

STOFORD

**Exeter
Logistics
Park**

JUNCTION 29, M5

TO LET

UNIT DC4 - 28,500 SQ FT - DETAILED PLANNING CONSENT GRANTED



www.jll.com

UNDER CONSTRUCTION - AVAILABLE APRIL 2022



LOCATION

Exeter Logistics Park provides an unrivalled opportunity within the South West. It is the sub-region's leading business park enabling distribution and logistics businesses to thrive in purpose-built, sustainable buildings. When complete, Exeter Logistics Park will provide 0.75m sq ft of employment floor space and has already attracted Amazon and DHL International. Nearby occupiers include Lidl and DPD.

The park has excellent access to junction 29 of M5 motorway via the A30. It is close to Exeter Airport and Exeter's new town, Cranbrook.

SPECIFICATION

Planning consent has been granted for Unit DC4 and construction has started with an estimated completion date in April 2022. The unit has been designed to a high specification, including 10% roof lights, fitted offices with raised floors and suspended ceilings. The unit will be sustainable with BREEM 'Very Good' and also a target EPC rating of 'A'.

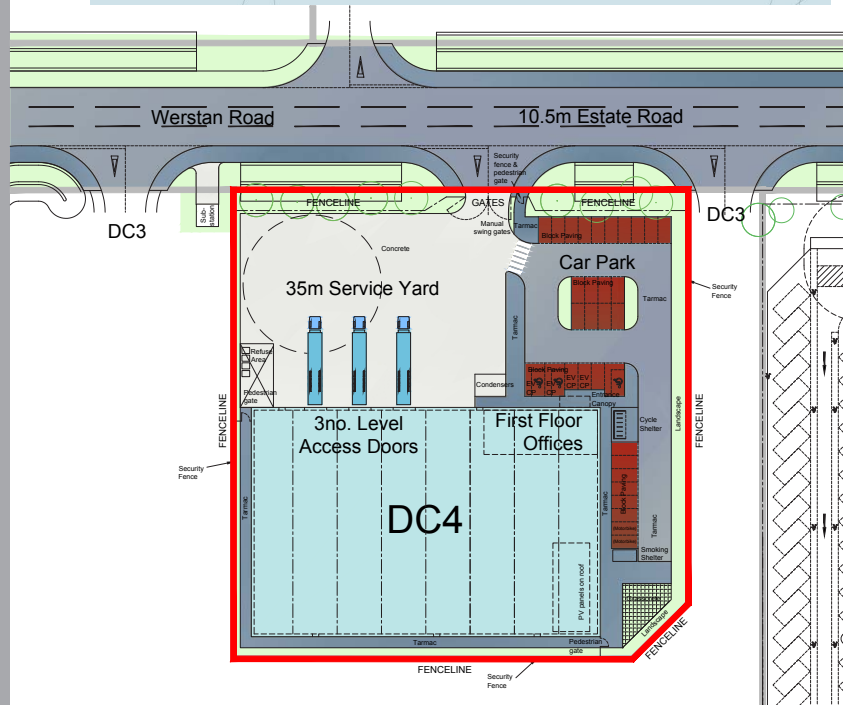
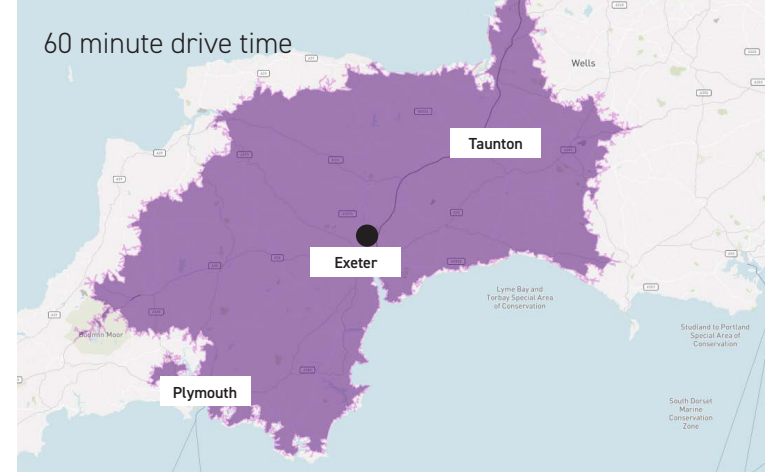
QUOTING TERMS

DC4 is available on a new full repairing and insuring lease. The asking rental is £270,000 per annum. An Agreement for Lease will be exchanged so as to secure the property before PC.

30 minute drive time



60 minute drive time



Tim Western
07711 851 459
tim.western@jll.com



Chris Yates
02920 262 272
chris.yates@cushwake.com

Clear Haunch Height	8m
Floor Loading	50 kN/sq m
Level Access Doors	3
Yard Depth	35m
Car Parking Spaces	38
Cycle Storage	6

Warehouse	25,000 sq ft (2,323m ²)
Office (First Floor)	3,500 sq ft (325m ²)
Total Area	28,500 sq ft (2,648m²)