

AVAILABLE NOW

DC1 PROLOGIS PARK KETTERING: 427,670 SQ FT

EXISTING BUILDING | TO LET | AVAILABLE NOW



ACCOMMODATION

	SQ FT	SQ M
Warehouse	397,500	36,929
2 storey office	20,000	1,858
2 storey hub office	10,000	929
Gatehouse	170	16
TOTAL	427,670	39,732

SPECIFICATION

83m yard (part 52m)	98 trailer spaces
11.5m clear internal height	400 car parking spaces
29 dock level doors	Sprinkler system (worth c. £1.6M)
4 level loading doors	Warehouse lighting

LINKING

JUST 3 MINUTES FROM JUNCTION 7 OF THE A14

Prologis Park Kettering has been developed over the last decade and throughout that time it has proven an ideal location for the logistics supply chain of our customers.

At the heart of the UK's trunk road network, with easy access to the A14 (J7), Prologis Park Kettering benefits from links to the M1, M6 and A1(M). Kettering is situated 80 miles north of London and 54 miles east of Birmingham with links to the country's most important ports and rail hubs.

TERMS

Available on flexible leasehold terms on a full repairing and insuring basis. Please contact the agents for further details.

ALL ENQUIRIES



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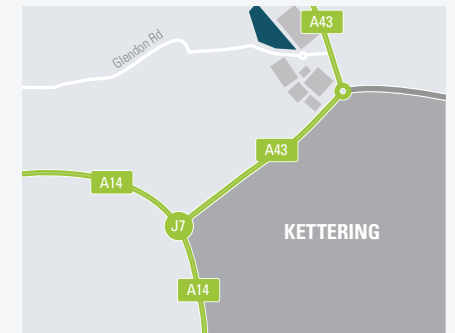
DRIVE TIMES	MILES	TIME
Northampton	19	31mins
Leicester	26	42mins
Birmingham	55	55mins
Nottingham	55	1hr 12mins
London	84	1hr 45mins
Leeds	132	2hrs 6mins
Manchester	137	2hrs 19mins

PORT ACCESS	MILES	TIME
Felixstowe	113	1hr 50mins
Hull	118	2hrs 7mins
Immingham	107	2hrs
Southampton	128	2hrs 30mins
Harwich	122	2hrs 2mins
London Gateway	106	1hr 43mins
Liverpool	146	2hrs 42mins

RAIL ACCESS	MILES	TIME
Prologis RFI DIRFT	24	30mins
Hams Hall	50	55mins

Journey times are approximate and based on travel by car.

SAT NAV: HIPWELL ROAD, NN14 1UB



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