

**PROLOGIS
PARK
COVENTRY
DC13**

TO LET
228,412 SQ FT
21,220 SQ M

CV6 4BX ///study.voted.lobby

Under Refurbishment

Available September 2026



WELCOME TO PROLOIGSPARK 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

DC13 offers greater operational efficiency with loading doors and yard on two elevations, featuring **yard depths of 55m and 90m**. The unit has more external space than competing schemes.



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)

PROLOGIS
PARK
COVENTRY
DC13

DUNLOP

NetworkRail

KESWICK
FLOORING

EUROFIT

BARSAN
GLOBAL LOGISTICS

IFCO

DHL

PROLOGIS
PARK
COVENTRY
DC14/15

halfords

80p

Pilgrims Walk

PARCEL FORCE
WORLDWIDE

BRIDGESTONE

DRIVEN BY FLEXIBILITY

DC13 has been designed with efficiency in mind, offering significant operational savings and future-ready features.



£450,000

Estimated saving
from LED lighting



£50,000

Estimated saving from
the fire alarm system

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



20 dock
doors



5 level
access doors



Target
EPC A
rating



12m clear
internal
height



185 car
spaces



55m & 90m
yard depth



55 HGV
spaces



640kVA
power



14 EV
charging
spaces



Solar
array

ACCOMMODATION

Warehouse	213,034 sq ft	19,792 sq m
Ground floor office	3,444 sq ft	320 sq m
First floor office	9,976 sq ft	927 sq m
Ground floor hub	788 sq ft	73 sq m
First floor hub	757 sq ft	70 sq m
Gatehouse	404 sq ft	38 sq m
Total (GIA)	228,412 sq ft	21,220 sq m
Canopy	5,151 sq ft	478.5 sq m

Up to 90m yard depth

188.01m

DC13

228,412 sq ft

106.82m

3 level access doors

First floor office

185 car parking spaces

Cycle shelter

55m

55 HGV parking spaces

1 level access door

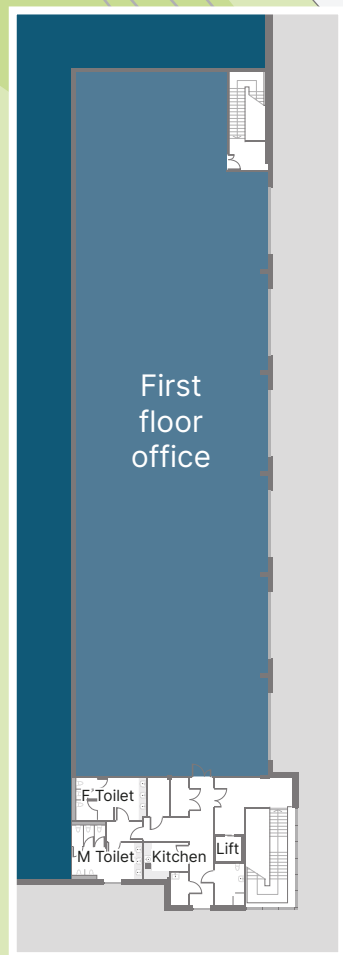
1 level access door

10 dock doors

10 dock doors

First floor office

F Toilets
M Toilets
Kitchen
Lift



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

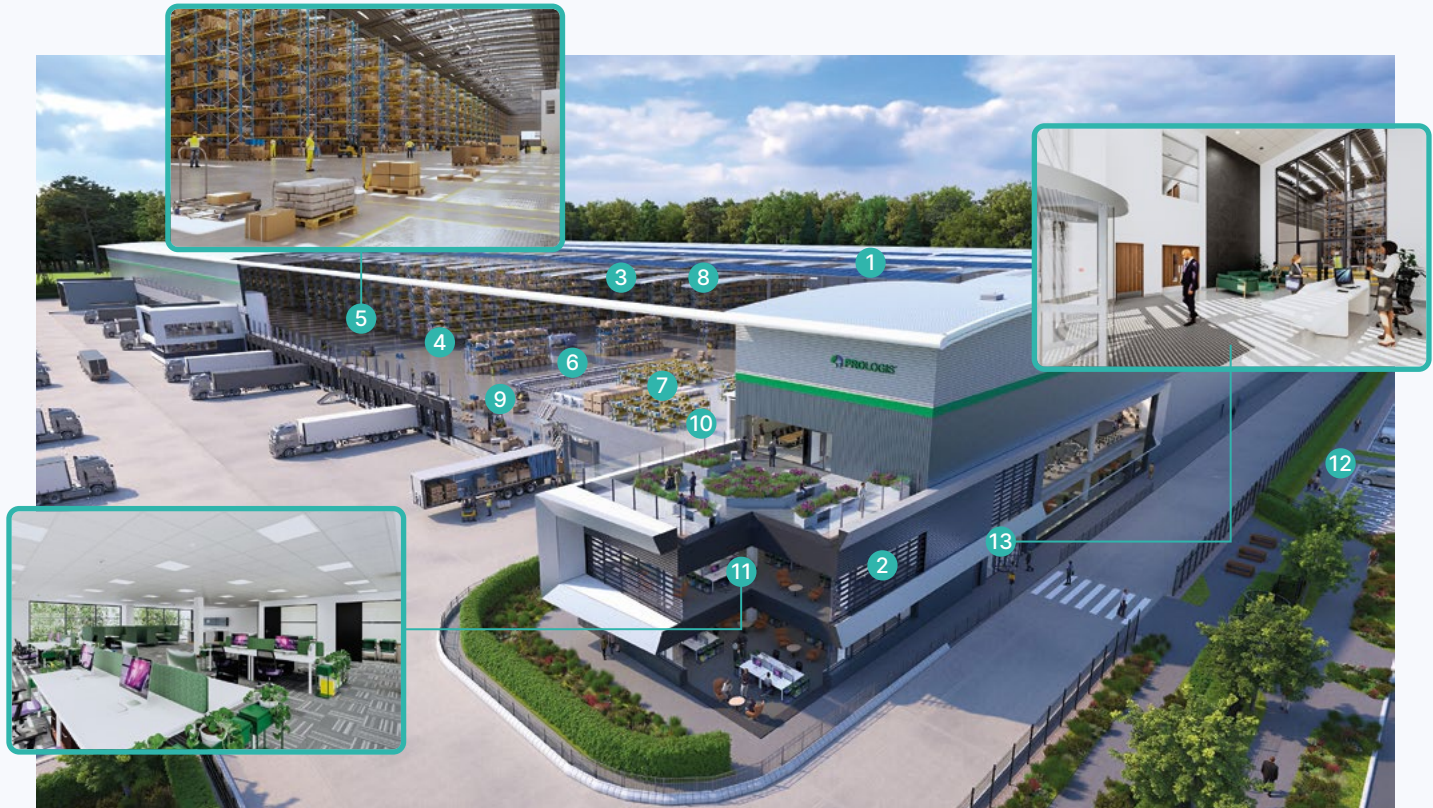


- Solar, heat pumps and battery storage
- Fleet charging solutions
- Consulting on warehouse and process optimisation

Move On Smoothly



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



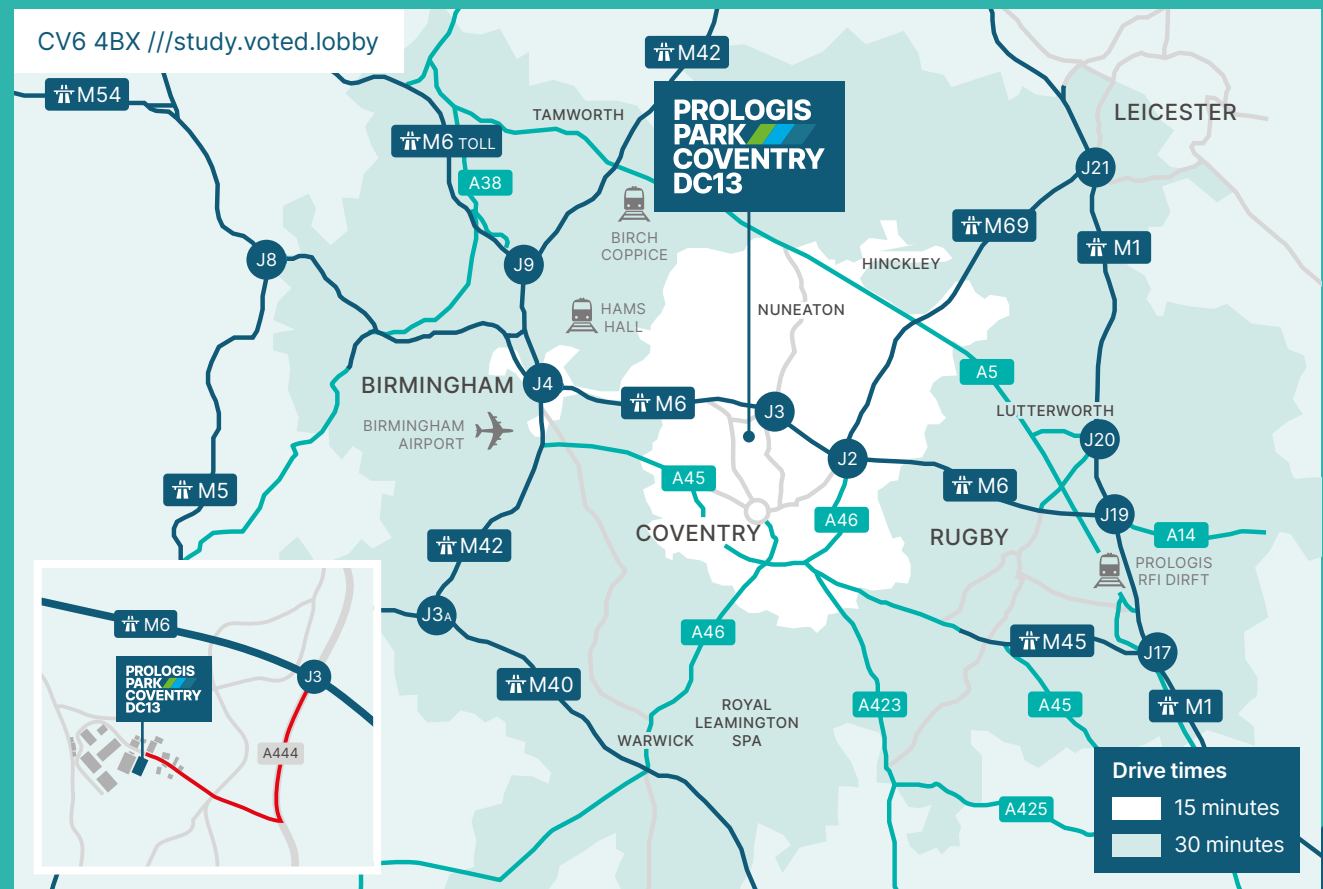
PROLOGIS PARK COVENTRY DC13

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.

CONTACT

Tom Price
tprice@prologis.com
07525 872 654



CBRE

020 7182 2000
www.cbre.co.uk

Peter Monks
peter.monks@cbre.com
07766 504 989

Luke Thacker
luke.thacker@cbre.com
07733 308 558

ILP PARTNERS
0121 726 0001
ilpp.co.uk

Myles Wilcox-Smith
mwilcox-smith@ilpp.co.uk
07880 788 345

Richard Ludlow
rludlow@ilpp.co.uk
07836 766 167

Colliers
020 7935 4499
colliers.com/uk/industrial

Tim Harding
tim.harding@colliers.com
07860 180 328

Sam Robinson
sam.robinson@colliers.com
07825 437 213

prologis.co.uk/coventry

Conditions under which particulars are issued: CBRE, ILP Partners and Colliers for themselves and for the vendors or lessors of this property whose agents they give notice that: (i) the particulars are set out as a general outline only for guidance of intended purchasers or lessors, and do not constitute nor constitute part of, an offer or contract; (ii) all descriptions, dimensions, reference to condition and necessary permissions for use and occupation, and other details are given without responsibility and any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them; (iii) no person in the employment of CBRE, ILP Partners and Colliers has any authority to make or give any representation or warranty whatever in relation to this property. Photographs are indicative only. All dimensions are approximate. May 2026.

PROLOGIS®