

PROLOGIS

BROOKLANDS

123,987 SQ FT

DC1

UNDER CONSTRUCTION
AVAILABLE Q2 2023

WEYBRIDGE, KT13 0YU

///REWARDING.CAGES.CLOUDS



WELCOME TO ***BROOKLANDS***

Prologis Brooklands DC1 is a new Grade A logistics and manufacturing warehouse facility situated in a prime industrial location. London and South East markets can be efficiently serviced due to being perfectly situated in Weybridge. Prologis Brooklands DC1 is a proven location for distribution and last mile occupiers with easy access to the M25, M3 and A3.



Ideally located for Central and South London



Proven last mile delivery location



25 minutes to Heathrow Airport



**ENGINEERED
FOR BETTER**

DC1

A brand new, speculatively built 123,987 sq ft logistics facility with a cutting edge Prologis specification. Designed and built to meet the demands of a high performance operation.

- 50m yard
- 12.5m clear internal height
- x11 dock level doors
- x2 level access doors
- x109 car parking spaces
- x19 HGV parking spaces
- 50 kN/m² floor loading
- Secure yard
- Chill store ready
- 2.5 MVA power
- EV charging for 8 spaces*
- Grade A offices

*Remaining spaces have EV ready fit-out option



DC1	SQM	SQ FT
Warehouse	10,064	108,331
Office Ground Floor	427	4,601
Office First Floor	890	9,576
Office Second Floor	137	1,479
Total GEA	11,519	123,987

WELL-DRIVEN

FOR WELLBEING

Prologis Brooklands DC1 is a great place for staff to work, where employees will benefit from a range of amenities on their doorstep.

Commuting to work is also not a problem as DC1 is situated ideally for both driving and public transport links.



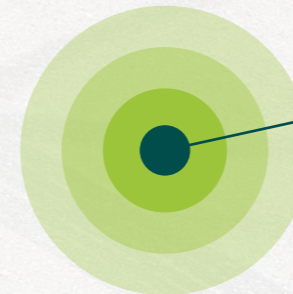
**Byfleet & New
Haw Station**
0.7 mile walk



**Regular Bus
Service (436)**
Woking-Weybridge



**M25
J10 & 11**
4.4 mile drive



460,000+

households within
30 minutes

Brooklands DC1 draws upon a large and skilled labour pool from Weybridge and surrounding areas, giving you the right labour to operate your business successfully, even at peak periods.

Gross Weekly Pay

£686.50

Weybridge and Woking

£713.20

London

Working Age Population

114,700

NVQ1 Qualified

91.6%

Source: Nomis



SUPPORTING YOUR *NET ZERO JOURNEY*



Net Zero Carbon
– Construction



Target EPC rating
of A25 or better



Target BREEAM
Excellent



Optional
Solar PV

Your new building has been constructed with the future in mind, ensuring that unnecessary energy usage is avoided. To add to the sustainable provision at Prologis Brooklands DC1, there is also the option to install rooftop solar PV. Prologis Brooklands DC1 is 'Net Zero Carbon – Construction' when considered against the UKGBC Framework for Net Zero Carbon Buildings.

Prologis is the first industrial property company in the UK to measure, reduce and mitigate 100% of the embodied carbon in our buildings and feel that we should play our part to bring the benefits of sustainability to our customers, the local community and beyond.

We mitigate unavoidable embodied carbon emissions by supporting environmental charity Cool Earth in their work to reduce tropical deforestation, monitored by Planet Mark, which validates the carbon footprint report for every building.



COOL EARTH

Prologis Essentials

For easy set up and smooth operations

When it comes to getting your warehouse up and running, we've got you covered.

Prologis Essentials is the first complete warehouse solutions platform that lets you run, optimise and grow your business; how, when and wherever you want.

It conveniently brings you all the set-up and operational equipment needed for a cost-effective, quick and care-free start. It is your source for replacements, upgrades or temporary solutions as well – making life easier and giving you back valuable time.



FORKLIFTS

An easy and cost-effective solution for preconfigured forklifts, reach and pallet trucks, from our world-class partners.



RACKING

The right racking system to suit your needs – a fast and easy service that makes arranging racking simple.



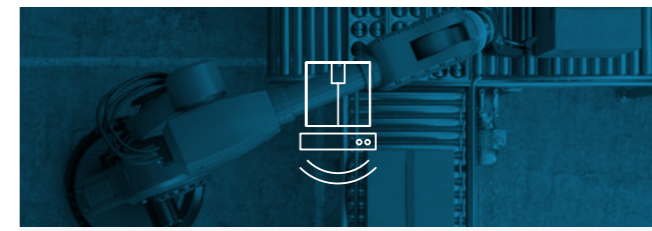
SOLARSMART

Harness green energy and benefit from onsite power while reducing your carbon footprint.



LED LIGHTING

Efficient and reliable upgrade to 'smart' lighting with movement and daylight controls at an incredibly low price.



WAREHOUSE ROBOTICS

COMING SOON



SAFETY

COMING SOON



For more information, please visit prologis.co.uk/Essentials



STUART DAVIES
REAL ESTATE & CUSTOMER
EXPERIENCE LEAD, VP
PROLOGIS UK



As a team, we're passionate about the customer service we provide and derive real pleasure from watching the businesses on our Parks thrive. Our real focus is around understanding our customers' needs and helping them grow within our network. Because we retain ownership of the buildings we develop, my dedicated team of in-house specialists can build long-term relationships with our customers, adding real value and delivering much appreciated continuity.

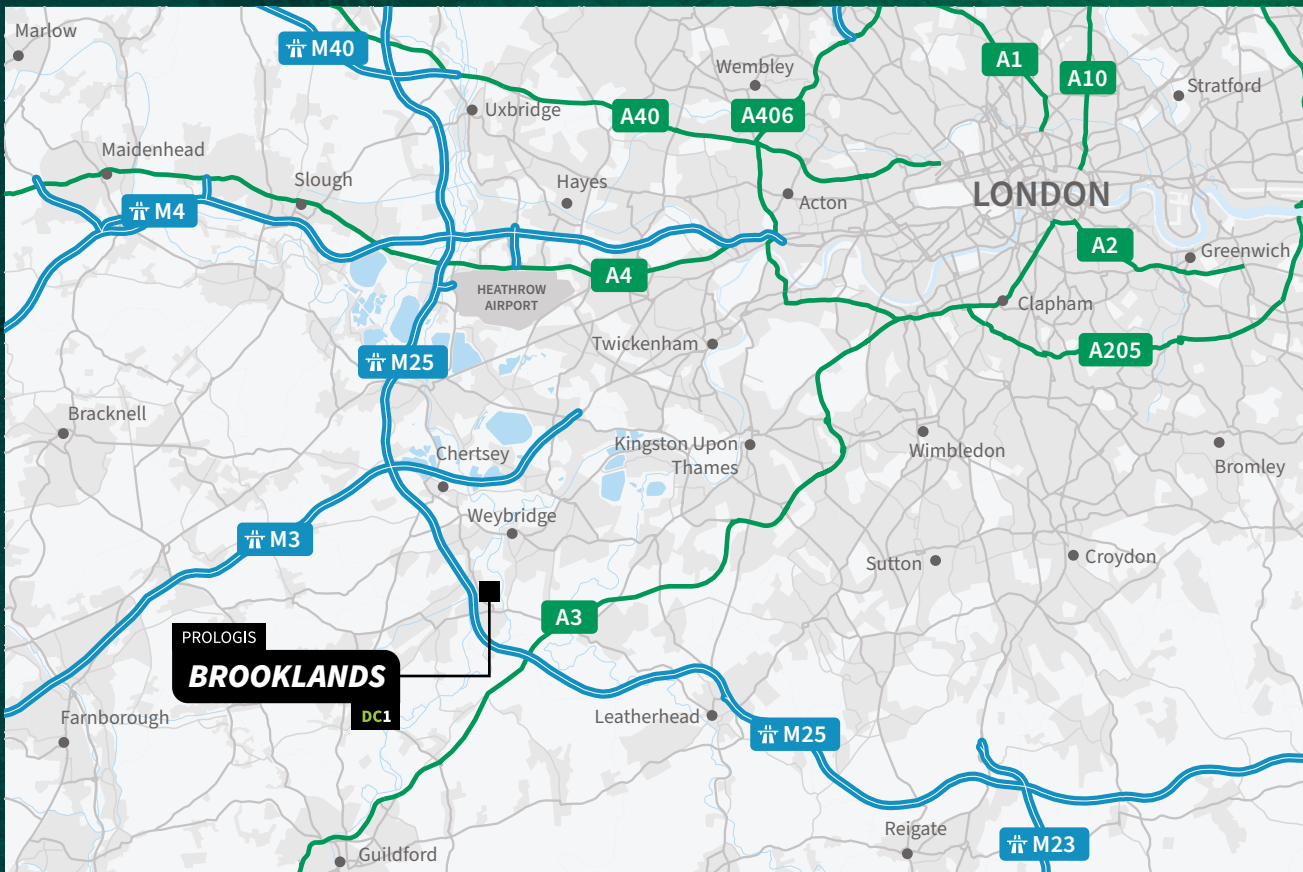


PARK*life*[™]

We know you want to be free to look after the things that matter most. That's why, when you move your business to a Prologis Park, we give you access to our dedicated Property Management Team to make life easier for you. Our team will help you take care of business and maintain your competitive advantage.

VICKERS DRIVE NORTH
SAT NAV: KT13 0YU

PROLOGIS.CO.UK/**BROOKLANDS**



PROLOGIS

BROOKLANDS

DC1

ABOUT PROLOGIS

Prologis is the leading developer and owner of logistics property in the UK and worldwide.

We have the expertise, the sites and the in-house funds to deliver the high quality buildings that help our customers run their businesses as efficiently as possible.

Working collaboratively with our customers, we develop the best property solutions for their operations, both now and for the future.

For more information please visit prologis.co.uk

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