

New Build Last Mile Delivery / Trade / Industrial / Warehouse Units To Let



# HORTUS

SW20

**DELIVERY Q3 2026**



# HORTUS

SW20



A298

A3

next

Topps Tiles

Pets at Home

# SIX NEW UNITS TO LET

9,710 - 25,900 ft<sup>2</sup>

# YOUR FUTURE STARTS AT HORTUS



 **THREE PHASE POWER SUPPLY**

 **OVER 19m YARD DEPTH**

 **FITTED KITCHENS**

 **SHOWER & WC FACILITIES**

 **TARGET WIREScore GOLD**

UNIT 1	FT <sup>2</sup>	M <sup>2</sup>
Ground Floor	14,910	1,385
First Floor Offices	2,345	218
<b>TOTAL*</b>	<b>17,255</b>	<b>1,630</b>
Clear Internal Height		10m
Power		166 kVA
Level Access Loading Doors		2
Car Parking		15

UNIT 3	FT <sup>2</sup>	M <sup>2</sup>
Ground Floor	23,855	2,126
First Floor Offices	2,045	190
<b>TOTAL*</b>	<b>25,900</b>	<b>2,406</b>
Clear Internal Height		12.5m
Power		252 kVA
Level Access Loading Doors		3
Car Parking		23

UNIT 5	FT <sup>2</sup>	M <sup>2</sup>
Ground Floor	9,395	873
First Floor Offices	1,495	139
<b>TOTAL*</b>	<b>10,890</b>	<b>1,012</b>
Clear Internal Height		8m
Power		118 kVA
Level Access Loading Doors		1
Car Parking		9

UNIT 2	FT <sup>2</sup>	M <sup>2</sup>
Ground Floor	11,525	1,071
First Floor Offices	1,905	177
<b>TOTAL*</b>	<b>13,430</b>	<b>1,248</b>
Clear Internal Height		10m
Power		133 kVA
Level Access Loading Doors		2
Car Parking		12

UNIT 4	FT <sup>2</sup>	M <sup>2</sup>
Ground Floor	14,951	1,389
First Floor Offices	2,271	211
<b>TOTAL*</b>	<b>17,222</b>	<b>1,600</b>
Clear Internal Height		8m
Power		158 kVA
Level Access Loading Doors		2
Car Parking		14

UNIT 6	FT <sup>2</sup>	M <sup>2</sup>
Ground Floor	8,560	795
First Floor Offices	1,150	107
<b>TOTAL*</b>	<b>9,710</b>	<b>902</b>
Clear Internal Height		8m
Power		109 kVA
Level Access Loading Doors		1
Car Parking		8

\* Approximate GEA

# SUSTAINABILITY AT THE HEART OF HORTUS



TARGET EPC  
RATING A



TARGET BREEAM  
RATING EXCELLENT



WATER-SAVING  
TECHNOLOGY



SUSTAINABLY SOURCED  
CONSTRUCTION MATERIALS



20% EV  
CHARGING POINTS



PHOTOVOLTAIC (PV)  
ROOF PANELS



CYCLE  
PARKING SPACES



LED  
LIGHTING

# WELL-ESTABLISHED LOCATION





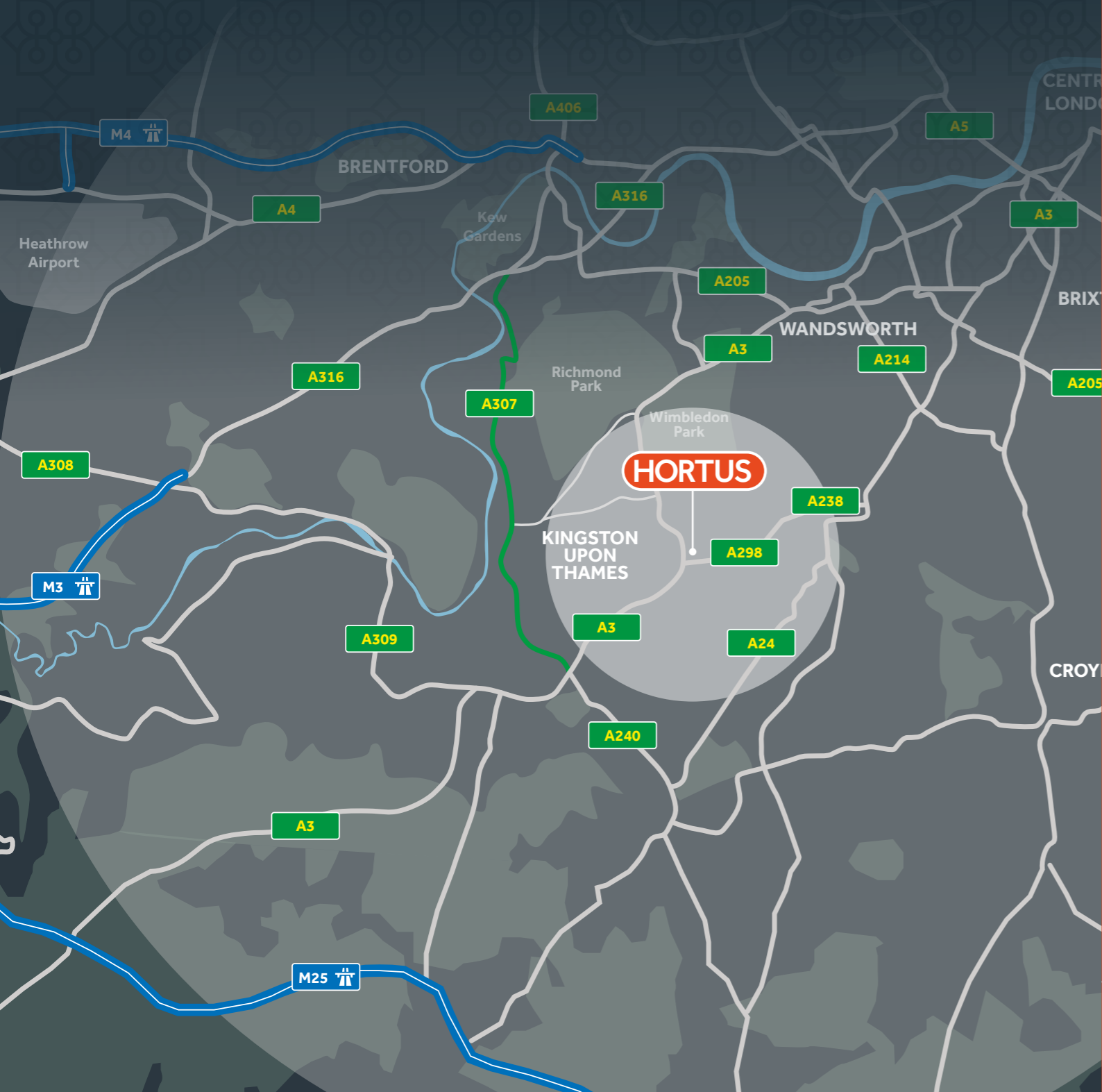
- 1 Next
- 2 Pets At Home
- 3 Topps Tiles
- 4 Goals Wimbledon
- 5 World of Golf - London
- 6 Tesco Extra
- 7 Korea Foods
- 8 Big Yellow Self Storage
- 9 Halfords
- 10 Champion Timber
- 11 Krispy Kreme
- 12 Enterprise Car & Van Hire
- 13 B & Q
- 14 Benson For Beds
- 15 Wren Kitchens
- 16 Esso Petrol Station
- 17 Carpetright
- 18 DFS
- 19 Currys
- 20 Beverley Park
- 21 Malden Golf Club
- 22 Raynes Park Sports Ground
- 23 Rainbow Industrial Park
- 24 New Residential Development
- 25 Sterling Place Development (456 New Homes)

# PRIME SPOT PROVEN POTENTIAL

SAT NAV SW20 0JW

 glow.fetch.areas

	Distance	Population
	2 miles	152,232
	10 miles	4,480,628



Location	Miles	Mins
A3	0.2 miles	<1 min (walking)
M25 (J9)	9 miles	20 mins
M25 (J10)	12 miles	19 mins
M4 (J1)	8 miles	55 mins
M3 (J1)	10 miles	32 mins
Central London	11 miles	1hr
Heathrow Airport	13 miles	50 mins
Raynes Park Station	0.7 miles	16 mins (walking)

All distances and times are approximates and have been sourced from Google Maps.



# HORTUS

SW20

[HORTUS-SW20.CO.UK](https://hortus-sw20.co.uk)



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A JOINT DEVELOPMENT BY



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