

MADE
FOR
TRADE

BILLINGSHURST ENTERPRISE PARK.



To Let / For Sale Brand New Business Units
3,700 - 45,000 sq ft

Construction Starting
Imminently

65,490 households
within 20 minute drive

50% of the scheme
pre let / under offer

Excellent supply
of local labour



Computer Generated Image, details may vary

EXCELLENT SITUATION.

 > 150,000

households within a 20 minute drive

 > 11,868

new homes in total allocated to be built nearby in Draft Local Plan

 **Excellent ESG**

credentials including a Green Energy Grid on the estate



New cycle path

to be built linking the park with the town



Billingshurst centre

5 minutes walk



Billingshurst station

15 minutes walk



Mainline station

with direct line into london victoria every 30 minutes



Established

business park location



Excellent

supply of local labour



BILLINGSHURST ENTERPRISE PARK.

Accommodation

Unit	Warehouse	Mezzanine	Total
16	22,066	3,767	25,833
17	10,979	2,530	13,509
18		Under Offer	
19		Under Offer	
25	3,574	936	4,510
26	3,574	936	4,510
27	4,370	1,141	5,511
28	4,370	1,141	5,511
29	4,112	1,281	5,393
30	4,112	1,281	5,393
31	4,338	1,356	5,694
32	4,338	1,356	5,694

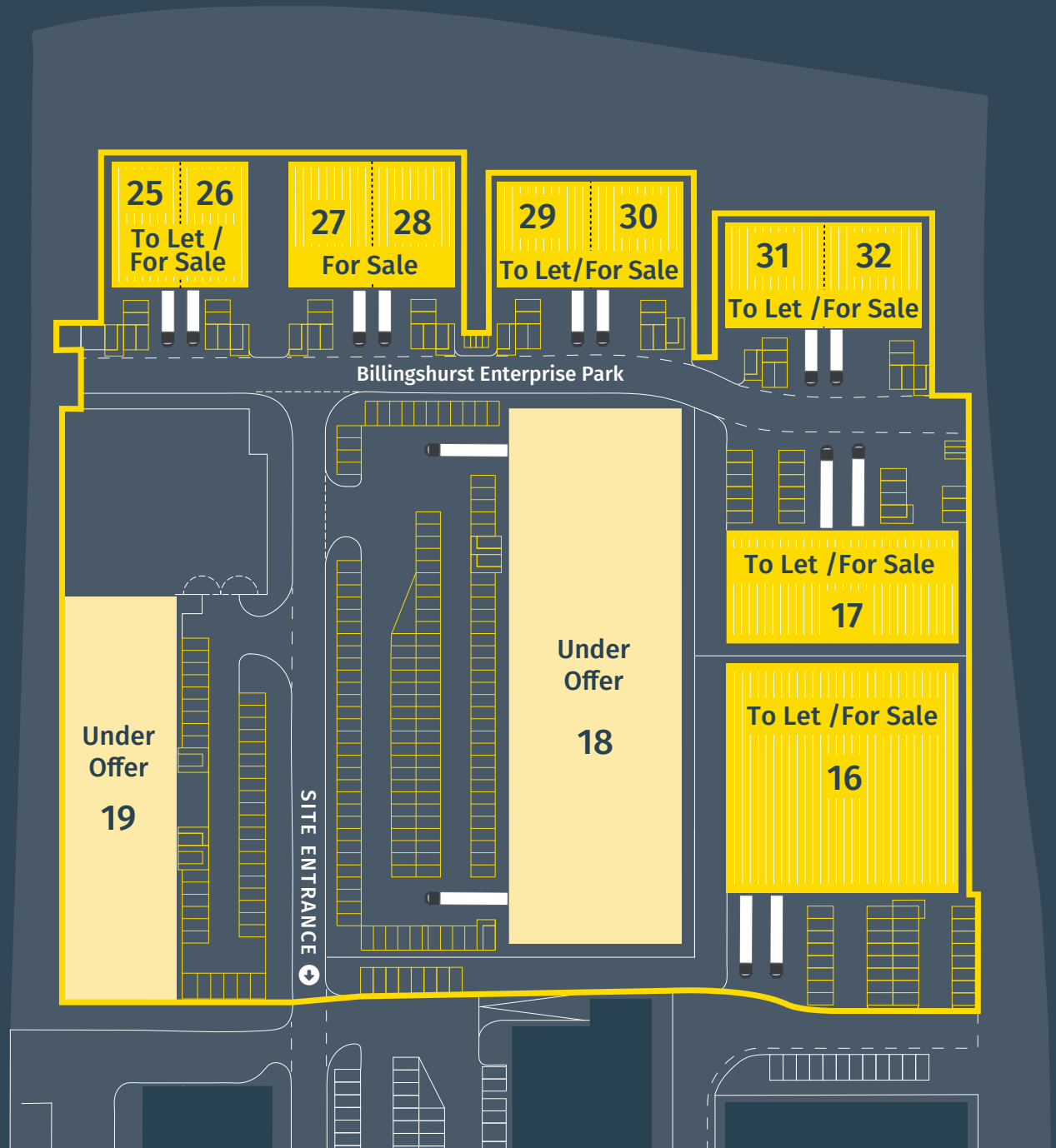
All areas are approximate on a GEA (Gross External Area) sq ft basis

↕ 6.15m – 15m
eaves height

⚡ Green
Energy Grid

✓ Highly
Specified New Units

⚡🔌 Electric
Car Charging Points



STRATEGIC ACCESS

West Sussex, RH14 9HP

Road Miles

Horsham	7.1
Crawley	15.6
Worthing	18.7
Brighton	26.6
Portsmouth	40.3
London	46.3

Rail Times

Horsham	10 mins
Crawley	19 mins
Gatwick	29 mins
London Victoria	1 hr 10 mins

Air Times

Gatwick Airport	31 mins
Heathrow Airport	1 hr 6 mins
Southampton Airport	1 hr 13 mins

Source: Google Maps

15 Minutes

Walk to Billingshurst Town Centre

30 Minutes

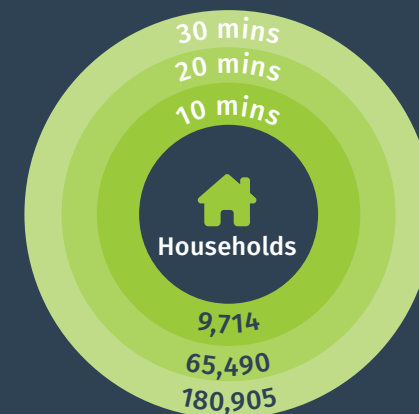
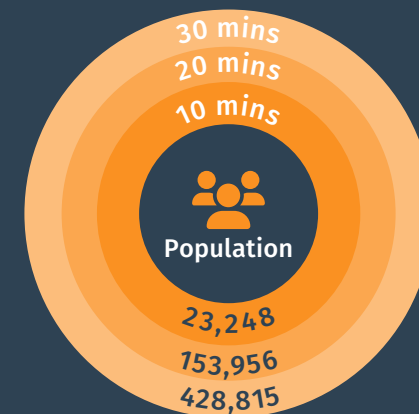
Drive to Junction 11 of the M23 Motorway



Situated approximately 7 miles to the South West of Horsham.

Billingshurst is an affluent commuter town which benefits from a growing population and quick links to both the South Coast and southern home counties. Billingshurst Enterprise Park is an established employment hub which can offer occupiers a range of business space.

Local Statistics



Source: StorePointGeo

FURTHER INFORMATION

Rent

Rent on Application.

Rates

To be reassessed following construction/ refurbishment. Please contact the agents for further information.

Terms

The units are available by way of new full repairing and insuring leases for a term of years to be agreed. The quoting rents are available upon application to the agents.

VAT

VAT may be payable on any transaction at the prevailing rate.

Legal Fees

Each party to bear their own legal costs incurred in any transaction.

EPC

To be reassessed following construction/ refurbishment.

Further Information & Viewing

Please contact the agents below:

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