficiency and reduce operating costs.



Meets environmental & social standards



High-performance building fabric with superior insulation and airtightness



15% rooflights boost daylight and reduce lighting costs



Roof-mounted solar photovoltaic (PV) system



Rainwater harvesting



Water leak detection



Water saving taps and WCs



Electric vehicle charging points in the car park



Cycle parking spaces



Sub-metering of energy consumption

**BUILT TO
NET ZERO CARBON**

A14

EPC rating of 'A' 14

BREEAM® EXCELLENT



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V Park provides easy access to J6 and J7 of the M3, offering rapid access to the massive markets of London and the South East.

The Port of Southampton is 30 miles away, bringing international markets within reach.

VPARK



SCAN FOR
DIRECTIONS
TO THE SITE



CBRE

Hannah Metcalfe
hannah.metcalfe@cbre.com
+44 7500 990 467

Thomas Erxleben
tom.erxleben@cbre.com
+44 7710 966 234

Nick Tutton
nicholas.tutton@cbre.com
+44 7887 563 264

CUSHMAN & WAKEFIELD

George O'Connor
george.oconnor1@cushwake.com
+44 7552 267 385

Heather Harvey-Wood
heather.harvey-wood@cushwake.com
+44 7917 423 467

HOLLIS HOCKLEY

Will Merrett-Clarke
william.merrett-clarke@hollishockley.co.uk
+44 7774 269 443

Freddie Chandler
freddie.chandler@hollishockley.co.uk
+44 7935 769 627

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