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G-Hub Crawley Unit 1

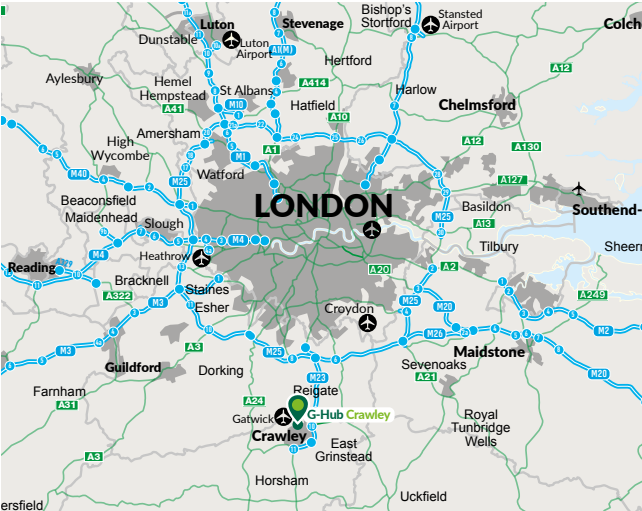


Unit 1

G-Hub Crawley Unit 1 offers a highly specified unit of 96,442 sq ft, strategically located for logistics solutions.

The unit benefits from a best-in-class specification, including a service yard extending to 50m, 12.5m clear internal height and 2 level access doors, together with 7 dock levellers, car and HGV parking and power supply.

G-Hub Crawley is located on Manor Royal, one of the premier industrial and business districts in the South East. The site's proximity to London and position in the South East makes it ideal for a range of logistics uses.



TOTAL
GEA

96,442
sq ft

TOTAL
GEA

8,959
sq m

Available
NOW



Warehouse	80,159 sq ft	7,447 sq m
Offices	16,283 sq ft	1,512 sq m
Total GEA	96,442 sq ft	8,959 sq m

Key features

Clear internal
height 12.5m

3.93 acres
(1.591 ha)

Enhanced
spec

2 level
access

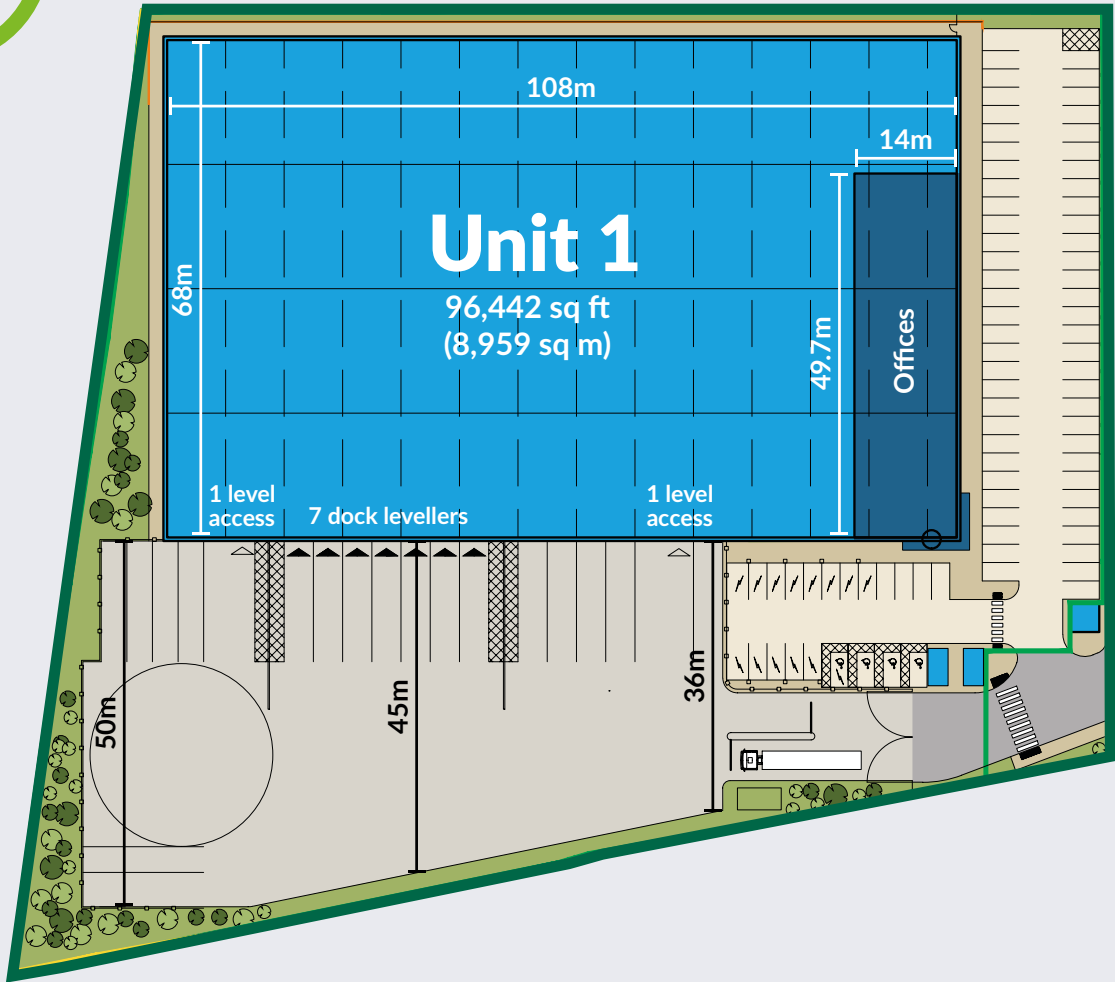
7 dock
doors

50 kN
psm
Floor
loading

21 HGV
parking

81 car
parking

16 car
charging bays



BREEAM® UK **A**

Unit 1 has been built to achieve a BREEAM® rating of 'Excellent' and 'EPC A' Rating.

G-Hub Crawley



For a live tour — open your camera app.
Point the camera at the QR code. Tap the
banner that appears on your phone or tablet.



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GLP is committed to a policy of continuous development and reserves the right to make changes to information without notice. This brochure, the descriptions and measurements contained herein do not form part of any contract and whilst every effort has been made to ensure accuracy, this cannot be guaranteed. January 2023. Terms: Available leasehold — details upon application. Please contact the agents for a detailed proposal. Printed in the UK.

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