

A dark red, trapezoidal graphic with a white outline, containing the text "London Gateway" in white. The graphic is positioned in the center of the page.

London Gateway

THE GATEWAY TO **SMARTER, GREENER LOGISTICS** AND TRADE
LOGISTICS OPPORTUNITIES FROM **100,000** TO **1.6 MILLION** SQ FT

DP WORLD is working with countries and companies all over the planet to enable smarter trade that creates a better future for everyone.

As an experienced developer and manager of logistics parks and economic zones, we are enabling the most efficient production and movement of cargo globally, connecting the dots between our own global network of ports and terminals.

Our vision is to be the leading global provider of sustainable industrial and logistics infrastructure solutions.

DP World London Gateway is no different. It is the UK's most integrated logistics hub, located on the River Thames and at the heart of Western Europe's consumer market. We aim to be a partner in our customers' business success, providing fast, reliable and flexible links to international supply chains.

We have the experience, infrastructure and expertise to help your business fulfill its ambitions in unique ecosystems that offer end-to-end solutions and growth opportunities.

DP WORLD owns and operates **Jebel Ali Free Zone**, one of the world's largest logistics and economic zones, in Dubai.

In just three decades, we have developed this enormous site into home and regional headquarters for thousands of businesses – including 100 Global Fortune 500 enterprises.

Now we either run or are in the process of developing seven more logistics and economic zones, around the world.

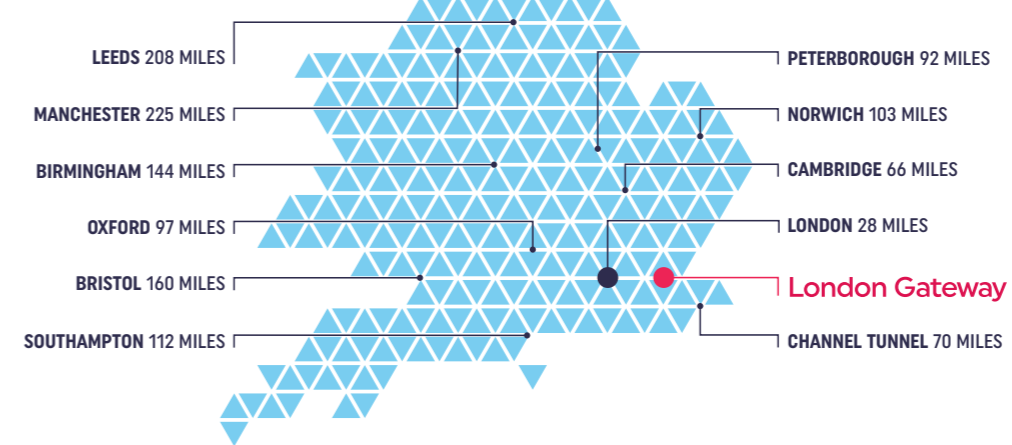
By land. By sea. By the capital.



DP WORLD LONDON GATEWAY is a logistics development perfectly positioned to serve local, national and international markets.

It is the sustainable, integrated choice to grow your business:

- ▶ 9.25 million square feet logistics park – largest development of its kind in Europe
- ▶ Build-to-suit and spec build opportunities up to 1.6 million sq ft
- ▶ A home to businesses that are already reducing carbon emissions by being here
- ▶ A development connected to the UK, Europe and fast-growing global markets – with a deep-sea container port and rail terminal on site
- ▶ More than £1.5 billion invested to date, with more than £42 million spent on off-site infrastructure

Whatever your requirement: whether it's e-commerce fulfillment, regional distribution, port-centric operations, manufacturing for export or more, we have the flexibility, expertise and network to partner with you and deliver a greener, faster, smarter solution.





9.25 million sq ft: delivering flexible, well connected space

Equivalent in area to 400 football pitches, **DP WORLD LONDON GATEWAY** is the largest logistics development opportunity in Western Europe.

World class builds

- ▶ Build-to-suit opportunities up to 1.6 million sq ft
- ▶ Class-leading quality and specifications tailored to the individual needs of your business
- ▶ Chilled store options
- ▶ Sustainability built in, with BREEAM outstanding and Planet Mark certification on all new builds, plus a range of green options

Fast delivery

- ▶ Under our Local Development Order, full planning consent can be achieved within 28 days for a warehouse of any size between 100,000 and 1.6 million sq ft
- ▶ Fast track delivery from nine months
- ▶ We have a rolling speculative development programme. Contact us for latest availability

Proven location

Current occupiers include:

- ▶ Dixons Carphone
- ▶ CEVA Logistics
- ▶ Lidl
- ▶ SH Pratt Group
- ▶ UPS
- ▶ Made.com
- ▶ Compagnie Fruitiere
- ▶ Ziegler
- ▶ P&O Ferrymasters
- ▶ DHL

On site amenities include a café located in No.1 London Gateway, and Marlon's Bistro.

Flexible, scalable,
built around you.

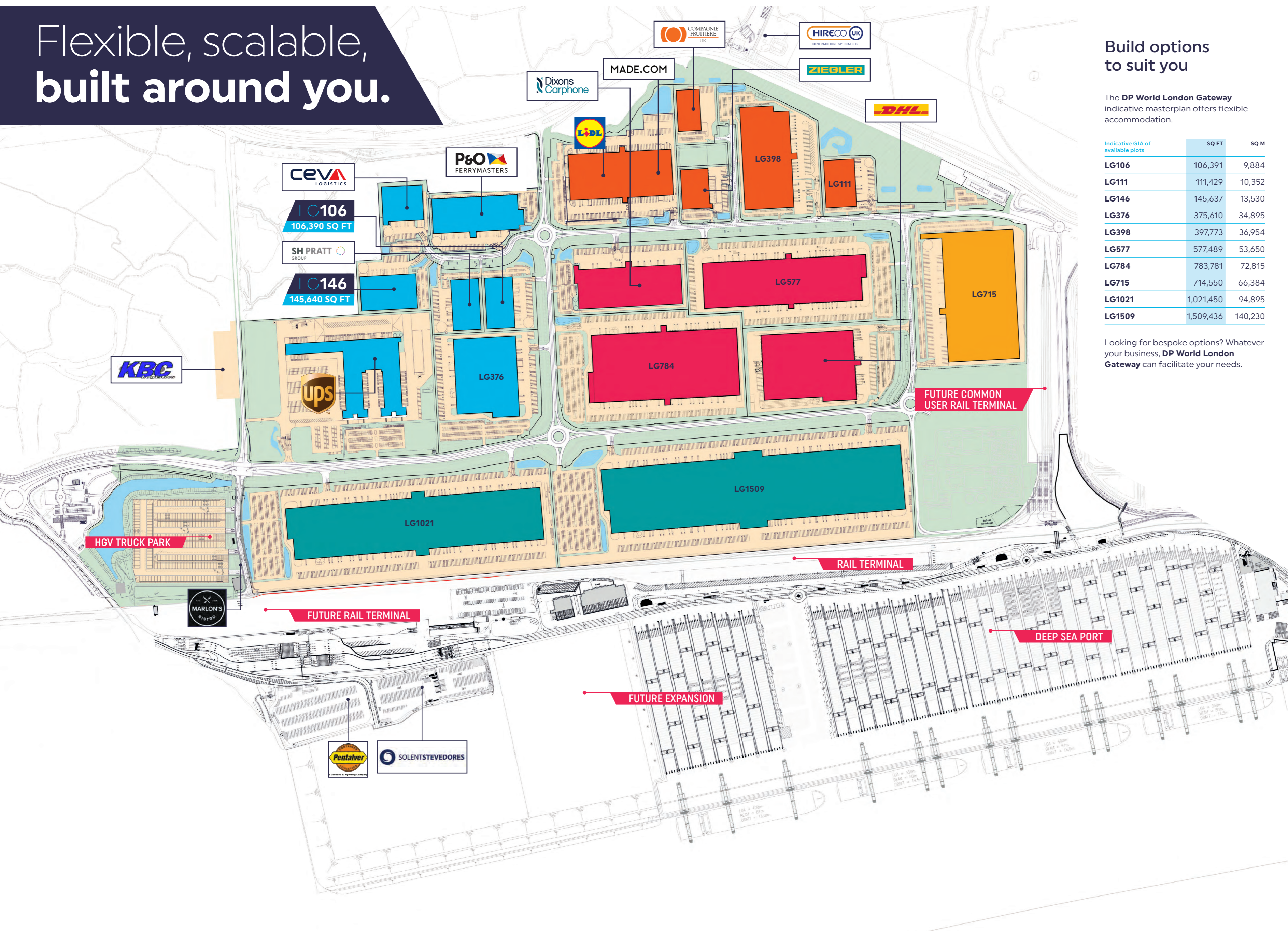
Build options to suit you

The DP World London Gateway indicative masterplan offers flexible accommodation.

Indicative GIA of available plots	SQ FT	SQ M
LG106	106,391	9,884
LG111	111,429	10,352
LG146	145,637	13,530
LG376	375,610	34,895
LG398	397,773	36,954
LG577	577,489	53,650
LG784	783,781	72,815
LG715	714,550	66,384
LG1021	1,021,450	94,895
LG1509	1,509,436	140,230

Looking for bespoke options? Whatever your business, DP World London Gateway can facilitate your needs.

Superb specification as standard



24/7/365
OPERATIONS

CROSS DOCK
POTENTIAL

TRIMODAL
LOGISTICS

GREEN BUILD
OPTIONS

UP TO 36M
CLEAR HEIGHT

BREEAM
'OUTSTANDING'
ON ALL NEW BUILDS

WELL MANAGED
ESTATE
24 HOUR ROAMING SECURITY PATROLS



Spec build programme
Contact us for latest availability

Build-to-suit
from 100,000
to 1.6 million sq ft

9,290 TO 148,645 SQ M

ceva LOGISTICS P&O FERRYMASTERS LIDL COMPAGNIE FRUITIERE UK ZIEGLER MADE.COM Dixons Carphone DHL SH PRATT GROUP UPS

HGV TRUCK PARK CUSTOMERS:
Wincanton ati SEVEN COSCO HIRECO

Making their mark at **London Gateway**



DHL Supply Chain are the world's leading contract logistics provider.

Their 482,000 sq ft, 42m high bay warehouse will be a state-of-the-art, using high levels of automation, with 36m clear internal eaves height and boasting an internal volume equivalent to 645 Olympic swimming pools.

The decision to come to London Gateway represents a major milestone in their strategy to combine value-added and management services with traditional fulfilment and distribution.

DHL's significant investment in automation underpins its commitment to this strategic location. They will benefit from the right location, the right infrastructure and the right technology to serve Greater London and the South East over the long term. The perfect choice to save time and instil a level of resilience within their supply chain - offering direct access to the United Kingdom's most connected trade hub.



HALO
VALUE ADDED SERVICES



Halo Handling is a new business venture of SH Pratt Group one of the UK's largest importers of fruit - particularly bananas, of which it brings between 23 and 30 million per week into the country.

One of the key reasons Halo is located at DP World London Gateway is because of its proximity to a deep-sea port linked to markets exporting vast amounts of fresh fruit to the UK.

Halo handles soft fruits arriving into the UK from the Mediterranean, South America, Southern Europe and the Caribbean. It packages and labels the products before taking them to depots for major retailers.

Having this operation located at the port and closer to a densely-populated area of consumption means Halo is reducing its truck movements, its fruit miles and therefore its carbon emissions by thousands of tonnes each week.



MADE.COM



MADE.COM is a leading European design brand and fast growing e-commerce retailer.

It has chosen to locate at DP World London Gateway for its proximity to market - enabling two-man deliveries to home and business addresses.

MADE's addition of increased capacity in the UK follows a sustained period of growth which saw the company post a 37% increase in revenue last year. The new site forms part of MADE.COM's growing European wide warehousing portfolio.

Increasingly, the retailer is utilising the on-site deep-sea port, with goods inbound to the UK arriving at this centre to save on miles travelled inland by containers.



Ready to work

DP WORLD LONDON GATEWAY benefits from a young, logistics-focused workforce on the doorstep.

DP WORLD
London Gateway

511,200

workers aged 16-64 within
A 30-MINUTE DRIVE TIME

28%

of workers within the catchment are employed in **LOGISTICS AND DISTRIBUTION**

43%

of workers within the catchment have **LEVEL 1 & 2 NVQ QUALIFICATIONS**

30,000

new homes **UNDER CONSTRUCTION** to meet **GROWING WORKFORCE DEMAND**

13%

of the local population have **SKILLS RELEVANT TO TRANSPORT AND STORAGE** (3x the national average)

DP WORLD

London Gateway

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