

Unlocking Southern Opportunities

Prime
logistics
opportunities
in the South



GLP 



Capitalise on the South's thriving logistics market

GLP offers a range of premium warehouse and logistics spaces strategically located across the South of England, designed to meet the evolving needs of today's businesses.

The South's dynamic economy and strategic importance have fuelled significant demand for high-quality logistics space. GLP is at the forefront of meeting this demand, offering a diverse portfolio of prime properties ranging from 11,721 to 208,254 sq ft. Our strategically positioned sites provide unparalleled access to key transport networks and consumer markets, ensuring seamless connectivity for both last-mile and last-link operations.

These state-of-the-art facilities are designed with efficiency and sustainability in mind, incorporating cutting-edge technology and environmentally conscious features.

Whether your customers require distribution hubs, fulfilment centres, or bespoke logistics solutions, GLP's Southern portfolio provides the ideal platform for their businesses to thrive.



Explore the individual properties on the following pages and discover the perfect location for your customers' success.

Unit 2 G-Park Biggleswade

106,338 sq ft industrial and logistics
warehouse — *Under offer!*



106,338
sq ft



SG18 8TQ

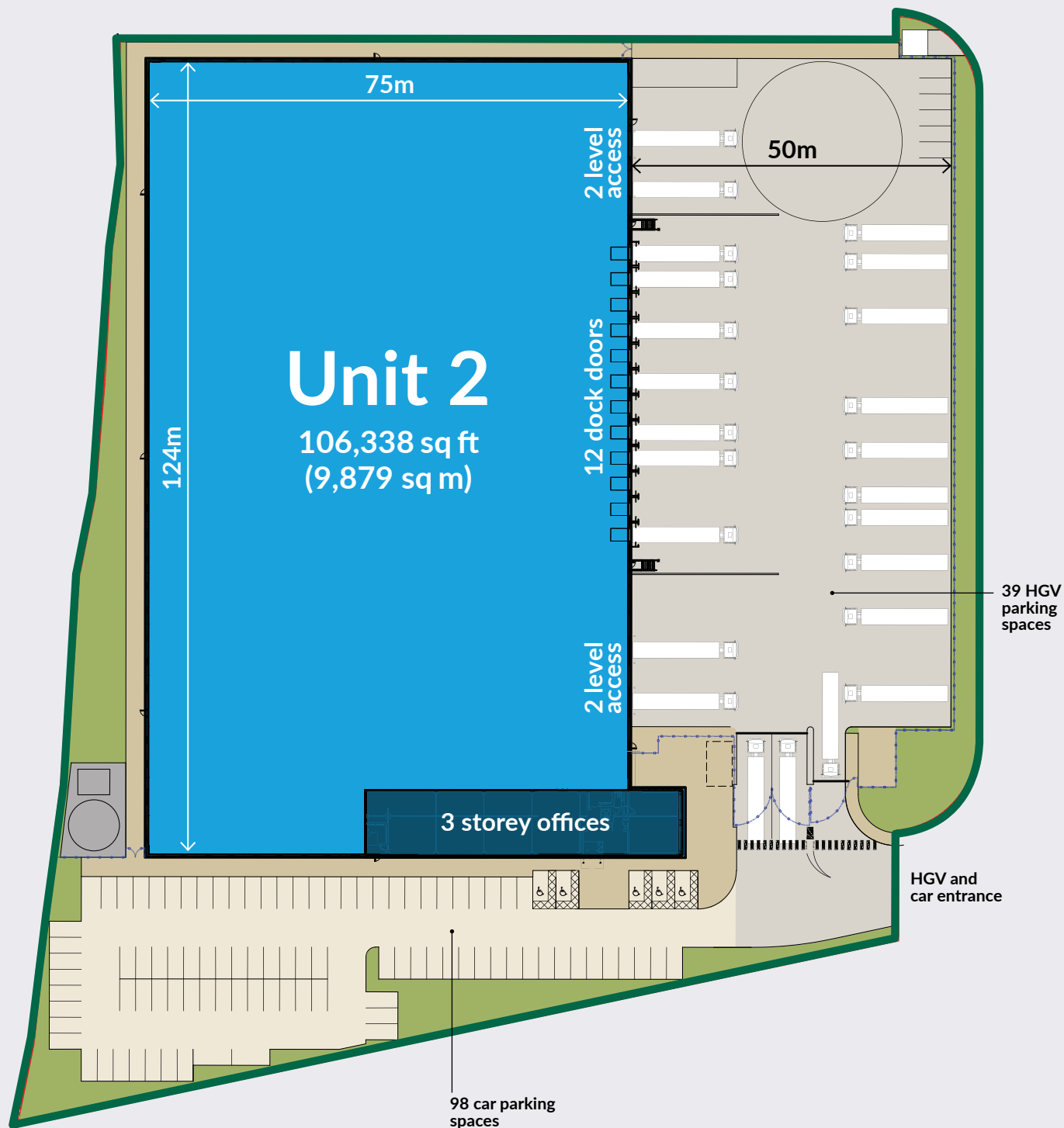


Unit 2 G-Park Biggleswade offers 106,338 sq ft of high-specification space, ready for immediate occupation. Located just 43 miles from central London in the established Stratton Business Park, enjoy top-tier amenities and a thriving business community, with excellent access to the A1.

Discover
more here...



G-Park Biggleswade



SCHEDULE OF ACCOMMODATION

TOTAL GIA	TOTAL GIA
106,338 SQ FT	9,879 SQ M

Warehouse	95,703 sq ft	8,891 sq m
Offices (3 storey)	10,635 sq ft	988 sq m
Total GIA	106,338 sq ft	9,879 sq m

KEY FEATURES

- 15m clear height
- 4 level access
- 12 dock doors
- 39 HGV parking
- 98 car parking
- Safe working environment
- 5.26 acres (2.128 ha)
- 50m yard depth
- 50 kN psm Floor loading
- Building Environmental Analytics
- First 2 years of occupancy
- 300 kVA power supply



MAGNAPARK Milton Keynes

Latitude 186

Latitude 186 offers 186,443 sq ft of high-specification logistics space at Magna Park Milton Keynes
— *To Let now!*

TOTAL
GIA

186,443
sq ft



MK17 8EW

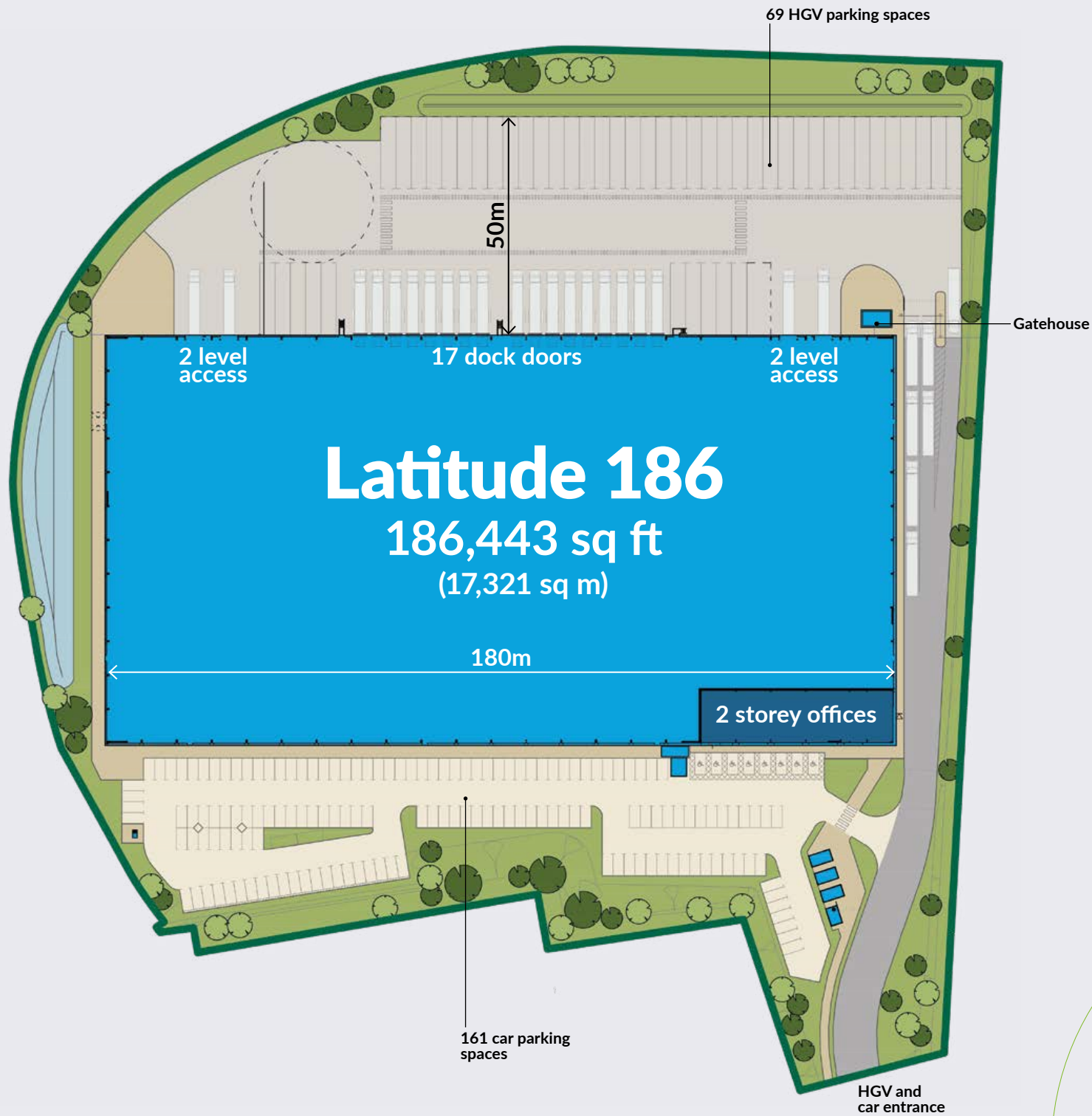


Prime opportunity and first available unit on Magna Park Milton Keynes in 2 years. Strategically located on the east side of Milton Keynes within Magna Park Milton Keynes. The park sits adjacent to the A421 which offers direct access to the M1.

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MAGNAPARK Milton Keynes



SCHEDULE OF ACCOMMODATION

TOTAL GIA	TOTAL GIA
186,443 SQ FT	17,321 SQ M

Warehouse	174,813 sq ft	16,240 sq m
Offices (2 storey)	11,396 sq ft	1,059 sq m
Gatehouse	234 sq ft	22 sq m
Total GIA	186,443 sq ft	17,321 sq m

KEY FEATURES

- 12.5m clear height
- 4 level access
- 17 dock doors
- 69 HGV parking*
- 161 car parking
- Safe working environment
- 10.29 acres (4.16 ha)
- 50m yard depth
- 50 kN psm floor loading
- Building Environmental Analytics
- First 2 years of occupancy
- 736 kVA power supply

*includes 21 loading



Unit 1 G-Park Stevenage

73,797 sq ft industrial and logistics speculative
warehouse — *To Let now!*

TOTAL
GEA

73,797
sq ft



SG1 4BB



Unit 1 G-Park Stevenage is a new, highly-specified 73,797 sq ft speculative development, offering an opportunity to service the Midlands and Southern markets. Stevenage is undergoing a £1bn regeneration project, transforming the area into a thriving hub with an enhanced environment for businesses and residents alike.

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PV roof
panels



A+
EPC rating

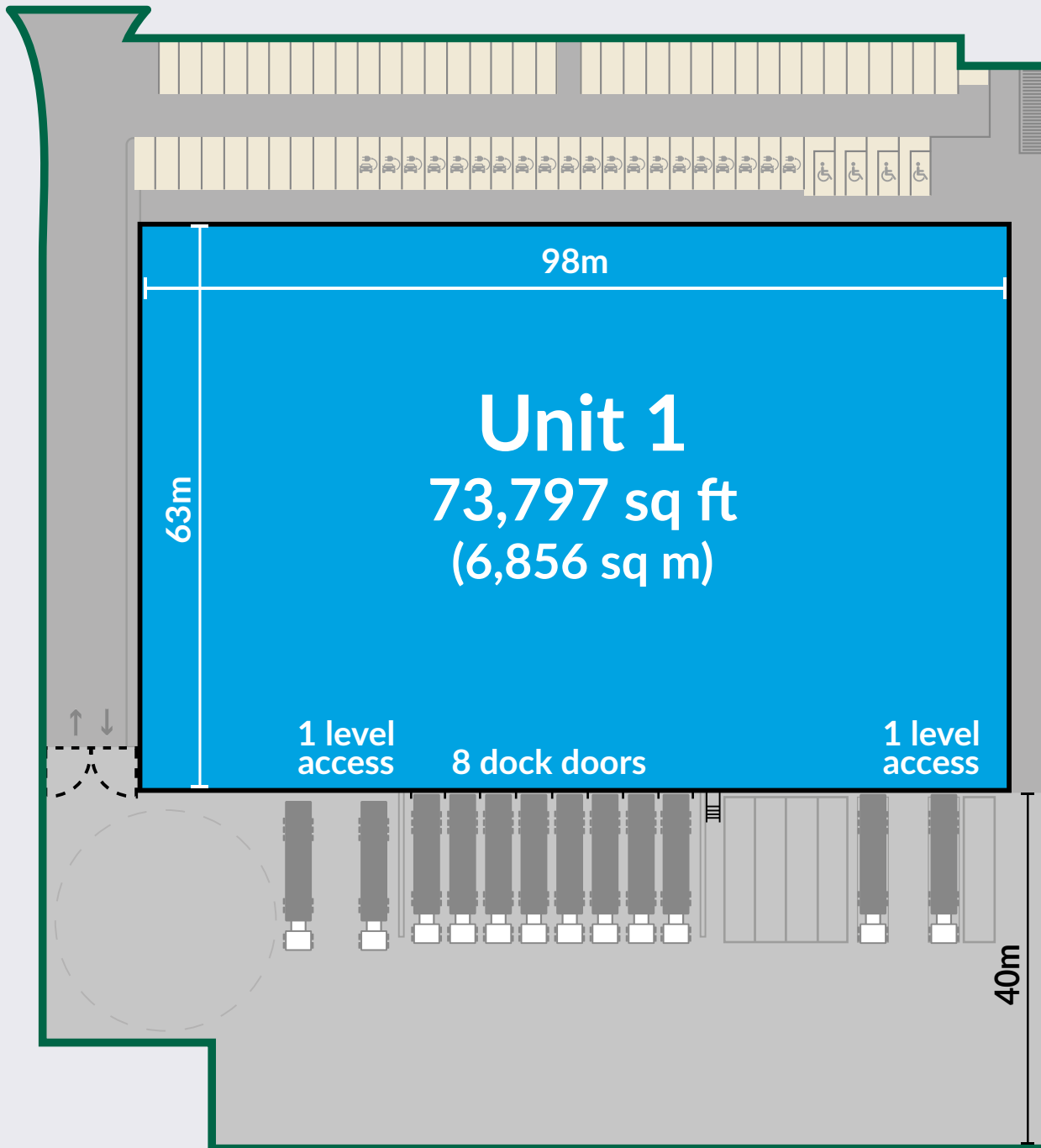


1 MVA power
supply



Immediately
available

G-Park Stevenage

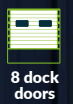


SCHEDULE OF ACCOMMODATION

TOTAL GEA	TOTAL GEA
73,797 SQ FT	6,856 SQ M

Warehouse	67,266 sq ft	6,249 sq m
Offices (Gr. & 1st)	6,531 sq ft	607 sq m
Total GEA	73,797 sq ft	6,856 sq m

KEY FEATURES



*Incl. 4 disabled and 20 EV charging



G-Park Swindon

A state-of-the-art industrial and logistics build-to-suit warehouse spanning up to 80,927 sq ft — *Coming soon!*



80,927
sq ft



SN3 4TZ

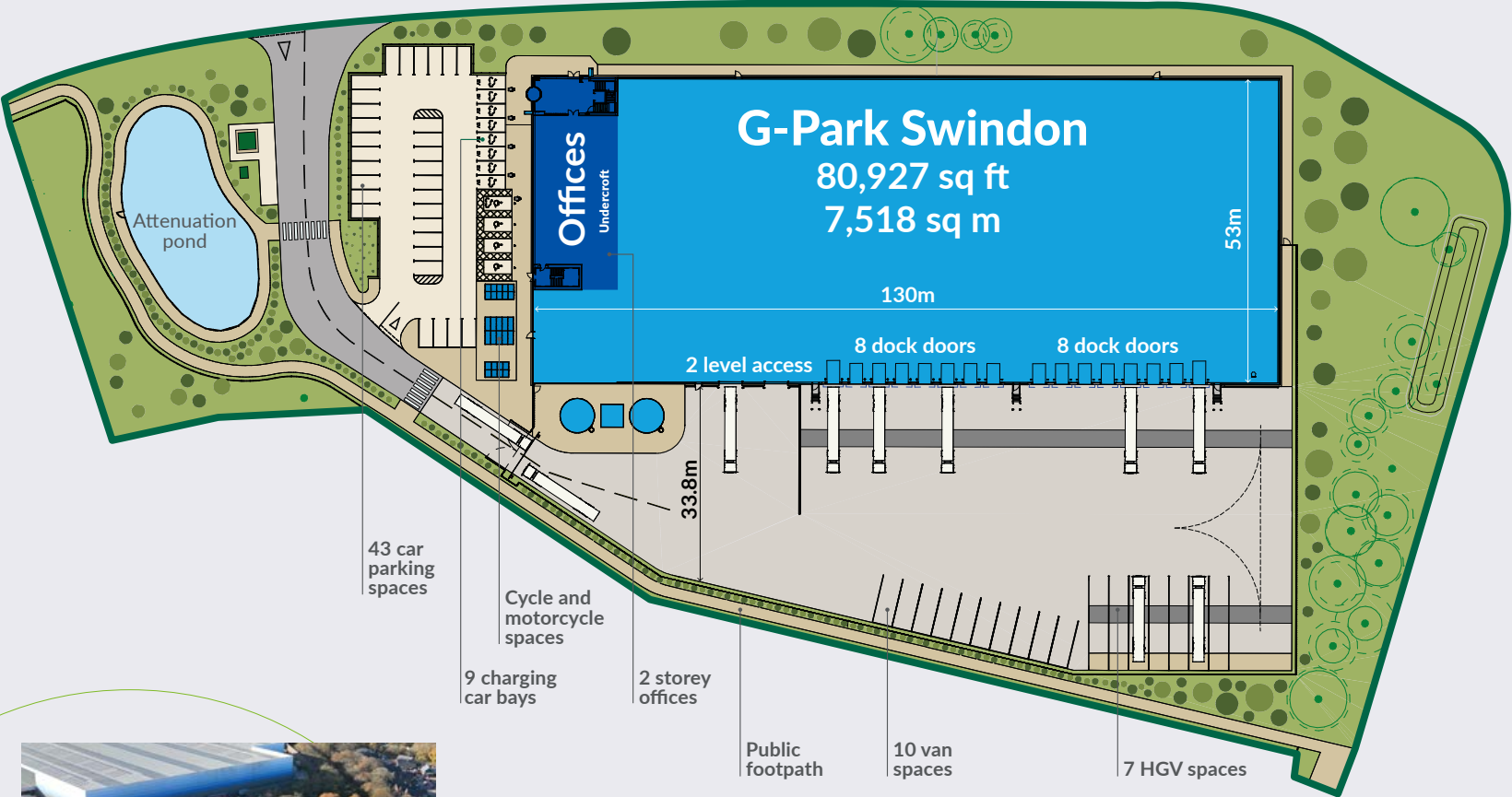


G-Park Swindon is a build-to-suit logistics and distribution opportunity of 80,927 sq ft — coming soon. The development will benefit from best-in-class specification, including 16 dock doors, 2 level access and a clear internal height of 12.5m and an array of energy saving features. 100% PV ready.

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G-Park Swindon



SCHEDULE OF ACCOMMODATION

TOTAL GIA	TOTAL GIA
80,927 SQ FT	7,518 SQ M

Warehouse	68,516 sq ft	6,365 sq m
Warehouse (reduced height)	4,338 sq ft	403 sq m
Office undercroft (GF)	1,269 sq ft	118 sq m
Office 1st floor	5,565 sq ft	517 sq m
Office 2nd floor meeting	1,238 sq ft	115 sq m
Total GIA	80,927 sq ft	7,518 sq m

KEY FEATURES



G-Park London **Stratford**

Six new prime logistics units ranging from 11,721 to 36,300 sq ft situated in a thriving urban hub — *Planning approved!*



Stratford
Station 0.6 miles



3.5 miles to
The City



Coming soon to East London's dynamic commercial centre, G-Park London Stratford offers six state-of-the-art logistics units ranging from 11,721 to 36,300 sq ft. Benefitting from planning approval and strategically positioned within Stratford's regeneration zone, these units provide unparalleled access to London's thriving markets. Located just 9 miles from the M11 Junction 4, with rapid connections to the M25 and the wider transport network, G-Park London Stratford is ideally suited for a variety of logistics operations, particularly last-mile delivery solutions.

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G-Park London Stratford



COMING SOON

Unit 1
36,300 sq ft 3,372 sq m

Unit 2
23,456 sq ft 2,179 sq m

Unit 3
18,434 sq ft 1,713 sq m

Unit 4
11,721 sq ft 1,089 sq m

Unit 5
27,205 sq ft 2,527 sq m

Unit 6
33,312 sq ft 3,095 sq m

Unit 3 International Business Park, **Stratford**

53,741 sq ft refurbished logistics warehouse situated in a prime East London location — **To Let now!**

TOTAL
GIA

42,350 sq ft
to 53,741 sq ft



3.5 miles to
The City

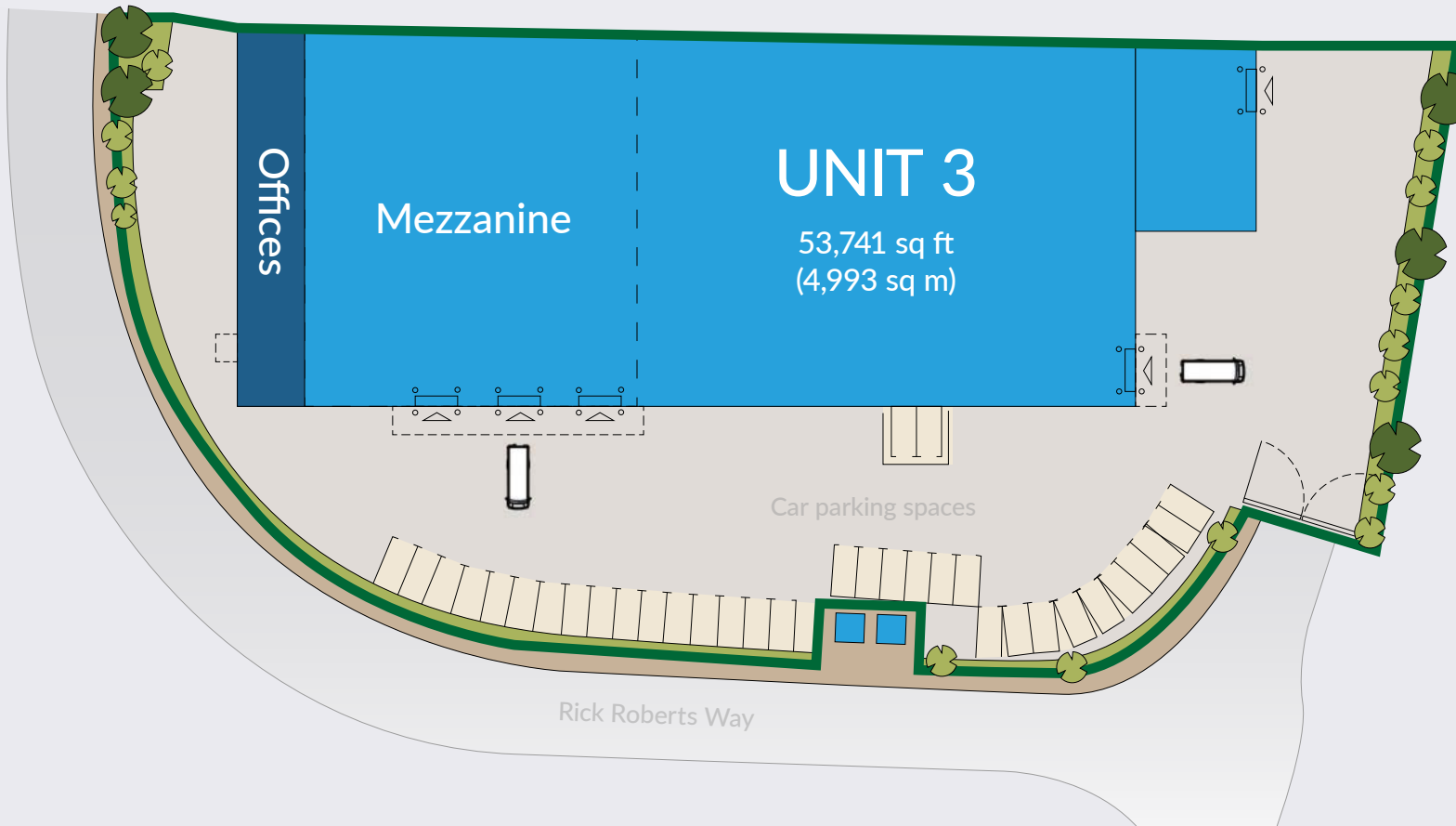


International Business Park, Stratford is located within East London's primary commercial centre, at the heart of Stratford's regeneration area. Located 9 miles from the M11 Junction 4, with quick access to the M25 and wider transport network, the Park can draw on an immediate labour pool of over 600,000 from Newham and the neighbouring boroughs. The number of this workforce with NVQ2 and above is over 83%, with the average weekly pay being £671.50 compared to £728.40 for London as a whole.

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International Business Park, Stratford



SCHEDULE OF ACCOMMODATION



42,350 sq ft
to 53,741 sq ft



3,934 sq m
to 4,992 sq m

Warehouse	36,242 sq ft	3,367 sq m
Ground floor office	901 sq ft	84 sq m
Office 1st floor	2,598 sq ft	241 sq m
Office 2nd floor	2,609 sq ft	242 sq m
Mezzanine	11,391 sq ft	1,058 sq m
Total GIA	53,741 sq ft	4,992 sq m

KEY FEATURES



12.5m
clear height



5 level
access



11,391 sq ft
mezzanine floor



Newly
refurbished



Car
parking



Safe working
environment



1,721 acres
(0.696 ha)



24.2m max
yard depth



6,108 sq ft
office space



G-Park London Park Royal

Logistics warehouse and offices situated in a prime
Central London location — *Planning approved!*



111,492
sq ft



NW10 7NU

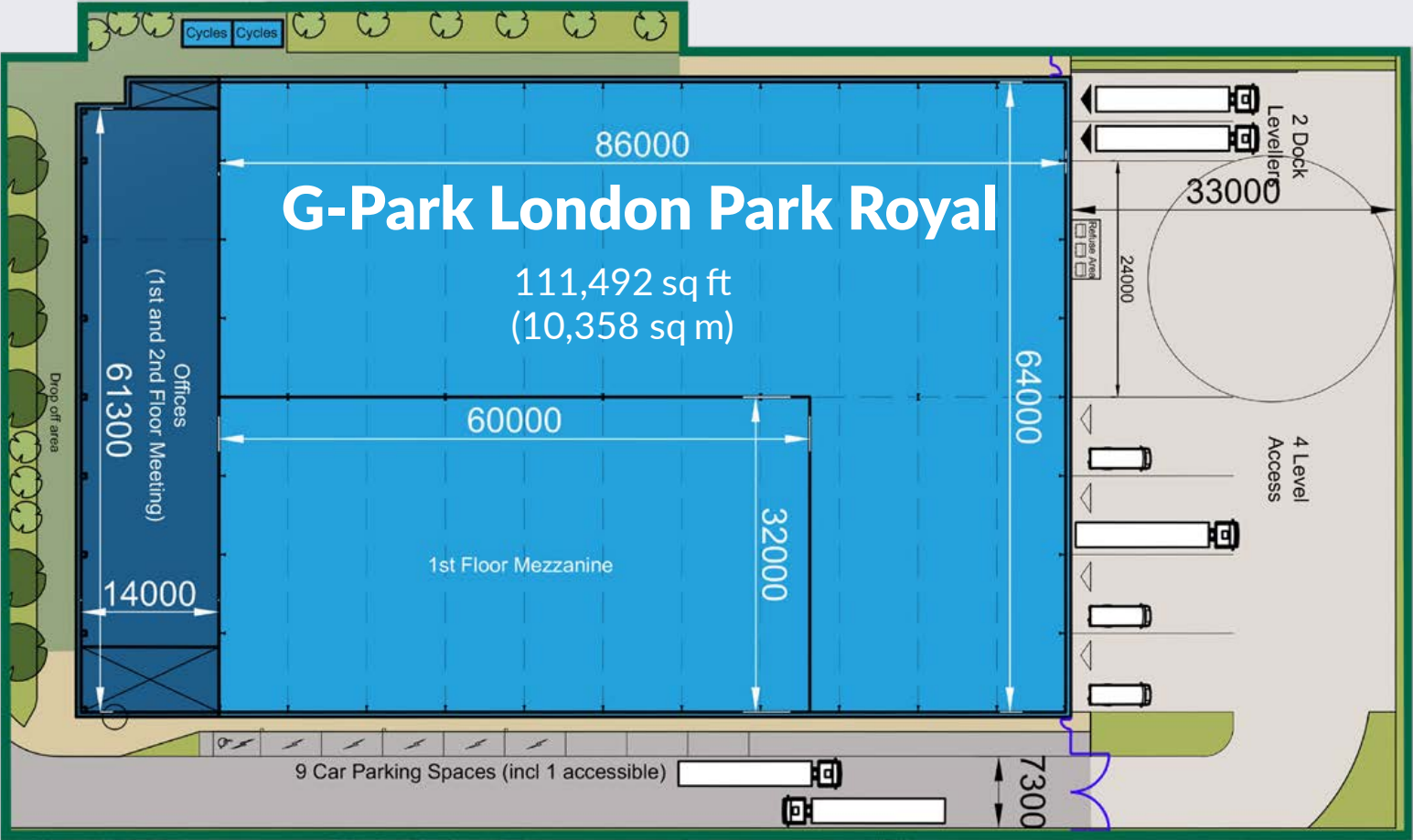


G-Park London Park Royal is a 111,492 sq ft logistics and distribution unit located in London, Park Royal. Park Royal is the largest industrial business park in London, occupying approximately 500 hectares and is home to over 1,200 business, employing over 35,000 workers.

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G-Park London Park Royal



Measurements are approximate and calculated on a GEA basis.
Building will be subject to measurement upon completion.

SCHEDULE OF ACCOMMODATION

TOTAL GEA	TOTAL GEA
111,492 SQ FT	10,358 SQ M

Warehouse	69,094 sq ft	6,419 sq m
Reception	1,420 sq ft	132 sq m
Office first floor	10,000 sq ft	929 sq m
Office second floor	7,567 sq ft	703 sq m
Mezzanine	20,979 sq ft	1,949 sq m
Plant	2,432 sq ft	226 sq m
Total GEA	111,492 sq ft	10,358 sq m

KEY FEATURES



15m
clear height



4 level
access



2 dock
doors



6 HGV
parking



9 car parking
& charging bays*



60m x 32m
mezzanine



Building
Environmental
Analytics



33m
yard depth



50 kN
psm
Floor
loading

*including 1 accessible space



G-Park Basingstoke

208,254 sq ft prime industrial/logistics opportunity located on the highly sought after M3 corridor — *To Let now!*

TOTAL
GIA

208,254
sq ft



RG24 9NL

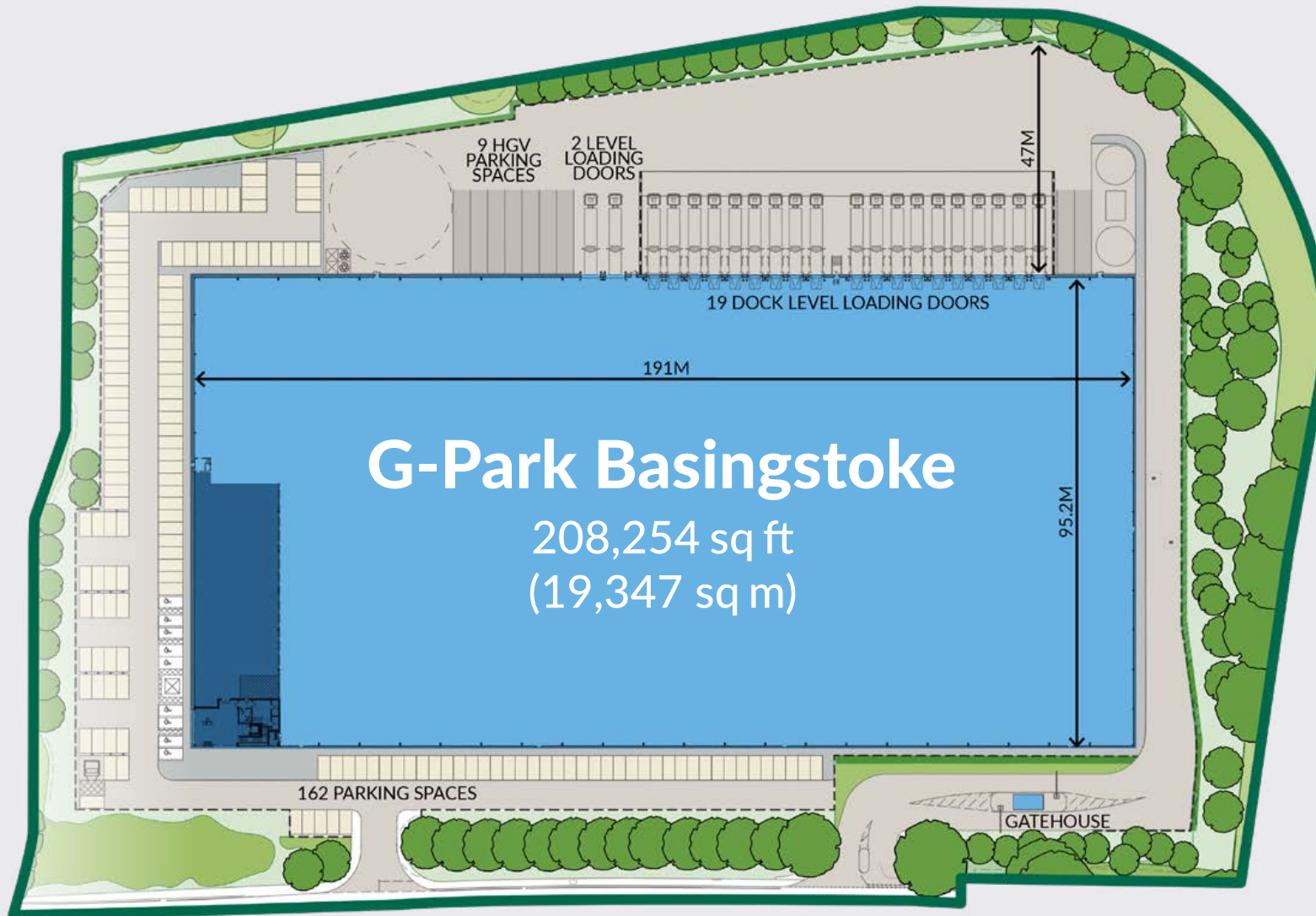


G-Park Basingstoke is a new, highly-specified 208,254 sq ft speculative development, offering an unrivalled opportunity to service the London and wider South East markets. The site is superbly located within 3 miles of Junction 6 of the M3 and is only 28 miles from Junction 12 of the M25, providing access to the wider national motorway network.

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G-Park Basingstoke

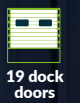


SCHEDULE OF ACCOMMODATION

TOTAL GIA	TOTAL GIA
208,254 SQ FT	19,347 SQ M

Ground floor	196,117 sq ft	18,220 sq m
Office first floor	10,582 sq ft	983 sq m
Office second floor	1,361 sq ft	126 sq m
Gatehouse	194 sq ft	18 sq m
Total GIA	208,254 sq ft	19,347 sq m

KEY FEATURES



G-Hub 96

G-Hub **Crawley**

G-Hub96 offers a highly specified unit of 96,442 sq ft
— *To Let now!*

TOTAL
GEA

96,442
sq ft

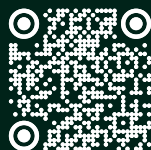


RH10 9RN



G-Hub Crawley is located on Manor Royal, one of the premier industrial and business districts in the South East. G-Hub96 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.

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G-Hub Crawley



SCHEDULE OF ACCOMMODATION

TOTAL GEA	TOTAL GEA
96,442 SQ FT	8,959 SQ M

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

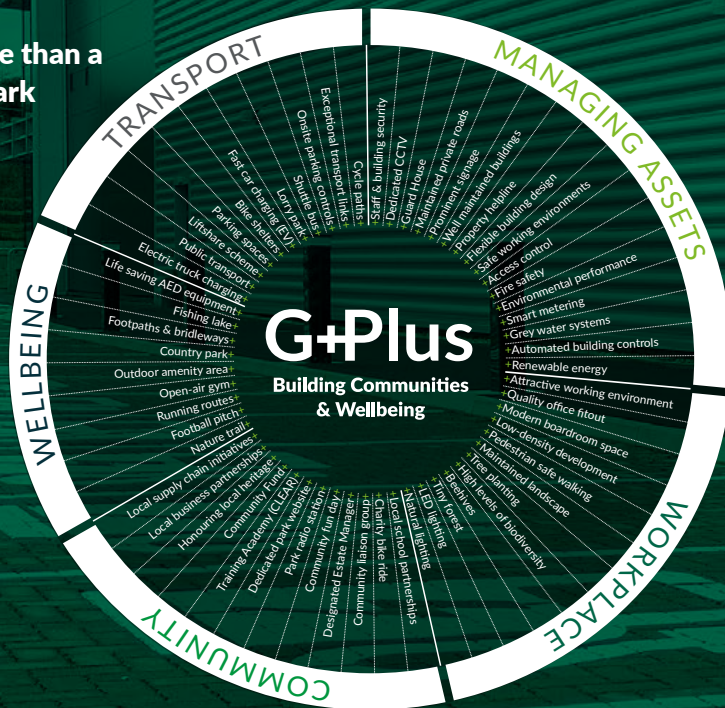


Building environments that work for you

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 park



Elevate your workplace experience

Imagine a workplace that prioritises your employees' well-being while offering a range of benefits that enhance their daily lives. At our state-of-the-art facilities, we go above and beyond to create an environment that fosters productivity, comfort, and convenience. From secure parking and fast EV charging to easy access to transportation and a contemporary, visually appealing workspace, we go above and beyond to provide a multitude of benefits that enhance your own and your employees' overall experience.



Exceptional transport links



Safe working environments



Attractive work environment



Smart metering



Property helpline



Bike shelters



Fast car charging (EV)



Tree planting



Well maintained buildings



Staff and building security



Quality office fitout



Pedestrian safe walking



Parking spaces



Natural lighting



Modern boardroom space



Renewable energy



Environmental performance



Grey water systems



LED lighting



Efficient operating conditions

GLP in Europe

GLP is a leading global business builder, owner, developer and operator of logistics real estate, data centers, renewable energy and related technologies. GLP's deep expertise and operational insights allow it to build and scale high-quality businesses and create value for its customers. GLP owns and operates assets and businesses in 17 countries across Asia, Europe and the Americas. GLP Capital Partners, a global alternative asset manager with approximately \$124 billion in assets under management as of 31 March 2024, is the exclusive investment and asset manager of GLP.

We are committed to a broad range of environmental, social and governance (ESG) commitments that elevate our business, protect the interest of our stakeholders, support our employees and customers and enhance our local communities.

Learn more at glp.com/global

Our European operating portfolio consists of more than 10.2 million SQM across the strategic logistic markets, which is leased to blue chip customers such as Amazon, DHL and XPO Logistics. In addition, GLP Europe has a prime land bank which allows for the development of an additional 1.3 million SQM.

To learn more about our European operations, please go to eu.glp.com



10.2 million sq m
operating portfolio



>10 million sq m
development in 35 years



1.3 million sq m
development pipeline



Strong
global presence



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