



# PR3

GLi PARK ROYAL

# 100%

ELECTRIC  
EV CHARGING  
SUSTAINABLE

BREEAM

TARGET  
OUTSTANDING



MAXIMUM PV  
SOLAR



ENERGY COST SAVINGS  
OF £100,000 PA



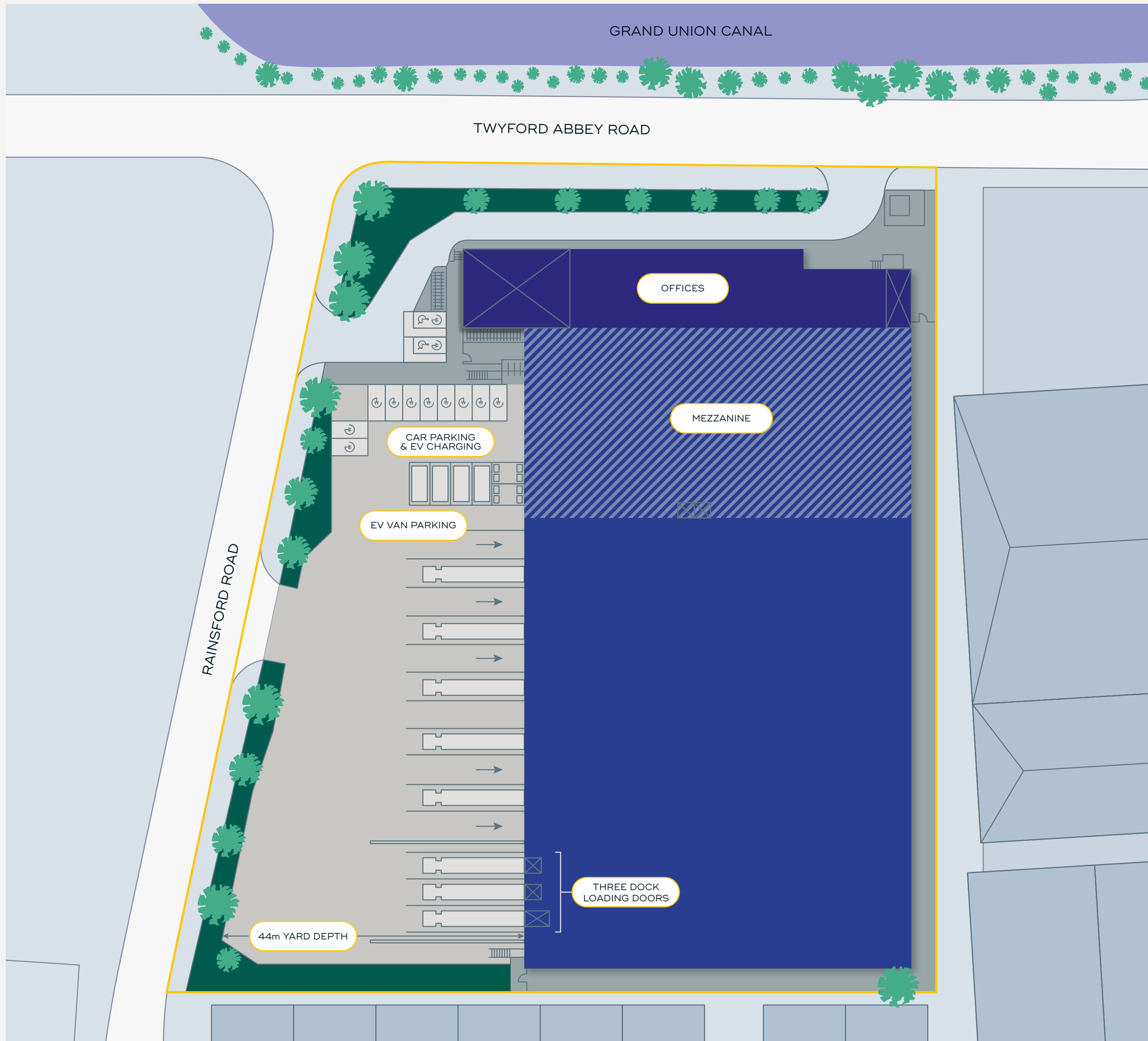
100% ELECTRIC

## 97,245 SQ FT

100 TWYFORD ABBEY ROAD  
LONDON NW10 7XE

WHAT3WORDS  
///LOFT.HEDGE.RACES





NOT TO SCALE  
Indicative only



100 TWYFORD ABBEY ROAD, LONDON NW10 7XE

	SQ FT	SQ M
WAREHOUSE	63,230	5,874
OFFICES FIRST & SECOND FLOORS	12,420	1,154
CORE	3,015	280
MEZZANINE	18,580	1,726
<b>TOTAL</b>	<b>97,245</b>	<b>9,034</b>
CAR PARKING (100% EV)		12
VAN PARKING (100% EV)		4
CYCLE STORAGE		12
FLOOR LOADING		50KN/M <sup>2</sup>
TOTAL POWER		628KVA

+ capacity for even more

**PR3**  
**GLI PARK ROYAL**

REGISTER YOUR INTEREST

**MISREPRESENTATION ACT**

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# TO LET AVAILABLE 2025



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GLi is a joint venture between Patrizia and KSP to develop a portfolio of next generation logistics warehouses within the M25.