

Apollo
Ansty Park



**Coventry's Premier Logistics/
Manufacturing Park**

AVAILABLE IMMEDIATELY

**4 industrial/warehouse units
from 172,400 - 301,500 sq ft**

To Let

apolloanstypark.co.uk

Coventry's Premier Logistics & Manufacturing Park

Apollo, Ansty Park, Coventry is a unique and established 52 acre development strategically positioned adjacent to M6 Junction 2 and M69 Junction 1, providing unrivalled access to the UK's motorway network.

Located at the centre of the logistics, manufacturing and aerospace sectors in the UK, 90% of the population are reachable within 4 hours. The M1 is easily accessible via the M6 and M69 in less than 20 minutes, providing excellent connectivity to London and the wider UK, whilst both Daventry International Rail Freight Terminal (DIRFT) and Hams Hall Rail Freight Terminal can be reached within a circa 20 minutes' drive time.

Providing 743,880 sq ft of space across three detached units, Apollo offers highly specified accommodation to suit a range of occupier types.

Apollo 4
172,407 sq ft

Apollo 5
301,591 sq ft

Apollo 6
269,882 sq ft



An established community

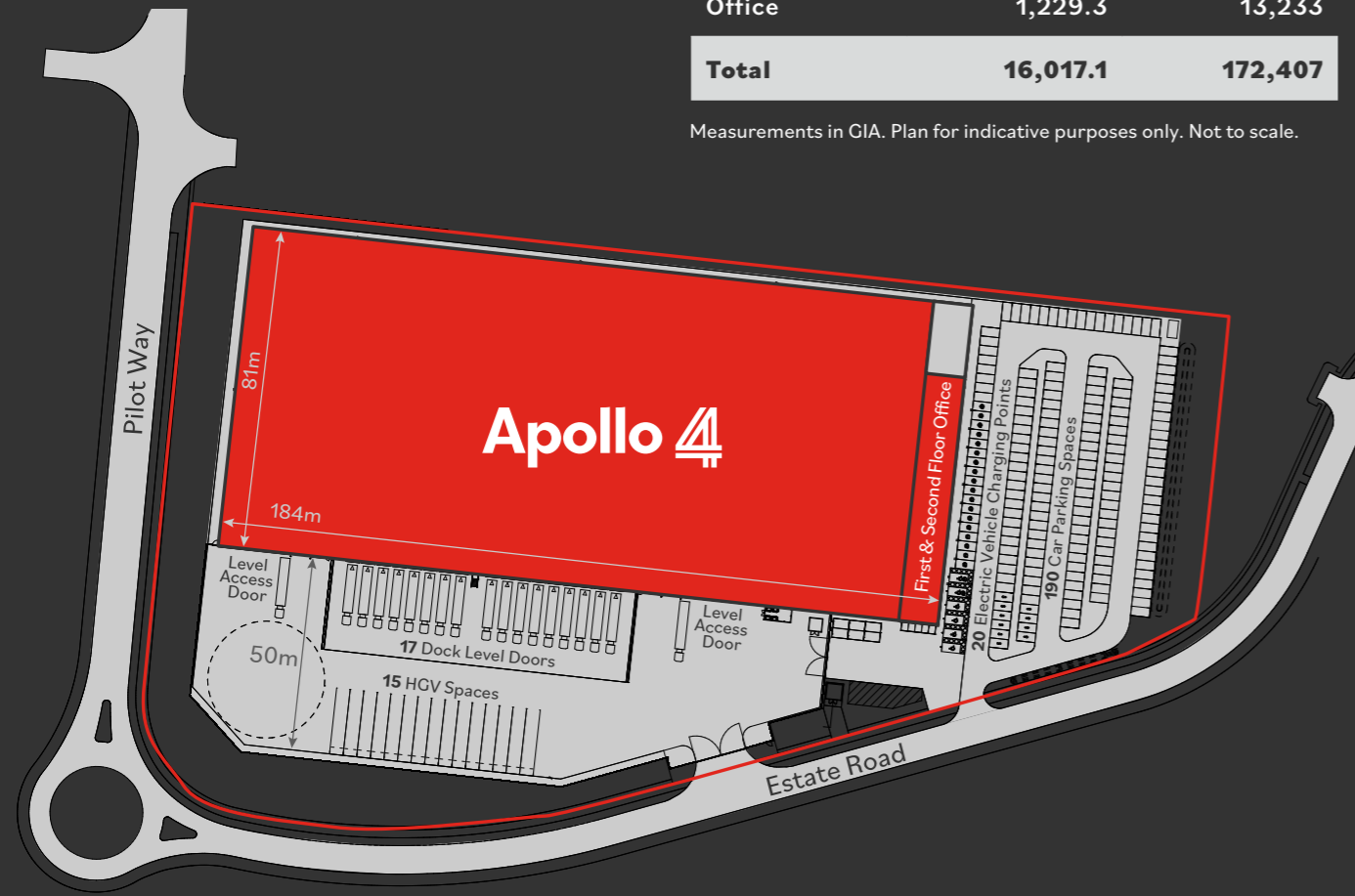
- 01 Sainsbury's
- 02 HTRC
- 03 FANUC
- 05 AVL
- 06 I P G PHOTONICS
- 07 mtc Manufacturing Technology Centre
- 08 mtc LLOYDS BANK Advanced Manufacturing Training Centre
- 09 Cadent
- 11 ROLLS ROYCE
- 12 Polestar
- 13 STAIRCRAFT Group
- 14 JDL
- 04 LEVC

Apollo

172,407 sq ft









	Sq M	Sq Ft
Warehouse	14,787.8	159,174
Office	1,229.3	13,233
Total	16,017.1	172,407

Measurements in GIA. Plan for indicative purposes only. Not to scale.







Specification









Warehouse

-  Clear Height to Haunch: **12m**
-  **2** Level Access Doors
-  **17** Dock Level Doors
-  Wide Aisle **24,679** Pallets
-  **1.25MVA** Power Supply
-  Narrow Aisle **32,540** Pallets
-  Floor Loading: **50kN/sq m**
-  BREEAM **Excellent**

External Areas

-  **190** car parking spaces
-  **20** Electric Vehicle Charging Points
-  **50m** Yard Depth
-  **15** HGV Spaces

Offices

-  High quality WC & Shower Facilities
-  **8** Person Passenger Lift
-  PIR VRF Heating and Cooling
-  Suspended Ceiling with Metal Tiles
-  Motion Sensing LED Lighting
-  Raised Access Floor
-  Carpet Tiled Floor Finish
-  Kitchenette Facilities

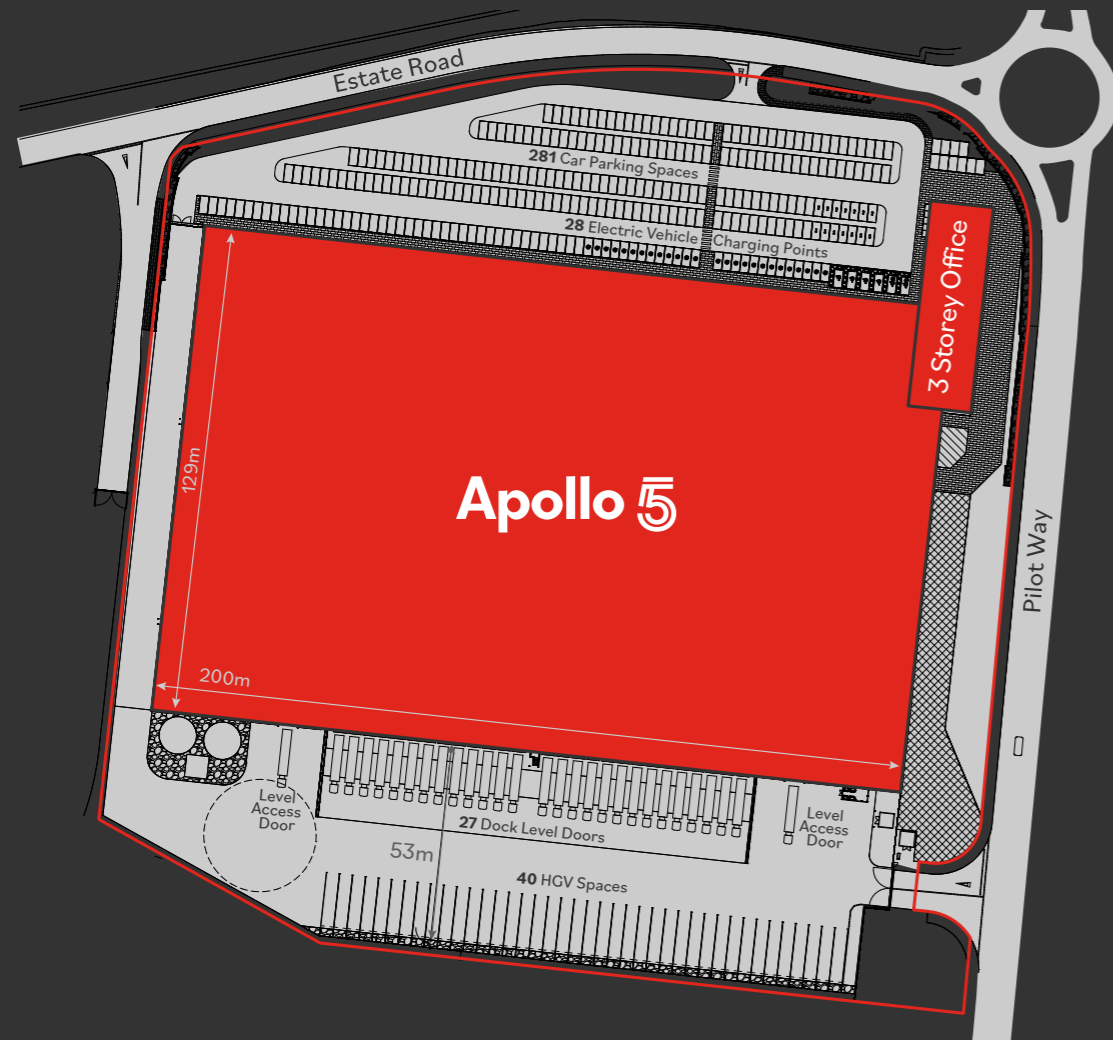


Apollo 5

301,591 sq ft

	Sq M	Sq Ft
Warehouse	25,579.7	275,337
Office	2,439	26,254
Total	28,018.7	301,591

Measurements in GIA. Plan for indicative purposes only. Not to scale.



Specification

Warehouse

- Clear Height to Haunch: **14m**
- 27 Dock Level Doors
- 1.5MVA Power Supply
- Floor Loading: **50kN/sq m**
- 2 Level Access Doors
- Wide Aisle **46,656** Pallets
- Narrow Aisle **71,232** Pallets
- BREEAM **Excellent**

External Areas

- 281 car parking spaces
- 53m Yard Depth
- 28 Electric Vehicle Charging Points
- 40 HGV Spaces

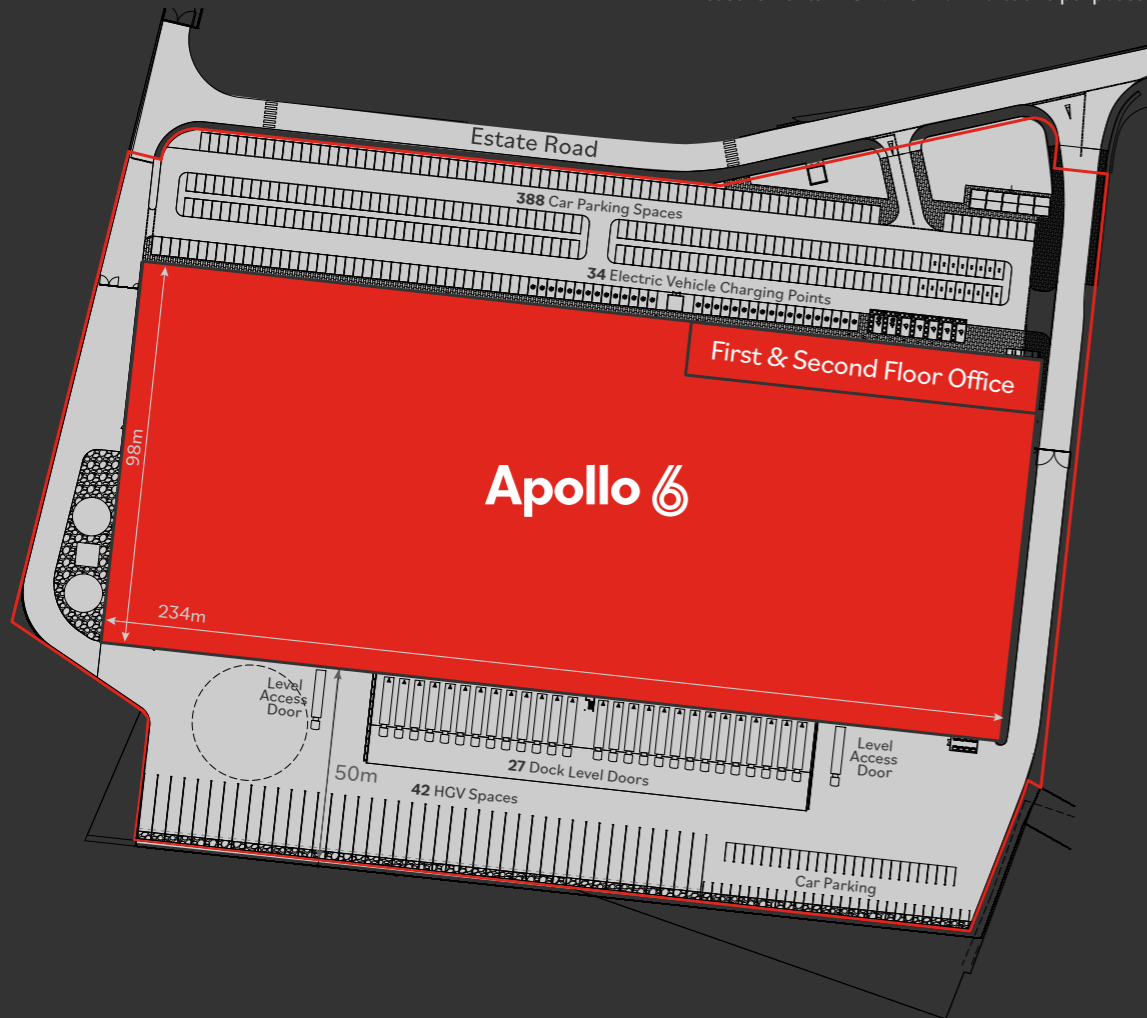
Offices

- High quality WC & Shower Facilities
- PIR VRF Heating and Cooling
- Motion Sensing LED Lighting
- Carpet Tiled Floor Finish
- 8 Person Passenger Lift
- Suspended Ceiling with Metal Tiles
- Raised Access Floor
- Kitchenette Facilities











	Sq M	Sq Ft
Warehouse	22,948.5	247,015
Office	2,124.4	22,867
Total	25,072.9	269,882

Measurements in GIA. Plan for indicative purposes only. Not to scale.







Specification









Warehouse

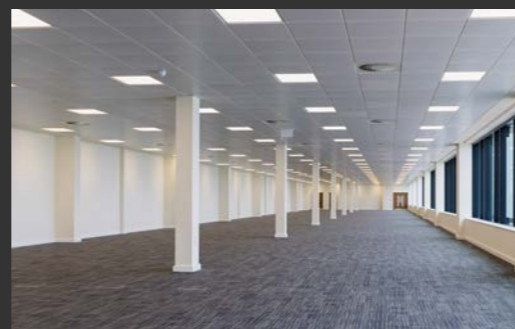
-  Clear Height to Haunch: **14m**
-  **2** Level Access Doors
-  **27** Dock Level Doors
-  Wide Aisle **39,040** Pallets
-  **1.5MVA** Power Supply
-  Narrow Aisle **59,264** Pallets
-  Floor Loading: **50kN/sq m**
-  BREEAM **Excellent**

External Areas

-  **388** car parking spaces
-  **34** Electric Vehicle Charging Points
-  **50m** Yard Depth
-  **42** HGV Spaces

Offices

-  High quality WC & Shower Facilities
-  **8** Person Passenger Lift
-  PIR VRF Heating and Cooling
-  Suspended Ceiling with Metal Tiles
-  Motion Sensing LED Lighting
-  Raised Access Floor
-  Carpet Tiled Floor Finish
-  Kitchenette Facilities



A park built around your health and wellbeing

Park Benefits

High Quality, Landscaped Park

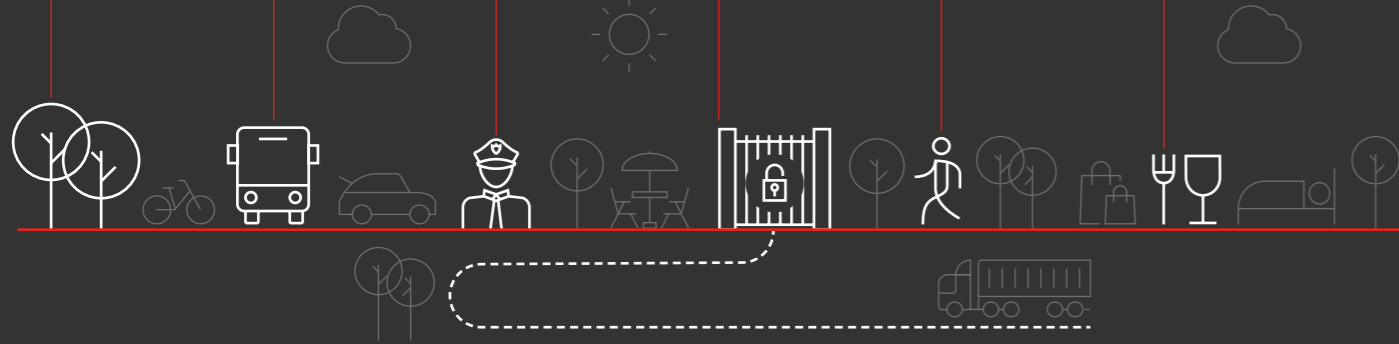
Coventry Train Station Shuttle Bus

24/7 Security

Out of Hours Gate Control to Park Entrance

Running Track, Nature Trail and Wildlife Corridor

Hotels, Restaurants and Retail amenity close by



Sustainability

At Apollo you will find a unique environment that combines forward-thinking sustainability with the potential for long-term growth. Our focus on energy efficiency and indoor environmental quality ensures that your units minimise energy consumption while promoting a healthier and more inviting workspace.



It's all about connectivity

Travel Times

Motorway	Distance	Time
M69	1.2 miles	3 mins
M6	1 miles	3 mins
M1 (J19)	12.8 miles	14 mins
M1 (J21)	16.7 miles	16 mins
M42	13.6 miles	14 mins
M40	17 miles	22 mins

City	Distance	Time
Coventry	5.3 miles	12 mins
Birmingham	25 miles	28 mins
Leicester	21 miles	28 mins
London	96 miles	1hr 50 mins

Transport	Distance	Time
Daventry International Rail Freight Terminal	17 miles	18 mins
Birmingham Airport	17 miles	20 mins
Hams Hall Rail Freight Terminal	19 miles	22 mins
East Midlands Airport	35 miles	35 mins
London Heathrow Airport	96 miles	1hr 40 mins

Key Parcel Hubs	Distance	Time
DHL, Ryton	5.9 miles	8 mins
Royal Mail, Middlemarch	6.3 miles	9 mins
DHL, Coventry Gateway	7.3 miles	10 mins
DPD, Hinckley	8.8 miles	14 mins
Evri, Rugby	9.7 miles	15 mins

Demographics

90% Golden triangle location; 90% of the UK population reachable within 4 hours

4.8m total population within a 30 mile radius

6m population within 1 hour

30% of UK aerospace businesses located in the Midlands

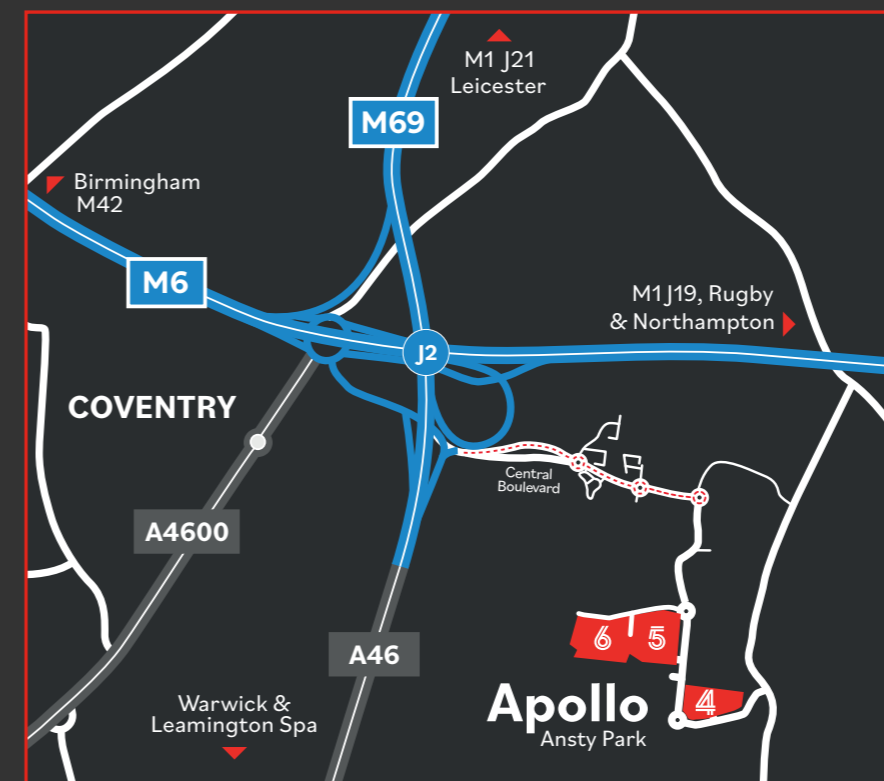
8.4% of employee jobs in transport and storage

100,000 graduates a year from 15 universities within a 1 hour drive

£124.3bn total purchasing power

Sat Nav: CV7 9JU

What Three Words: mastering/fuel/patch



Soft-landing Support

Inward investment agency, Invest Coventry & Warwickshire, can help businesses to access soft-landing support in terms of skills and recruitment support / brokerage and access to finance programmes, including grants and loans.

Within skills and recruitment, support to business is bespoke to their needs but can include:

- Apprenticeships, training and skills support
- Recruitment support (including the Fair Chance Employment Programme)
- Fully funded recruitment films
- Links to Education Community

Local financial support opportunities are available for businesses location to Ansty Park that could help with initial set up and fit out costs.

For further information or to be introduced to Invest Coventry & Warwickshire, please contact the joint agents.

www.investcw.co.uk
skillshub.warwickshire.gov.uk
coventry.gov.uk/invest-coventry

Further Information

Terms

The units are available on a new FRI leases, on terms to be agreed.

Contact

Further information including Technical Pack, plans and specification documents are available on request through the joint agents.



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