

# BASE

basechessington.com

Brand New Speculative Development  
Eight Light Industrial / Warehouse /  
Last Mile Logistics Units

7,250 Sq Ft - 21,150 Sq Ft  
**Available Soon - To Let**

**Chessington**  
Surrey  
**KT9 1SG**



EV Charging Spaces



Minimum 10 Cycle Spaces Per Unit



Net Zero Carbon Ready



Photovoltaic Panels



Target BREEAM 'Excellent'



Minimum EPC 'A' Rating



1MW Site Power Supply



8M Height To U/S Haunchs



37.5KN/M<sup>2</sup> Floor Loading



Unit Dedicated Parking

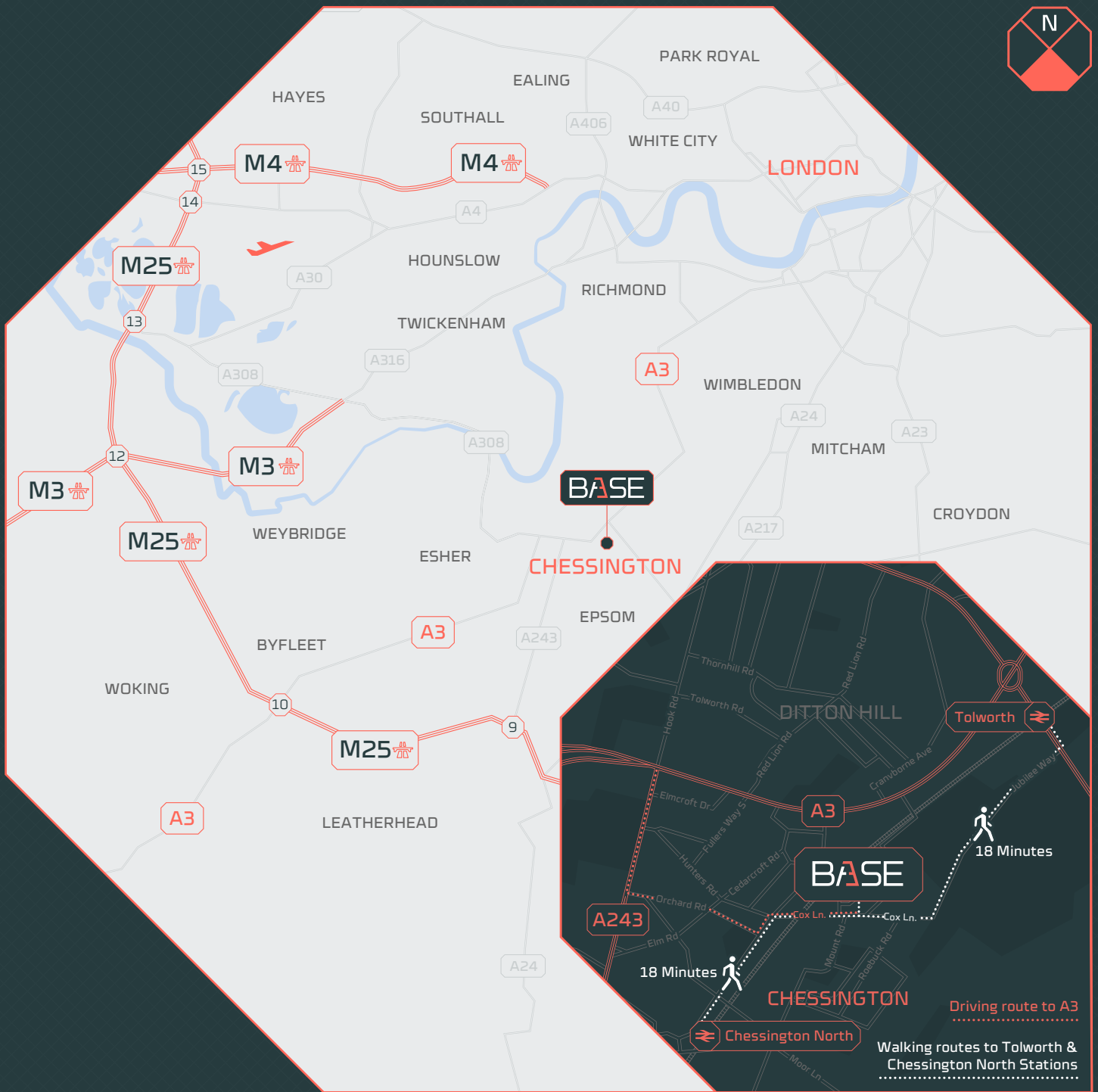


First Floor Offices & Mezzanines



Level Access Doors





Roads	Miles	Locations	Miles	Stations From Tolworth Station	Mins
A3	1	Chessington	0.6	Wimbledon	15
M25 (J9)	4.6	Kingston	4.2	Kingston	18
M25 (J10)	10.2	Wimbledon	6.7	Wimbledon	22
M25 (J12)	17.1	Central London	14.7	Central London	31

**Further Information**

[basechessington.com](http://basechessington.com)

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A Development By:  
**ARAX PROPERTIES**

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