

# VPARK 80 BASINGSTOKE

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

what3words /// punk.walks.camp

[panattoni.co.uk/vpark](https://panattoni.co.uk/vpark)

NEW BUILD WAREHOUSE

## 79,824 SQ FT

GRADE A UNIT AVAILABLE NOW

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



 BUILT TO  
NET ZERO CARBON

 PANATTONI

 IPIF

LAST UNIT AVAILABLE NOW

TECHPOINT

VPARK 80

LIBERTY WINES

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

BUILDING SPECIFICATION



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

\*With the potential to increase if required.





# SUSTAINABILITY AS STANDARD

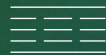
Benefit from a high standard specification, built to Net Zero Carbon technology to prioritise energy efficiency and reduce operating costs.



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**



