

**PROLOGIS
PARK
COVENTRY
DC8**

TO LET
183,761 SQ FT
17,072 SQ M

CV6 4QJ ///casual.forks.tens

Coming soon



WELCOME TO PROLOGIS PARK COVENTRY

A prime industrial and logistics hub conveniently located at the gateway between Coventry City Centre and the M6 motorway, with 75% of England within a 2 hour drive time.

DRIVEN BY CONNECTIVITY

DRIVE TIMES

M6	5 mins	2.1 miles
M69	8 mins	5.4 miles
M42	14 mins	11.7 miles
M6 Toll	16 mins	14.6 miles
M1 J19	18 mins	17.2 miles
M45	22 mins	13.8 miles
M40	24 mins	17.6 miles
M5	28 mins	25.7 miles

DRIVEN BY



FLEXIBILITY

DC8 offers operational efficiency with loading doors, a **full 52m yard and LED lighting**.



CONNECTIVITY

At the gateway between Coventry City Centre and the M6, with **five key motorways within a 15 mile radius**.



EXPERTISE

In the heart of the UK automotive cluster, with **900,000 skilled workers** suited to the logistics sector within a **30 minute drive** of the Park.



PARKLIFE™

Situated next to Prologis Country Park – **home to budding wildlife and nature**.

Coventry City Centre
13 mins (3.6 miles) →

Arena Shopping Park

CBS Arena

A444

Central Boulevard

M6 Junction 3
← 5 mins (2.1 miles)

DUNLOP

NetworkRail

PROLOGIS
PARK
COVENTRY
DC13

KESWICK
FLOORING

EUROFIT

BARSAN
GLOBAL LOGISTICS

IFCO

PROLOGIS
PARK
COVENTRY
DC14/15

PROLOGIS
PARK
COVENTRY
DC8

DHL

halfords

80p

PAKEL
FORCE

Pilgrims Walk

DRIVEN BY FLEXIBILITY

TARGET LOCAL TALENT

Located at the heart of the UK's automotive cluster, within 5 minutes of the M6 and easy access to the UK's key rail and air freight terminals, Prologis Park Coventry is proven to be one of the most sought-after locations in the UK.

The Park is located in an area with a highly skilled labour pool ideally suited to the logistics sector. With the Park being well-served by local bus routes, it's easy for staff to get to and from work.

 **TOP 25%**

of the fastest-growing economic areas in the UK

 **16**

universities within an hour's drive time

 **100k**

graduates within a one hour drive time

SPECIFICATION



14 dock doors



2 level access doors



EPC A rating



12m clear internal height



200 car parking spaces



52m yard depth



40 HGV spaces



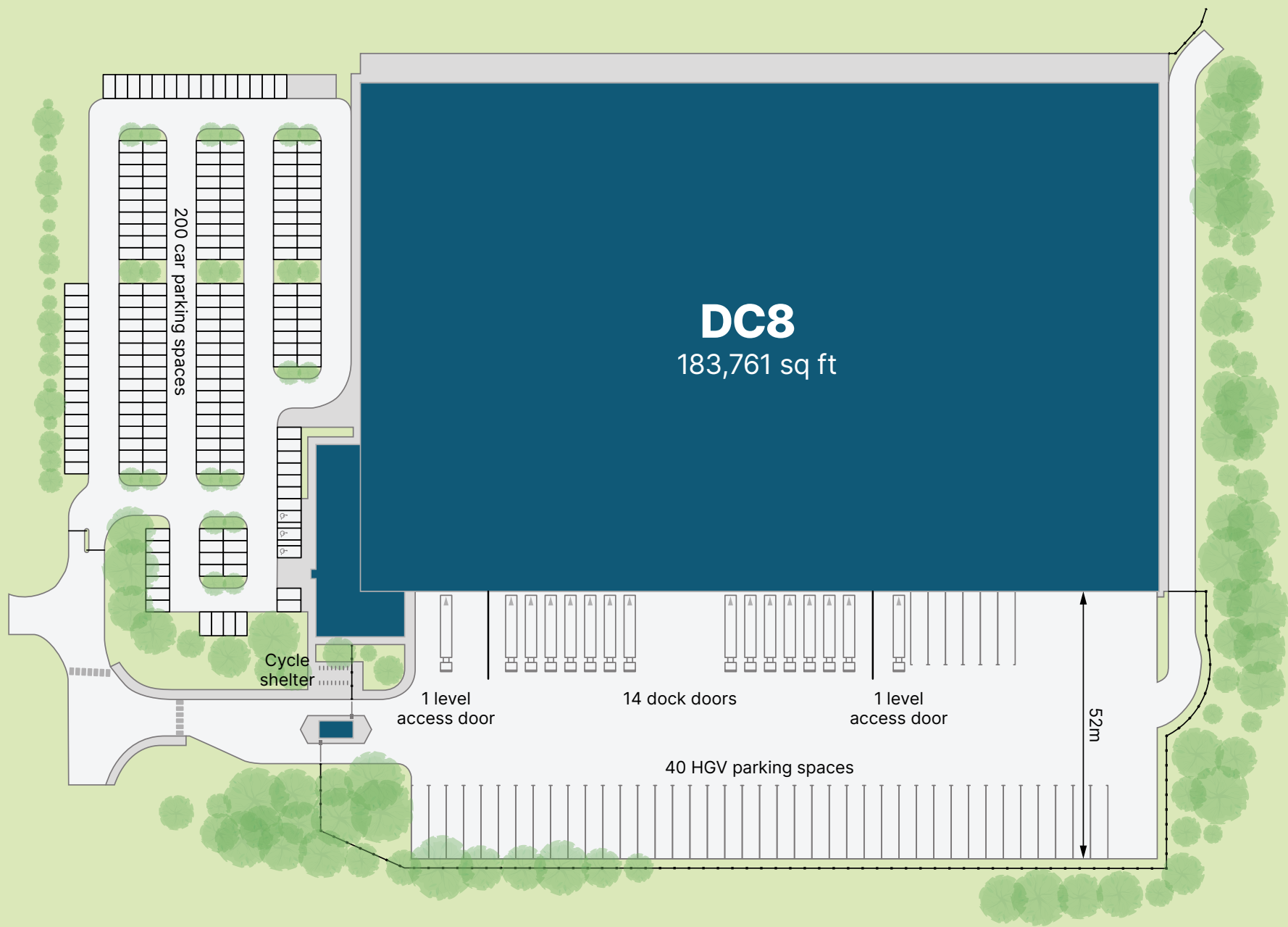
275kVA power



LED lighting

ACCOMMODATION

Warehouse	175,010 sq ft	16,259 sq m
First floor office	8,751 sq ft	813 sq m
Total (GIA)	183,761 sq ft	17,072 sq m



DRIVEN BY PARKLIFE™

PARK*life*™

When you move your business to a Prologis Park, we give you access to our dedicated Property Management Team and a range of Park Services designed to make life easier for you. With everything from Park security and maintenance through to gritting the estate roads and helping you get employees to and from work, our team will help you take care of business and maintain your competitive advantage.

DESIGNED WITH WELLBEING IN MIND



ON-SITE SECURITY

Complete peace of mind with dedicated on-site security



MAINTAINED PRIVATE ROADS

No maintenance worries – our private roads are fully managed for you.



52 ACRE COUNTRY PARK

The country park offers open, green spaces to relax, unwind and reconnect with nature.



Customer Estate Meetings



On-Site Parking Controls



Green Travel Plan



Maintained Park Drainage



Bus Services



Park Signage



Litter Picking



Snow Clearance / Road Gritting



Community Liaison



Shared External Building Clean



Maintained Landscaping

For more information on the above services and how you, your business and your employees can benefit, please speak to Liz Allister.



Prologis Essentials

Prologis Essentials sets you up from day one. Our experts work with you to design your layout, manage fit-out, and provide cost clarity, all before you move in. We also provide ongoing support to help you get the most from your space.

Why It Matters

- **Solution Design & Operational Expertise:** Tailored facility layouts and intralogistics solutions designed around your operational needs, informed by real-world experience and best practices.
- **Procurement & Cost Transparency:** Strategic sourcing and procurement support with clear visibility into costs, timelines, and delivery options – whether upfront, financed, or incorporated into rent.
- **Project Management & Compliance:** End-to-end project management delivered by our in-house experts, with regulatory compliance, permitting, and fire safety requirements managed across markets and countries.

- | | |
|---------------------------------------|----------------------------|
| 1 Solar PV | 8 LED Lighting |
| 2 Fibre Network Cabling | 9 Forklifts |
| 3 Sprinkler Systems | 10 Warehouse Barriers |
| 4 Temperature Controlled Environments | 11 Office Furniture |
| 5 Racking Systems | 12 EV Charging |
| 6 Automation Solutions | 13 Ambient Reception Areas |
| 7 Mezzanine Floors | |

Design It Right, From the Start



- Solution Design Managers on call
- Tailored layouts and fit-out options for your operation
- Experts in safety rules and our buildings

Operate Smarter

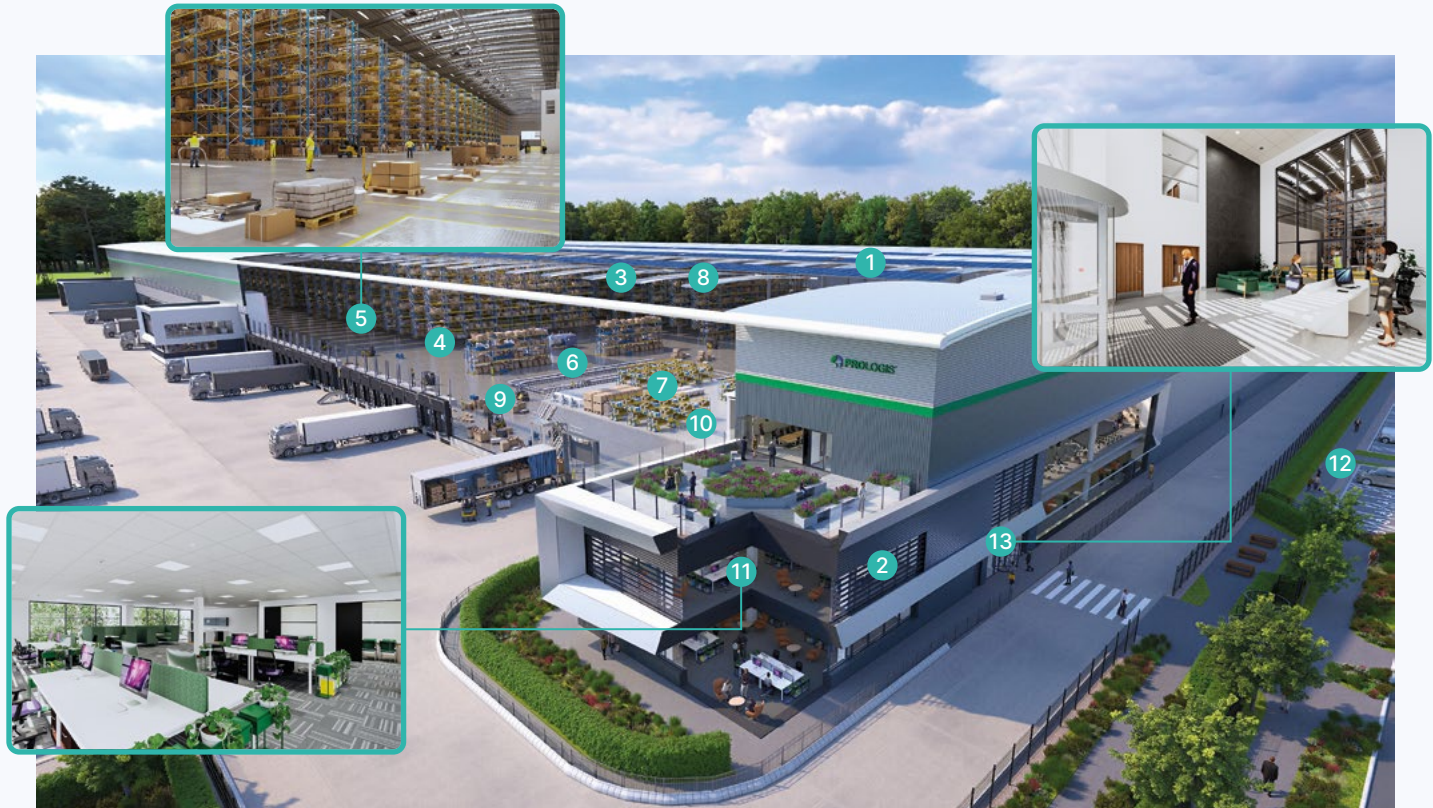


- Solar, heat pumps and battery storage
- Fleet charging solutions
- Consulting on warehouse and process optimisation

Move On Smoothly



- Exit planning and project management
- Buyback of racking and other materials
- Refurbishments and smooth relocation



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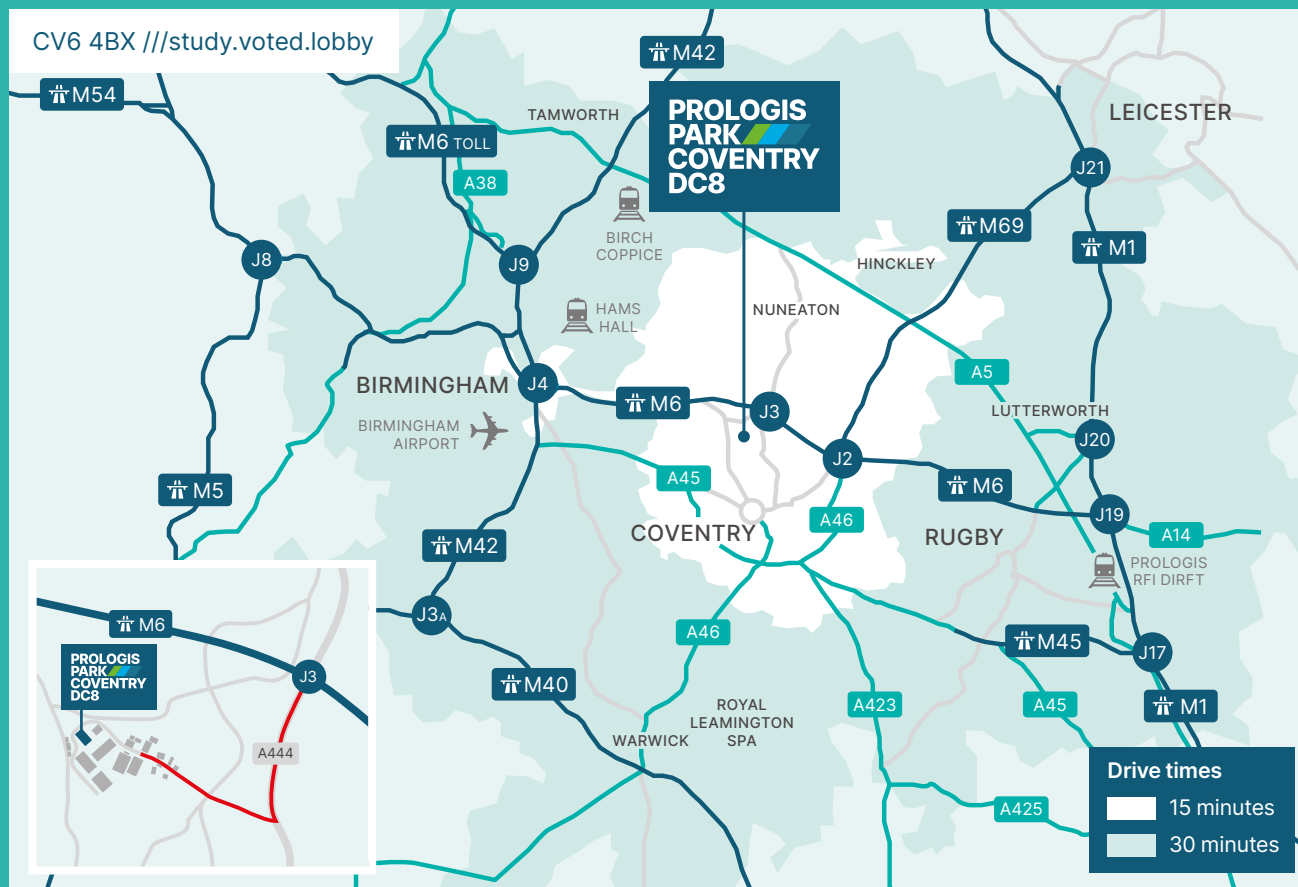
ABOUT PROLOGIS

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.

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