

# MAGNAPARK Lutterworth MPS 13



BUILD-TO-SUIT

286,759 SQ FT

LE17 4JB

STRATEGIC LOCATION

SOUTH



[eu.glp.com](http://eu.glp.com)

# MAGNAPARK South

## MPS 13

MPS 13 redefines sustainable distribution, embodying GLP's unwavering commitment to ESG excellence.

This expansive 286,759 sq ft facility not only boasts a premium specification, including a generous 50-metre service yard, exceptional 15m clear internal height, 28 dock doors, and a refined two-story office space, it also champions environmental stewardship through integrated energy-saving features that minimise carbon footprint and operational costs. MPS 13 is fully primed for solar power integration and adheres to WELLness principles, creating an environment that nurtures the well-being and productivity of your employees.

### LOCATION

The success of Magna Park Lutterworth is primarily due to its optimum and strategic location for warehousing and logistics in the centre of Britain.

- > M1 Junction 20 – 2.5 miles
- > M6 Junction 1 – 4.5 miles
- > M69 Junction 1 – 7 miles

### HIGHLIGHTS



Clear height tbc



28 dock doors



4 level access



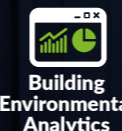
50m yard depth



49 HGV parking



211 car parking



Building Environmental Analytics



50 kN psm Floor loading



14.08 acres (5.70 ha)

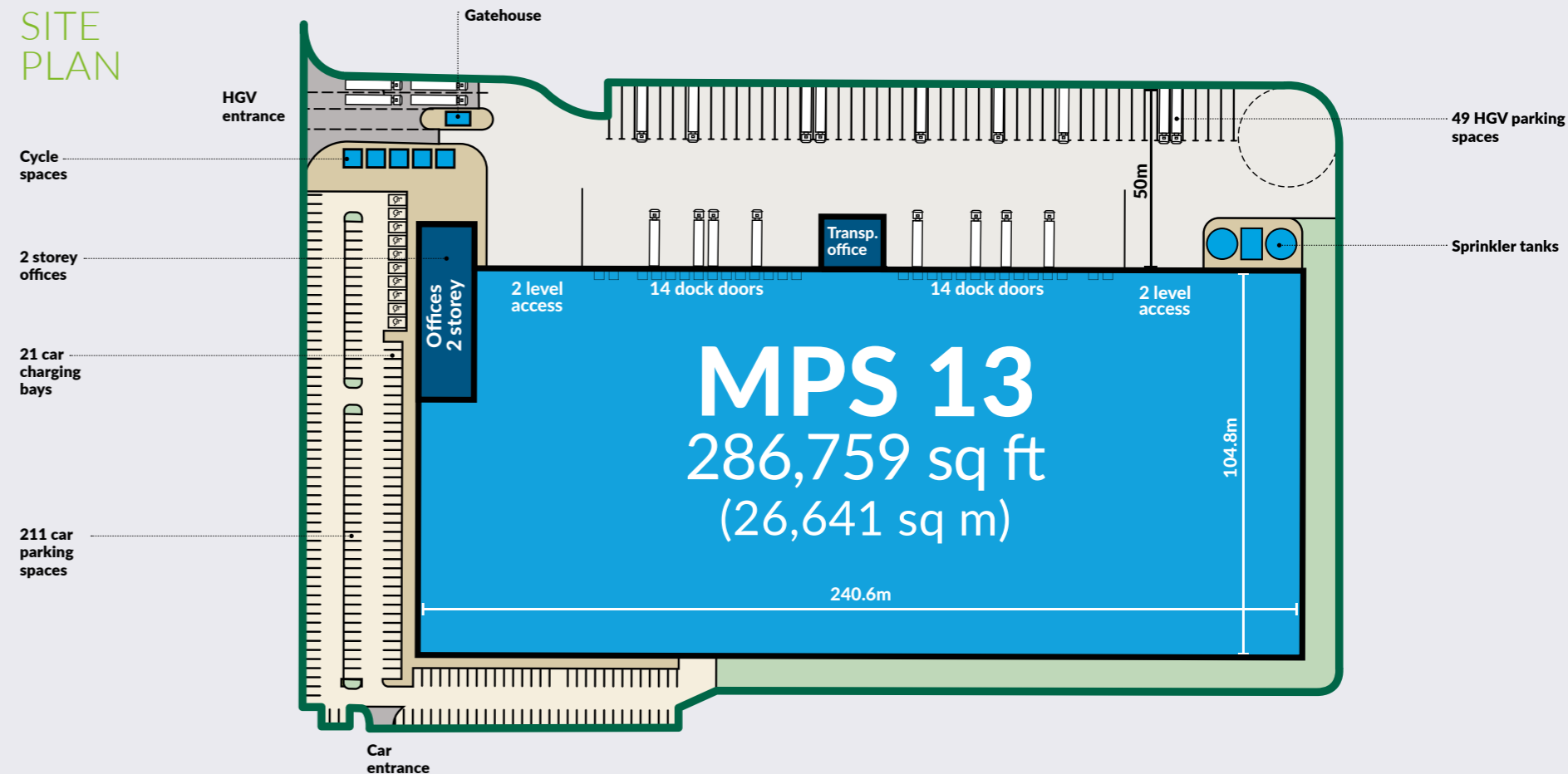


21 charging car bays



Representative CGI

### SITE PLAN



### SCHEDULE

Warehouse	Offices (2 levels)	2nd floor meeting room	Transport office	Gatehouse	Total GIA	Car parking	Clear height	Dock doors	Level access
265,917 sq ft 24,704 sq m	14,360 sq ft 1,334 sq m	1,238 sq ft 115 sq m	5,029 sq ft 467 sq m	215 sq ft 20 sq m	286,759 sq ft 26,641 sq m	211	15m	28	4

# MAGNAPARK Lutterworth

## 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 building

### G-Plus highlights\*



## G+Plus

\*All of the G-Plus facilities and amenities will be project dependent and agreed with each customer.



## MPS 13

Warehouse	Offices (2 levels)	2nd floor meeting room	Transport office	Gatehouse	Total GIA	Car parking	Clear height	Dock doors	Level access
265,917 sq ft 24,704 sq m	14,360 sq ft 1,334 sq m	1,238 sq ft 115 sq m	5,029 sq ft 467 sq m	215 sq ft 20 sq m	286,917 sq ft 24,704 sq m	211	15m	28	4



Representative CGI



# MAGNA PARK Lutterworth

If you would like any further information, or to arrange a meeting, please contact:



Emily Le Gallais  
Associate

[elegallais@marqlogistics.com](mailto:elegallais@marqlogistics.com)  
 +44 (0)7833 440 482

London office  
50 New Bond Street  
London W1S 1BJ

GLP is committed to a policy of continuous development and reserves the right to make changes to information without notice. This brochure, the descriptions and measurements contained herein do not form part of any contract and whilst every effort has been made to ensure accuracy, this cannot be guaranteed. March 2026. Terms: Available leasehold – details upon application. Please contact the agents for a detailed proposal. Printed in the UK.

Ares Management Corporation (NYSE: ARES) has acquired a significant portion of the international business of GLP Capital Partners Limited and certain of its affiliates. For more information, visit [aresgmt.com](http://aresgmt.com)



[eu.glp.com](http://eu.glp.com)

# MPS 13

SOUTH



**Richard Harman**  
 [richard.harman@dtre.com](mailto:richard.harman@dtre.com)  
 +44 (0)7776 200 143

**Tom Fairlie**  
 [tom.fairlie@dtre.com](mailto:tom.fairlie@dtre.com)  
 +44 (0)7747 441 858

**Jamie Durrant**  
 [jamie.durrant@dtre.com](mailto:jamie.durrant@dtre.com)  
 +44 (0)7341 661 962



**Franco Capella**  
 [franco.capella@cushwake.com](mailto:franco.capella@cushwake.com)  
 +44 (0)7834 197 403



**James Harrison**  
 [james@apexllp.com](mailto:james@apexllp.com)  
 +44 (0)7775 905 415

**Cameron Mitchell**  
 [cam@apexllp.com](mailto:cam@apexllp.com)  
 +44 (0)7392 092 534

**Ollie Withers**  
 [ollie@apexllp.com](mailto:ollie@apexllp.com)  
 +44 (0)7496 852 526



**LE17 4JB**

Magna Park South, Lutterworth  
Lutterworth  
LE17 4JB

**adjusted.valuable.smile**  
Lutterworth, UK