

**INDUSTRIAL / STORAGE UNIT**  
249,579 SQ FT **TO LET**

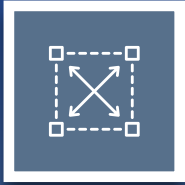


PANATTONI PARK NORTHAMPTON

WEEDON ROAD ■ NORTHAMPTON ■ NN7 4GP

savills





249,579  
SQ FT



24 DOCK LEVEL  
LOADING DOORS



50M YARD  
DEPTH



1.5 MVA POWER  
SUPPLY



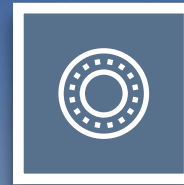
15M EAVES  
HEIGHT



4 LEVEL ACCESS  
DOORS



198 CAR PARKING  
SPACES



LED WAREHOUSE  
LIGHTING



# PANATTONI PARK NORTHAMPTON



WEEDON ROAD - NORTHAMPTON - NN7 4GP

TO LET INDUSTRIAL / STORAGE UNIT





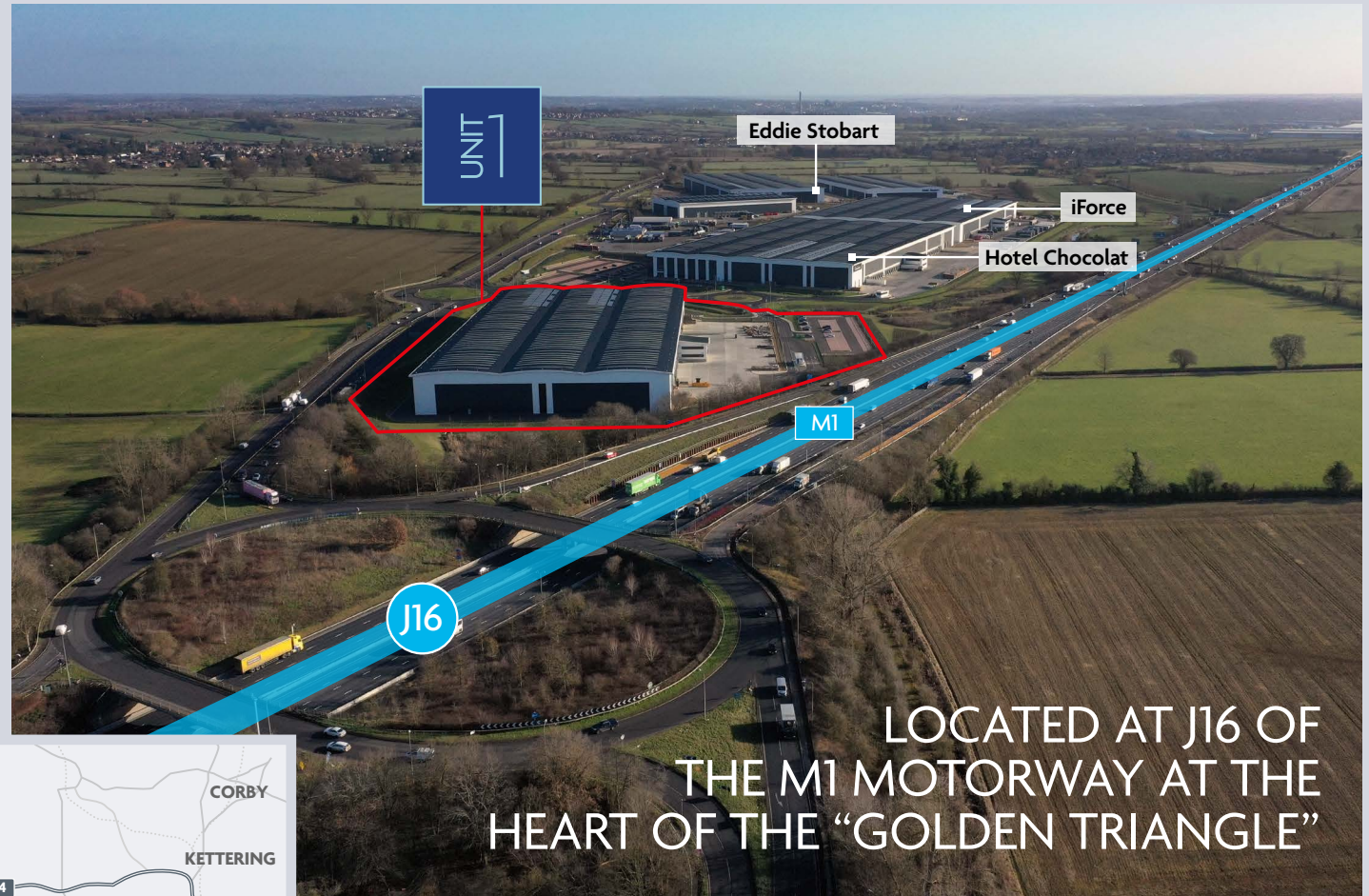
# PANATTONI PARK NORTHAMPTON

## Description

Unit 1 Panattoni Park is a modern warehouse unit which was constructed in 2021. Panattoni Park Northampton is home to a number of global companies such as Hotel Chocolat, Eddie Stobart and iForce.

## Location

The property is located at J16 of the M1 motorway at the heart of the “Golden Triangle” providing excellent access to the national motorway network.



LOCATED AT J16 OF THE M1 MOTORWAY AT THE HEART OF THE “GOLDEN TRIANGLE”



## Accommodation

The accommodation comprises the following areas (GIA):

NAME	SQ FT	SQ M
Unit-Warehouse	237,300	22,045.89
Two Storey Office	8,000	743.22
Ground - Hub Office	4,000	371.61
Ground - Gatehouse	279	25.92
<b>Total</b>	<b>249,579</b>	<b>23,186.64</b>



## Viewings

Viewings available upon request via the Sole Agent

## Terms

The property is available by way of sublease or assignment

## Business Rates

Upon Enquiry

## EPC rating

EPC - A



IMPORTANT NOTICE - Savills, their clients and any joint agents give notice that: 1. They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. 2. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Savills have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise. Generated by AgentsInsight / Generated on 16/01/2023. February 2023. Designed & produced by Creativeworld 01282 858200.

## Further Information

For further information please contact:

**Katie Monks**

katie.monks@savills.com

07584 606213

**Hugh Walton**

hugh.walton@savills.com

07807 999777

[savills.co.uk](https://www.savills.co.uk)



020 7499 8644  
0121 634 8400

[www.unit1northampton.co.uk](https://www.unit1northampton.co.uk)