

UNDER CONSTRUCTION

Available late
June 2020

Concorde Park

CGI Artistic Impression

Concorde Way, Segensworth, Fareham, Hampshire PO15 5RX*
kingsbridgeestates.co.uk/concorde-park »

NEW INDUSTRIAL SCHEME

2,947 – 43,289 FT²
UNIT SIZE RANGE

*Provisional postcode

Concorde Park is a new state of the art industrial scheme, consisting of 10 units, at the well established Segensworth Industrial Estate, exceptionally well located just off J9 M27.

Key Features

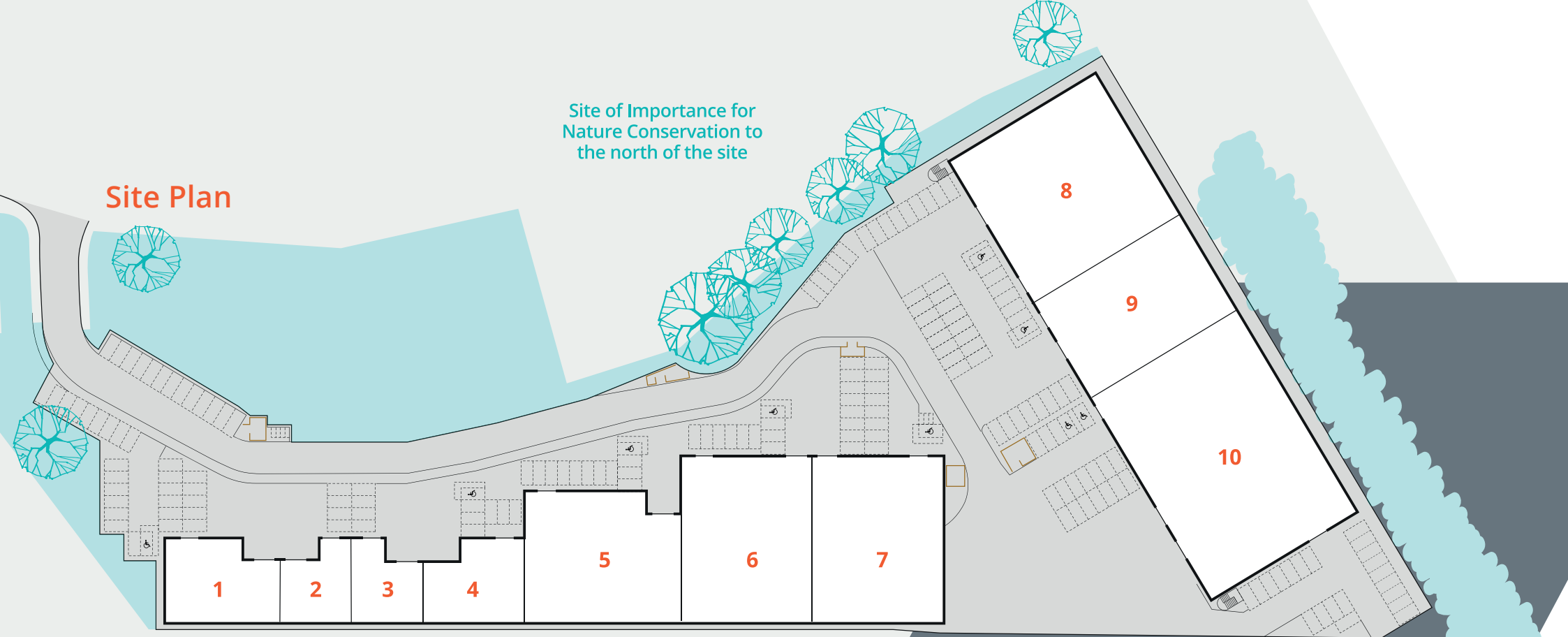
- Available late June 2020
- Planning uses B1/B2/B8
- Minimum eaves height 8.4m
- Floor loading at 40 kN
- Power supply suitable for manufacturing
- Electric loading doors, 4.5m high 4.0m wide
- Clear span
- Grade A first floor office space
- BREEAM very good
- Target EPC B



Concorde Park

Site Plan

Site of Importance for
Nature Conservation to
the north of the site



Unit	GF GEA sq.ft.	Mezz. GEA sq.ft.	Total sq.ft.	Parking
1	3,627	1,355	4,982	10
2	2,110	843	2,952	6
3	2,104	843	2,947	6
4	3,207	1,216	4,424	9
5	8,288	1,937	10,225	20
6	9,012	2,059	11,071	21
7	9,076	2,061	11,138	22
8	11,861	1,927	13,787	27
9	8,115	1,315	9,431	19
10	17,268	2,803	20,071	41

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makro

FedEx
Express

vision.

WÄRTSILÄ

HENDY
Ford

CooperVision

TUV
SUD

GMK
Tactical
Products

ESSENTRA

Swanwick Station

M27

J9

Whiteley & Solent
Business Park

Segensworth West

Segensworth East

A27

A27

Concorde Park

GEEST LINE

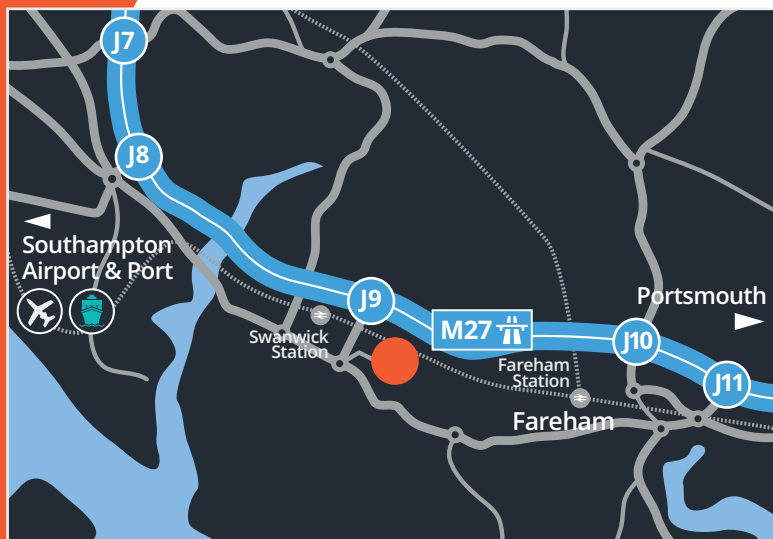
just develop
it

YODEL

MEGGITT

gemalto
security to be free

Concorde Park is situated on Concorde Way, part of the popular Segensworth Industrial Estate which is home to a number of major national and international occupiers including CooperVision and Wartsila. The estate benefits from easy access to the M27 Motorway which is the main arterial route connecting the two main cities in the region with Portsmouth 8 miles to the east and Southampton 7 miles to the West.



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WHAT3WORDS

Travel Distances Miles Minutes



M3

10

18

A3M

15

18

Southampton

7

26

Portsmouth

8

17

London

81

120



Southampton Airport

10

16



Southampton Port

11

25

Portsmouth Port

12

22



Swanwick Station



1.5

30



120,000 economically active residents in the vicinity



An above average 10.8% of active residents are employed within skilled trade occupations

Concorde Park

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Terms:

A new full repairing and insuring lease upon terms to be agreed.

Rent:

Upon application.

Business Rates:

Prospective occupiers should rely on their own enquiries with the local rating authority Winchester City Council.

Service Charge:

TBC.

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About Kingsbridge Estates

Kingsbridge Estates is a privately owned property company providing high quality business space across the South of England. Kingsbridge Estates has a strong track record of developing both industrial warehouse and office space to meet end-user requirements.



Kingsbridge Estates

Further information

Contact & Viewing

To arrange a viewing, please contact the joint sole agents:



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