

MAGNAPARK Lutterworth MPS 10

SPECULATIVE
BUILD

AVAILABLE NOW

137,122
SQ FT

LE17 4JB

SOUTH



eu.glp.com

MAGNAPARK South

MPS 10

MPS 10 is a 137,122 sq ft speculative logistics and distribution unit in Magna Park South with best-in-class specification.

Located at Magna Park South, this innovative, state-of-the-art facility is designed to meet the demands of today's supply chain with best-in-class specifications and an array of energy-saving features.

MPS 10 has a wide service yard, 15m clear internal height, and a number of other features that make it ideal for even the most demanding logistics operations.

LOCATION

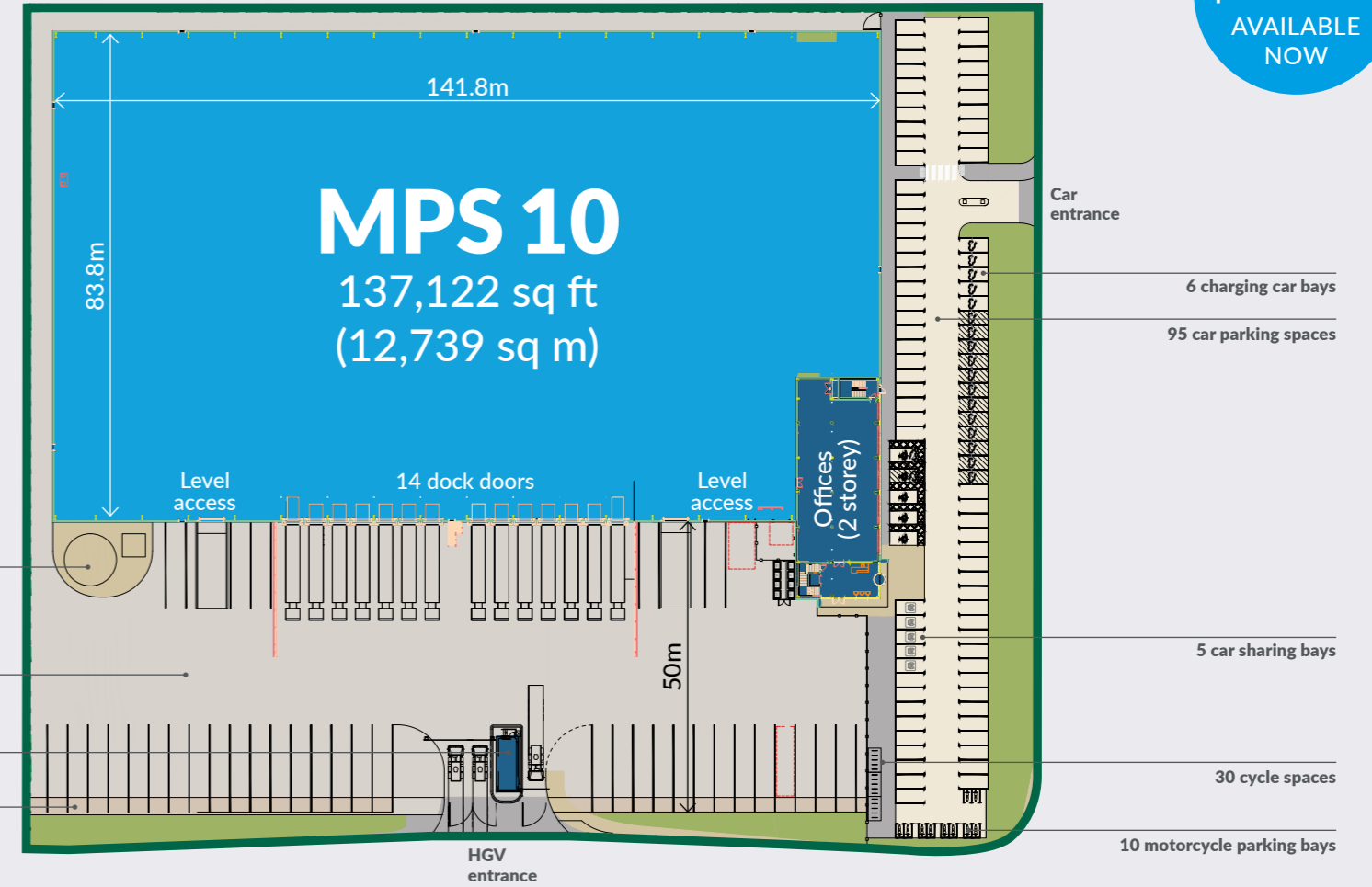
The success of Magna Park Lutterworth is primarily due to its optimum and strategic location for warehousing and logistics in the centre of Britain.

- > M1 Junction 20 – 2.5 miles
- > M6 Junction 1 – 4.5 miles
- > M69 Junction 1 – 7 miles

HIGHLIGHTS



SITE PLAN



SCHEDULE

Warehouse	Offices (2 storey)	Gatehouse	Total GIA	Car parking	Clear height	Dock doors	Level access
124,429 sq ft 11,560 sq m	12,348 sq ft 1,147 sq m	345 sq ft 32 sq m	137,122 sq ft 12,739 sq m	95	15 m	14	2



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SOUTH MPS 10

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Building environments that work for you

Transport + Managing Assets + Workplace + Community + Wellbeing

We're on a mission to create an environment where customers' businesses can prosper and employees enjoy coming to work. G-Plus – an initiative from GLP.

We're more than a logistics building

G-Plus highlights*

- Staff and building security
- Fast car charging (EV)
- Country park
- Exceptional transport links
- Bees, aparies & honey production
- Maintained private roads
- Park radio station
- Local school partnerships
- Charity bike ride
- Community liaison group
- Community fund
- Training Academy (CLEAR)
- Maintained landscape
- Pedestrian safe walking
- Tree planting
- Designated Estate Manager
- Footpaths & bridleways
- Honouring local heritage
- Fishing lake
- Dedicated park website
- Community fun day
- Public transport

G+Plus

*All of the G-Plus facilities and amenities will be project dependent and agreed with each customer.

MPS 10



SOUTH

MAGNA PARK Lutterworth

If you would like any further information, or to arrange a meeting, please contact:



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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. May 2024. Terms: Available leasehold – details upon application. Please contact the agents for a detailed proposal. Printed in the UK.





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
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