

**NEW MULTI-UNIT INDUSTRIAL / LOGISTICS DEVELOPMENT**  
Unit 1 – 156,947 sq ft | Unit 2 – 418,073 sq ft | Unit 3 – 212,158 sq ft

← TO M6 (J16)

A500

INFRASTRUCTURE WORKS UNDERWAY  
FOR COMPLETION IN SUMMER 2026

OCCUPATION 2027



# SCHEDULE OF ACCOMMODATION



**BREEAM<sup>®</sup> EXCELLENT**  **EPC A rated as standard**

|        | SQ FT   | SQ M   | HAUNCH HEIGHT | LEVEL DOORS | DOCK DOORS | EURO DOORS | SERVICE YARD | TRAILER SPACES | CAR SPACES |
|--------|---------|--------|---------------|-------------|------------|------------|--------------|----------------|------------|
| UNIT 1 | 156,947 | 14,580 | 15M           | 2           | 14         | 2          | 50M          | 36             | 148        |
| UNIT 2 | 418,073 | 38,840 | 18M           | 4           | 33         | 8          | 50M          | 60             | 404        |
| UNIT 3 | 212,158 | 19,710 | 15M           | 2           | 16         | 4          | 50M          | 37             | 201        |

# LOCATION

Hillwood Park Crewe is a new industrial and logistics scheme located on the M6 corridor, with strategic links to both the North West and Midlands. The site is accessible via David Whitby Way, which is directly connected to the A500 dual carriageway that links Crewe to Junction 16 of the M6 only 4 miles to the east.

London to the North West and Scotland. Furthermore, Manchester Airport (one of the UK's busiest cargo airports) is around 40 minutes away by road.

The site offers excellent local amenity and is walking distance to Crewe Train Station and the Crewe Town Centre. Crewe Station is a major rail hub on the West Coast Mainline connecting

Hillwood Park Crewe is one of the few UK locations from which a single HGV journey can reach Central London or the Scottish Borders, and this central position also makes sea, air and rail ports easily accessible within around an hour.

# DRIVE TIMES

|                   |          |            |
|-------------------|----------|------------|
| Crewe Town Centre | 2 miles  | 6 mins     |
| M6 (J16)          | 4 miles  | 7 mins     |
| M6 (J17)          | 6 miles  | 10 mins    |
| A34               | 7 miles  | 13 mins    |
| A51               | 11 miles | 19 mins    |
| Stoke-on-Trent    | 13 miles | 16 mins    |
| M56 (J9)          | 26 miles | 30 mins    |
| Manchester        | 36 miles | 45 mins    |
| Liverpool         | 48 miles | 55 mins    |
| Birmingham        | 55 miles | 1hr 5 mins |



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# FURTHER INFORMATION

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Designed by:  
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