

FULWIGOD

M1 J28

NEW HIGH BAY LOGISTICS /
INDUSTRIAL FACILITY
190,598 SQ FT - TO LET

EXPORT DRIVE, HUTHWAITE,
NOTTINGHAMSHIRE,
NG17 6AF

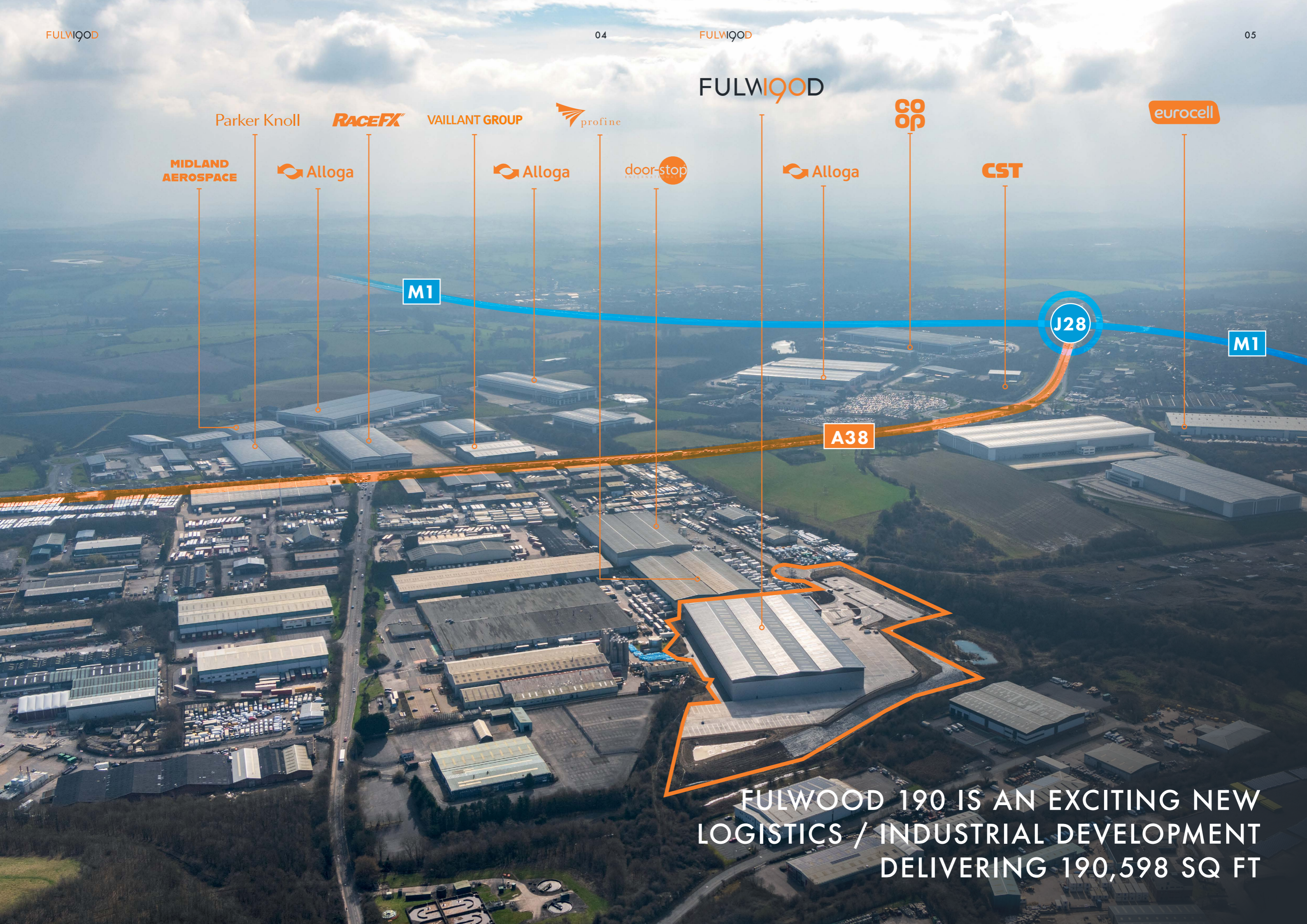


A NEW LANDMARK ALONG THE ICONIC M1



FULWQOD

MIDLAND AEROSPACE
 Parker Knoll
RACEFX
 VAILLANT GROUP
 Alloga
 Alloga
 door-stop
 Alloga
 CO OP
 CST
 eurocell



M1

J28

M1

A38

FULWOOD 190 IS AN EXCITING NEW
 LOGISTICS / INDUSTRIAL DEVELOPMENT
 DELIVERING 190,598 SQ FT

CUTTING-EDGE STRATEGIC LOGISTICS HUB

- 15M CLEAR HEIGHT**
- 17 DOCK DOORS**
2 EURO DOORS
- 3 LEVEL ACCESS DOORS**
- 50M YARD DEPTH ON TWO SIDES**
- 50 KN/M² FLOOR LOADING CAPACITY**
- 73 HGV PARKING SPACES**
- 148 CAR PARKING SPACES**
- ELECTRIC CAR CHARGING POINTS**
- HIGH SPECIFICATION OFFICES**
- PHOTOVOLTAIC PANELS**
- EPC RATING A**
- BREEM EXCELLENT**

800KVA / POTENTIAL TO UPGRADE

190,598 SQ FT

148 PARKING SPACES

19 DOCK DOORS

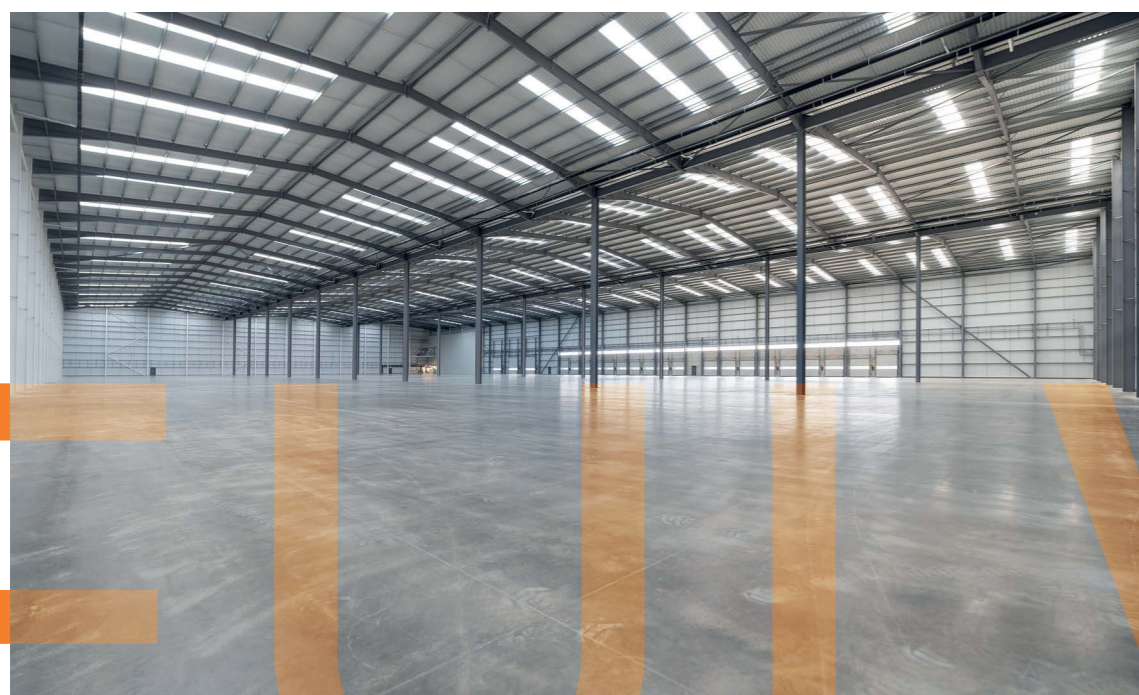
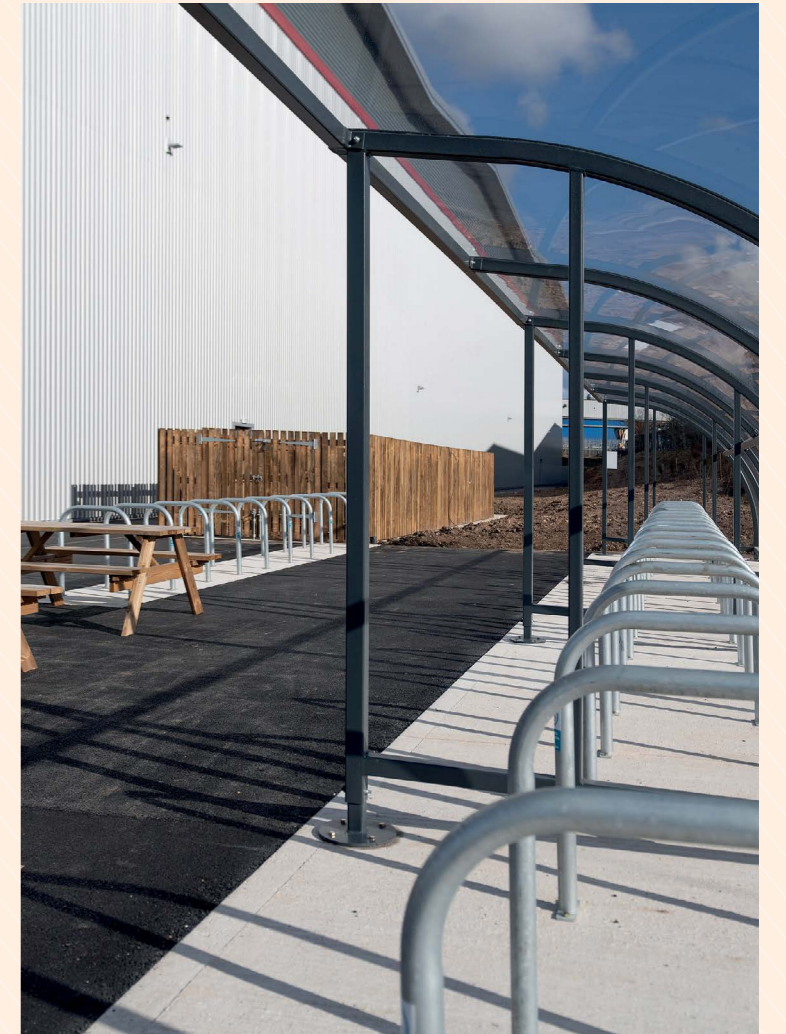
3 LEVEL ACCESS

50M

50M

FLOOR **SQ FT** **SQ M**

WAREHOUSE	179,340	16,661
OFFICES	11,054	1,027
GATEHOUSE	204	19
TOTAL	190,598	17,707



FULWQOD

Symphony®

profine

door-stop
INTERNATIONAL

Parker Knoll

RFX

Alloga

A38

1.5 MILES TO M1 J28



44,693,611 CONSUMER BASE WITHIN THREE HOURS

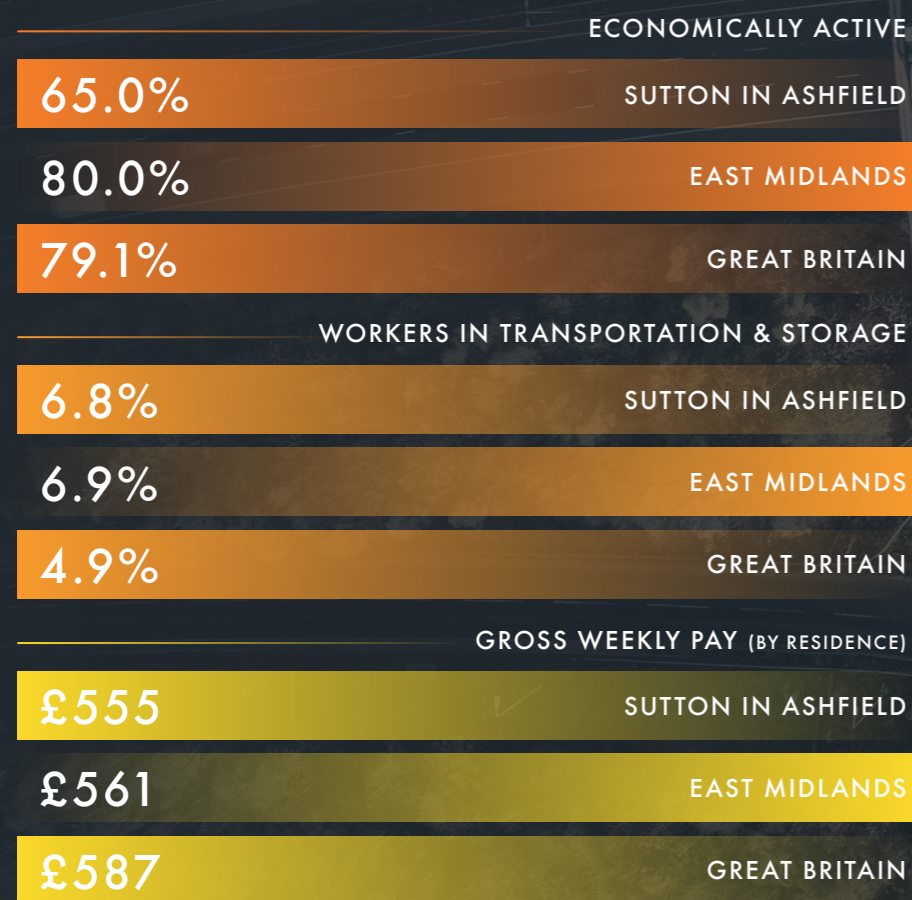


Image of M1 Junction





ROAD

M1/J28
1.5 MILES / 4 MINS

DERBY
18 MILES / 27 MINS

NOTTINGHAM
14 MILES / 28 MINS

SHEFFIELD
32 MILES / 40 MINS

LEICESTER
40 MILES / 49 MINS

BIRMINGHAM
61 MILES / 1 HR 3 MINS

LEEDS
61 MILES / 1 HR 4 MINS

MANCHESTER
70 MILES / 1 HR 45 MINS

LONDON (M25)
128 MILES / 2 HRS 8 MINS

AIRPORTS

EAST MIDLANDS
24 MILES / 27 MINS

BIRMINGHAM
58 MILES / 59 MINS

HEATHROW
138 MILES / 2 HRS 8 MINS

PORTS

IMMINGHAM
80 MILES / 1 HR 26 MIN

LIVERPOOL
112 MILES / 2 HRS 10 MINS

LONDON GATEWAY
162 MILES / 2 HRS 51 MINS

SOUTHAMPTON
178 MILES / 3 HRS 9 MIN

FELIXSTOWE
185 MILES / 3 HRS 4 MIN

RAIL FREIGHT

MARITIME RFT
23 MILES / 27 MINS

BIFT
46 MILES / 51 MINS

HAMS HALL
52 MILES / 54 MINS

DIRFT
59 MILES / 1 HR



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