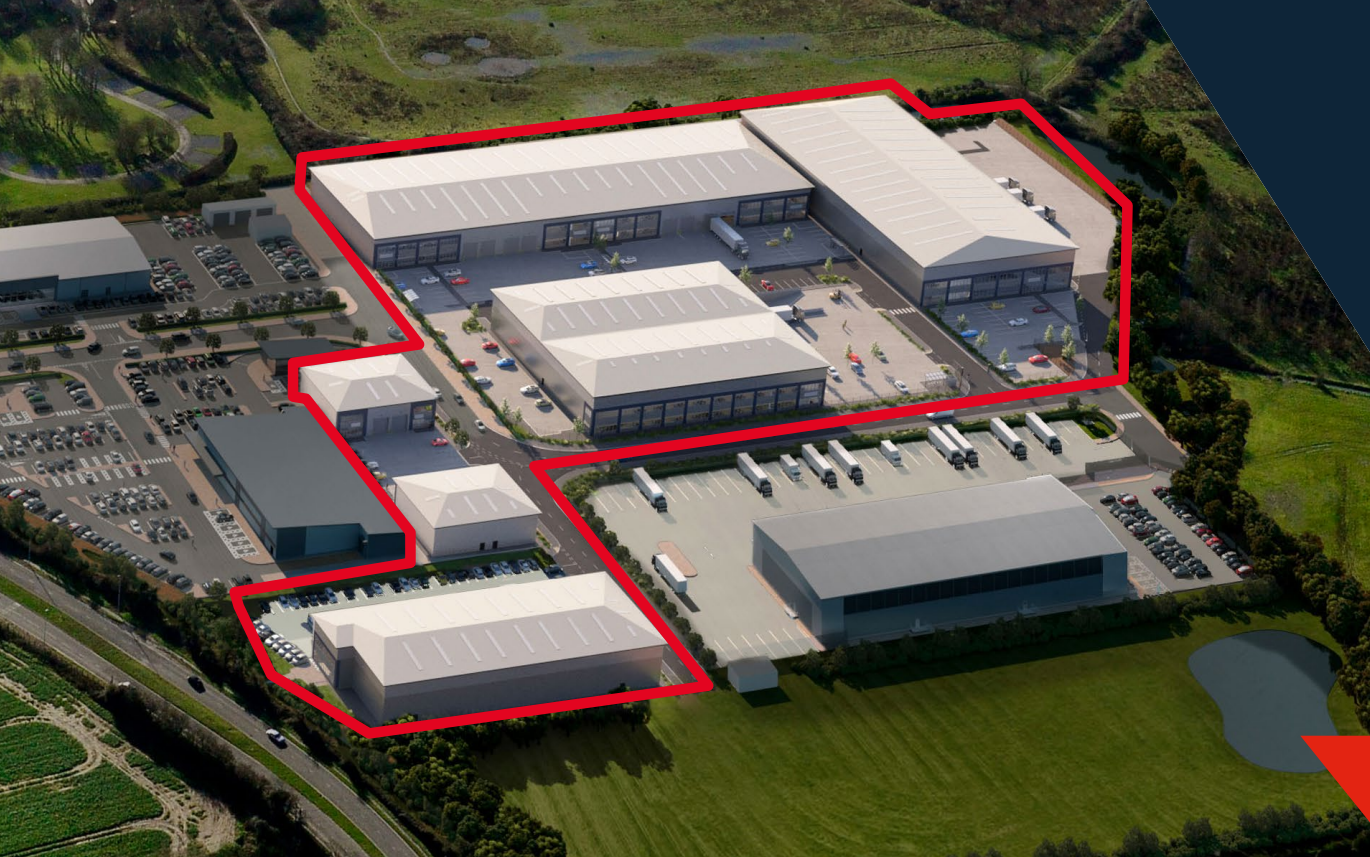
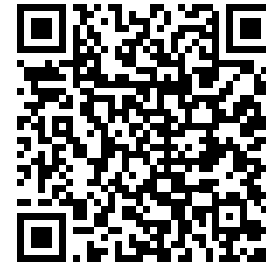




Trade & Logistics



Saltbox Business Park

TO LET | Trade and Logistics City, Bognor Regis PO22 9FP

- 11 new logistics & trade counter units
- 3,497 – 52,986 sq ft
- Units available from October 2026

tradeandlogistics.co.uk

**PRACTICAL
COMPLETION
OCTOBER 2026**

/// linked.total.data



Trade & Logistics City Bognor Regis is located on Shripney Road, which forms part of the Saltbox Business Park industrial area in Bognor Regis.

Saltbox Business Park falls within enterprise Bognor Regis which is a 70 hectare commercial and employment development opportunity located on the northern edge of Bognor Regis in West Sussex. It has the potential to accommodate 150 businesses and provide 4,000 jobs. It has access to the ports of Portsmouth and Southampton to the West and the Shoreham commercial port and town of Brighton to the East.

Enterprise Zone status brings a commitment to on-going infrastructure investment and this is putting Bognor Regis on the map.

The development will consist of industrial / warehouse and trade counter units, a prominent roadside car showroom, food store and drive-thru restaurants.





Accommodation

Click to review units in more detail:

[Unit 1](#)
[Unit 3](#)
[Unit 16](#)
[Units 5, 7, 9 & 11](#)
[Units 8, 10, 12 & 14](#)

 Logistics City Units

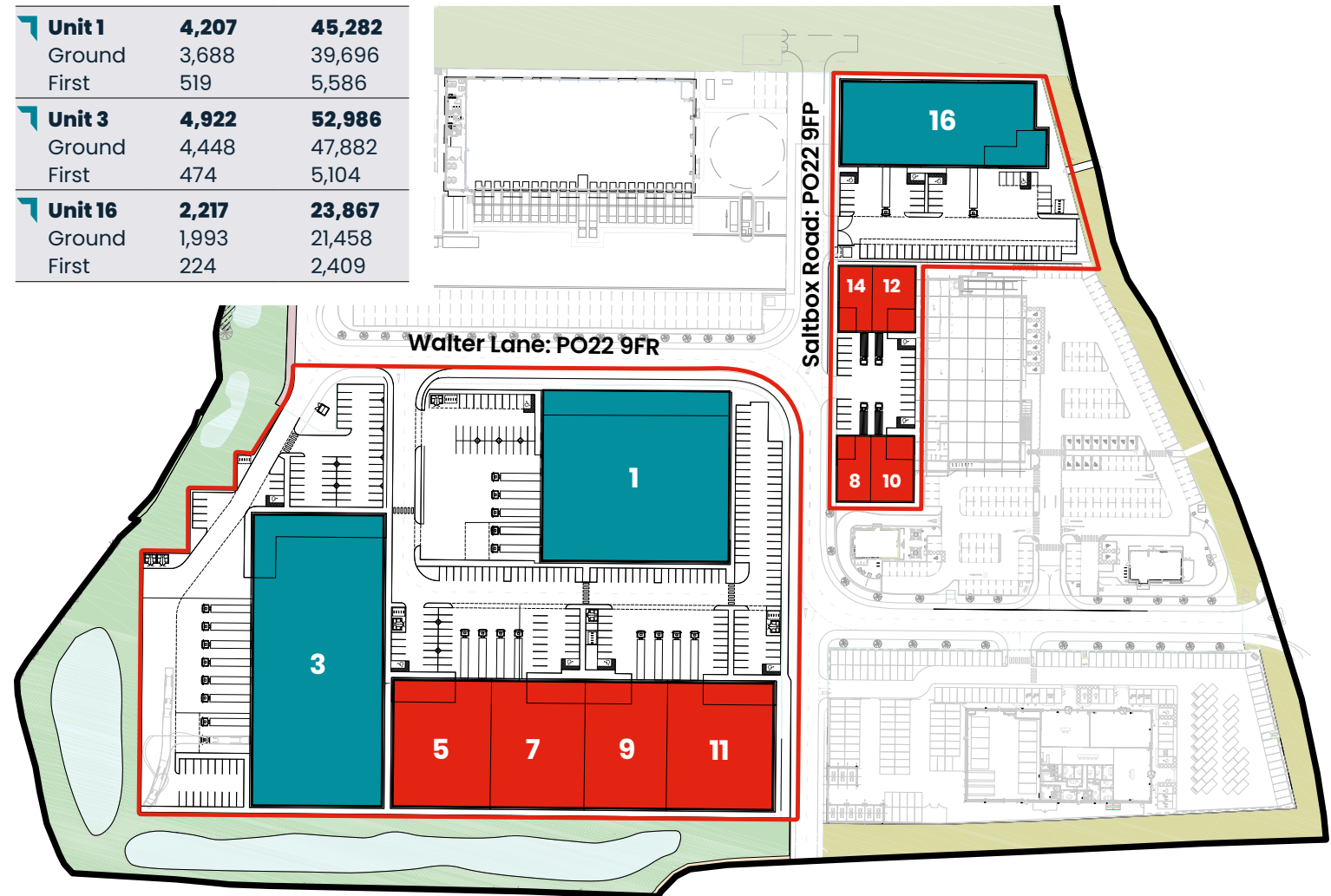
 Trade City Units

Trade City

	Sq m	Sq ft
 Unit 5	1,639	17,638
Ground	1,464	15,754
First	175	1,883
 Unit 7	1,565	16,847
Ground	1,402	15,095
First	163	1,752
 Unit 5 & 7	3,204	34,485
 Unit 9	1,298	13,979
Ground	1,183	12,738
First	115	1,241
 Unit 11	1,795	19,324
Ground	1,596	17,180
First	199	2,144
 Unit 9 & 11	3,093	33,303
 Unit 8	386	4,154
Ground	318	3,421
First	68	733
 Unit 10	325	3,497
Ground	271	2,913
First	54	584
 Unit 8 & 10	711	7,651
 Unit 12	387	4,163
Ground	318	3,425
First	69	738
 Unit 14	325	3,503
Ground	271	2,918
First	54	585
 Unit 12 & 14	712	7,666

Logistics City

	Sq m	Sq ft
 Unit 1	4,207	45,282
Ground	3,688	39,696
First	519	5,586
 Unit 3	4,922	52,986
Ground	4,448	47,882
First	474	5,104
 Unit 16	2,217	23,867
Ground	1,993	21,458
First	224	2,409



Approx. GEA areas. Units can be combined

Available October 2026



Logistics City

23,867 – 52,986 sq ft

Logistics City Bognor Regis offers 3 quality flexible industrial/warehouse units built with sustainability in mind and finished to a high standard. With electric loading doors, an impressive floor loading capacity, our units are built for your business.



Floor loading
50kN sq m



Electric loading
doors



Mezzanine
Grade A offices



Entrance
canopy



Class B2, B8
and Class E
(formerly B1c) use



Fibre
broadband



High quality
exterior finish



8m (Unit 16),
10m (Units 1 & 3)
Clear eaves height



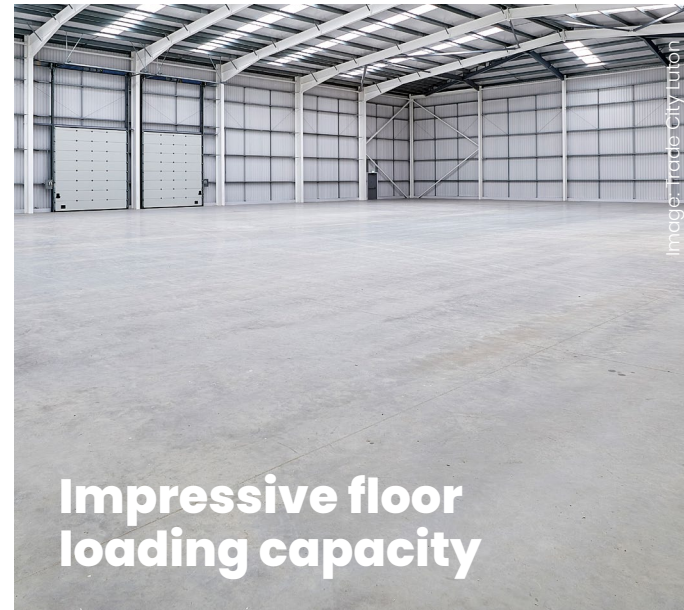
Double glazed
windows with
anti-glare



Steel insulated
cladding and
steel roof



Targeting BREEAM
rating Excellent



**High
quality
finish**
With steel roof



Unit 1

	Sq m	Sq ft
Unit 1	4,207	45,282
Ground	3,688	39,696
First	519	5,586



Floor loading
50kN sq m



Electric loading
doors



10m clear
eaves height



39 metre yard



Fibre
broadband



High quality
exterior finish



Dedicated
car Parking

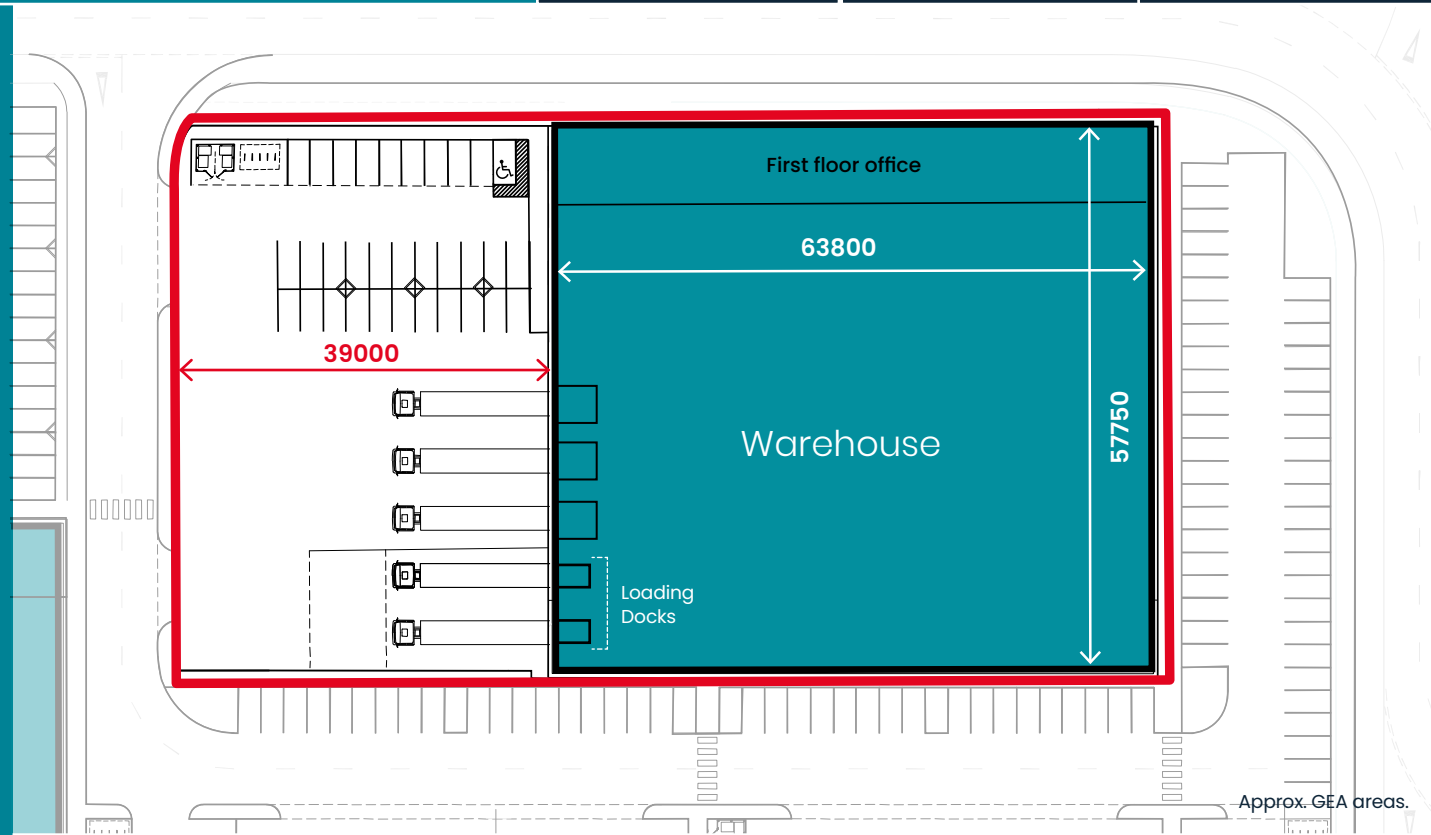


Target EPC
Rating - A



Targeting BREEAM
rating Excellent

Click to review each unit in more detail

[Unit 1](#)
[Unit 3](#)
[Unit 16](#)
[Unit 5, 7, 9 & 11](#)
[Unit 8, 10, 12 & 14](#)


Unit 3

	Sq m	Sq ft
Unit 3	4,922	52,986
Ground	4,448	47,882
First	474	5,104



Floor loading
50kN sq m



Electric loading
doors



10m clear
eaves height



36 metre yard



Fibre
broadband



High quality
exterior finish



Dedicated
car Parking



Target EPC
Rating - A

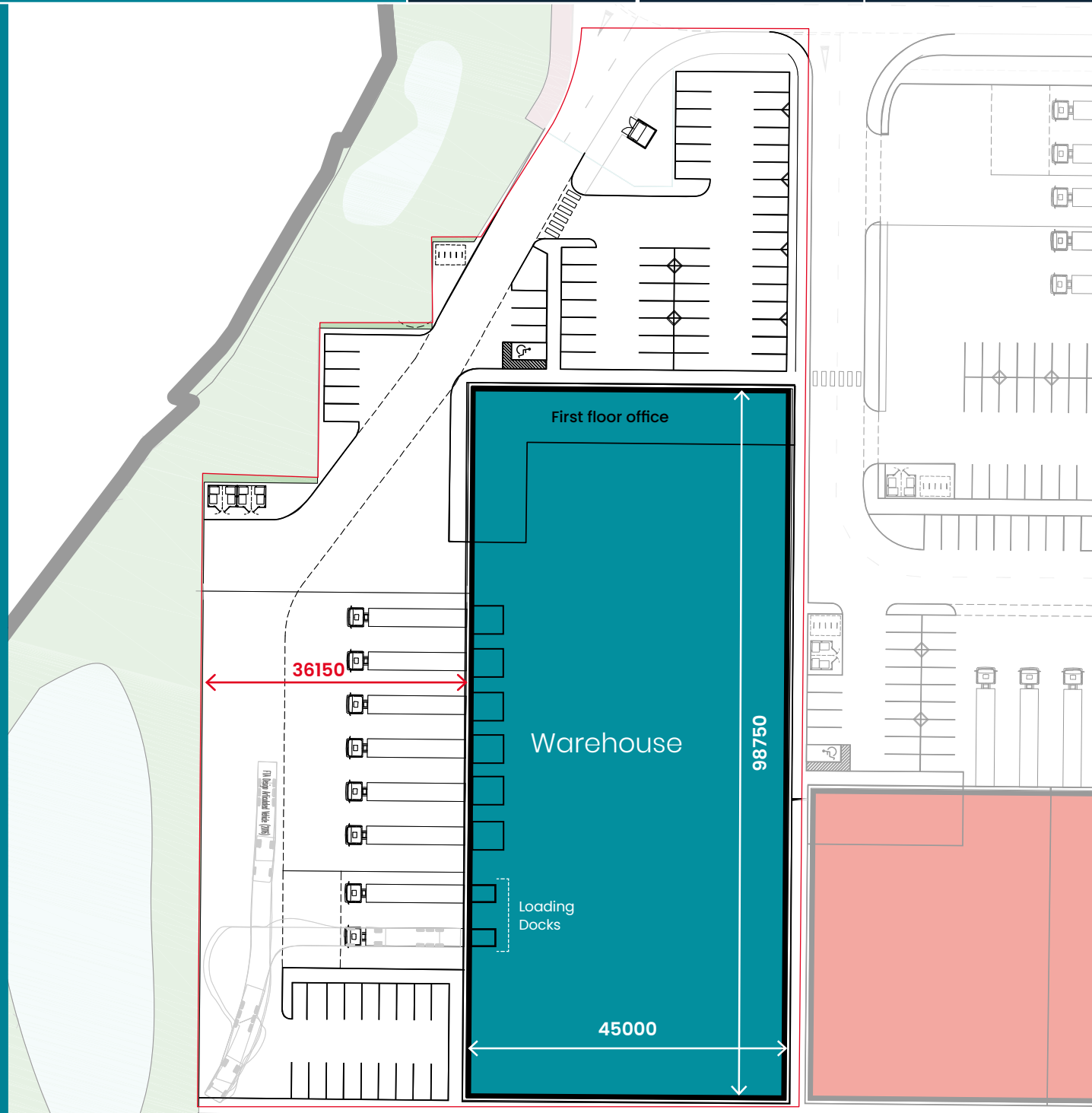


Targeting BREEAM
rating Excellent

Click to review each unit in more detail

[Unit 1](#) [Unit 3](#) [Unit 16](#)

[Unit 5, 7, 9 & 11](#) [Unit 8, 10, 12 & 14](#)



Unit 16

	Sq m	Sq ft
Unit 16	2,217	23,867
Ground	1,993	21,458
First	224	2,409



Floor loading
50kN sq m



Electric loading
doors



8m clear
eaves height



24 metre yard



Fibre
broadband



High quality
exterior finish



Dedicated
car Parking



Target EPC
Rating - A



Targeting BREEAM
rating Excellent

Click to review each unit in more detail

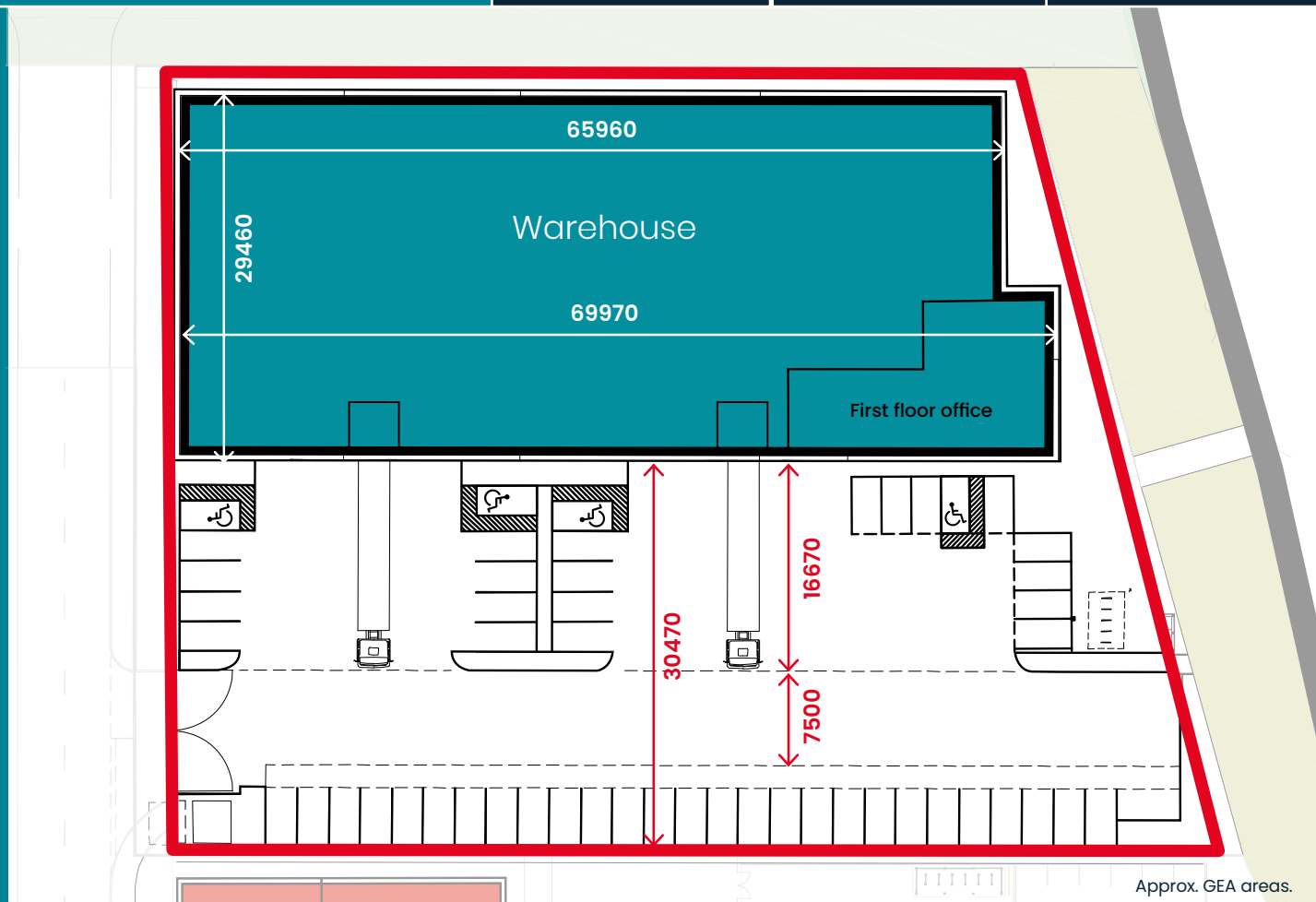
Unit 1

Unit 3

Unit 16

Unit 5, 7, 9 & 11

Unit 8, 10, 12 & 14



Trade City

3,497 – 19,324 sq ft

Trade City Bognor Regis offers 8 quality flexible industrial/warehouse units built with sustainability in mind and finished to a high standard. With electric loading doors, an impressive floor loading capacity, our units are built for your business.



Floor loading
37.5kN sq m



Electric loading
doors



Mezzanine
Grade A offices



Entrance
canopy



Units can be
combined
Units 8-11



Fibre
broadband



High quality
exterior finish



7m (Units 8, 10, 12 & 14),
8m (Units 5, 7, 9 & 11)
Clear eaves height



Double glazed
windows with
anti-glare



Steel insulated
cladding and
steel roof



Class B2, B8
and Class E
(formerly B1c) use



Grade A offices

With comfort
cooling as
standard



Units 5, 7, 9 & 11



Floor loading
37.5kN sq m



Electric loading
doors



8m clear
eaves height



25 metre yard



Fibre
broadband



High quality
exterior finish



Dedicated
car Parking



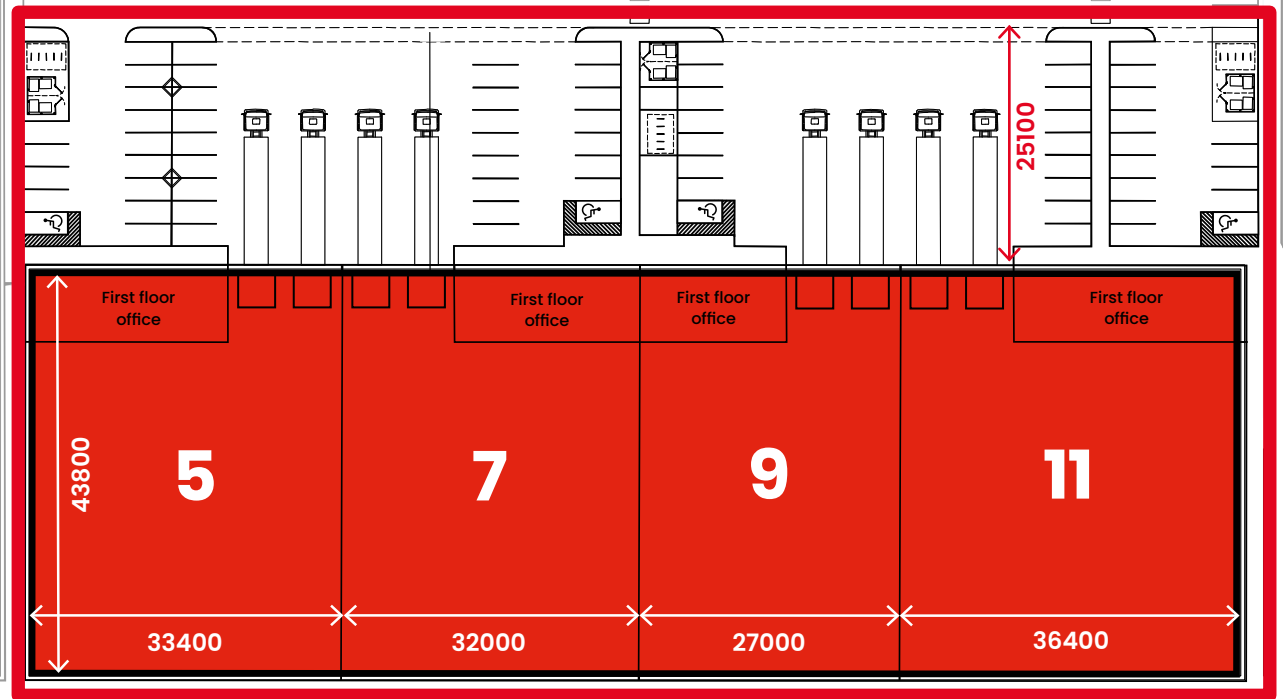
Target EPC
Rating - A



Targeting BREEAM
rating Excellent



Click to review each unit in more detail

[Unit 1](#)
[Unit 3](#)
[Unit 16](#)
[Unit 5, 7, 9 & 11](#)
[Unit 8, 10, 12 & 14](#)


Approx. GEA areas.

	Sq m	Sq ft
Unit 5	1,639	17,638
Ground	1,464	15,754
First	175	1,883
Unit 7	1,565	16,847
Ground	1,402	15,095
First	163	1,752
Unit 5 & 7		34,485

	Sq m	Sq ft
Unit 9	1,298	13,979
Ground	1,183	12,738
First	115	1,241
Unit 11	1,795	19,324
Ground	1,596	17,180
First	199	2,144
Unit 9 & 11		33,303

Units 8, 10, 12 & 14



Floor loading
37.5kN sq m



Electric loading
doors



7m clear
eaves height



17 metre yard



Fibre
broadband



High quality
exterior finish



Dedicated
car parking



Target EPC
Rating - A



Targeting BREEAM
rating Very Good



Click to review each unit in more detail

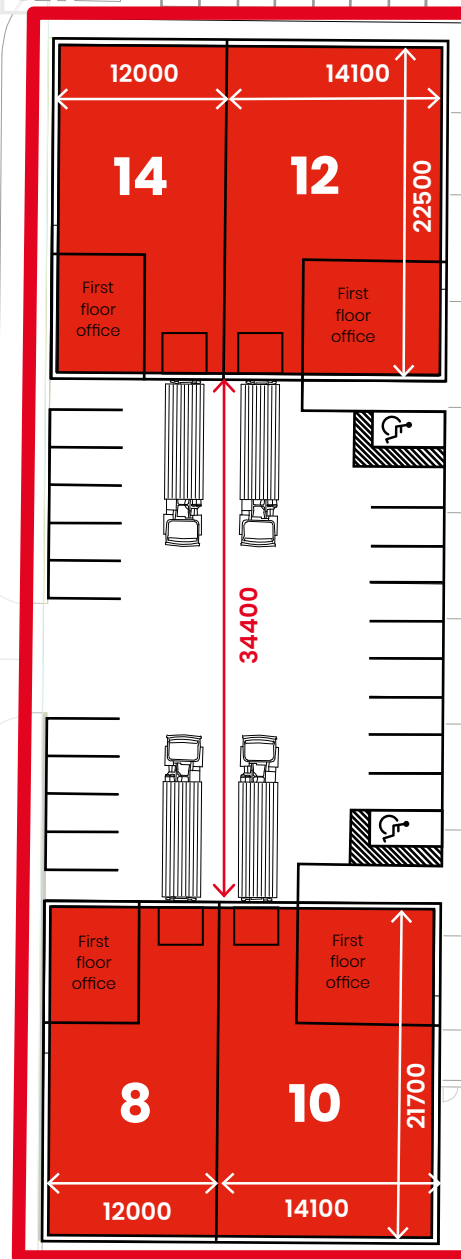
[Unit 1](#)

[Unit 3](#)

[Unit 16](#)

[Unit 5, 7, 9 & 11](#)

[Unit 8, 10, 12 & 14](#)



	Sq m	Sq ft
Unit 12	387	4,163
Ground	318	3,425
First	69	738
Unit 14	325	3,503
Ground	271	2,918
First	54	585
Unit 12 & 14		7,666

Unit 8	386	4,154
Ground	318	3,421
First	68	733
Unit 10	325	3,497
Ground	271	2,913
First	54	584
Unit 8 & 10		7,651



Approx. GEA areas.

Sustainability

Our Trade City and Logistics City concepts have evolved to be market leading in terms of environmental credentials, ensuring our developments, and the materials used, are sustainable.

From the initial design through to the final completion, our units are built with sustainable materials and energy efficient features, ensuring a lower environmental impact as well as reduced end-user costs.



Target BREEAM
rating Very Good
and Excellent



Solar PV
panels



Cycle facilities
provided



Target EPC
Rating - A



Fresh air
ventilation



Sustainable
construction
materials



8-10% Natural
lighting from roof



Electric vehicle
charging



Highly efficient
building,
reducing costs



**Built for
efficiency**

Travel Times

HGV (Drive times)

Destination	Miles	Time
A3 (M) Jct 5	18	25 mins
M27 Jct 12	21	32 mins
Worthing	16	25 mins
Worthing	16	25 mins
Crawley	38	58 mins
M23 Jct 11	37	55 mins
Guildford	37	1 hr 08 mins
M3 Jct 14	40	47 mins
M25 Jct 17	50	1 hr 10 mins

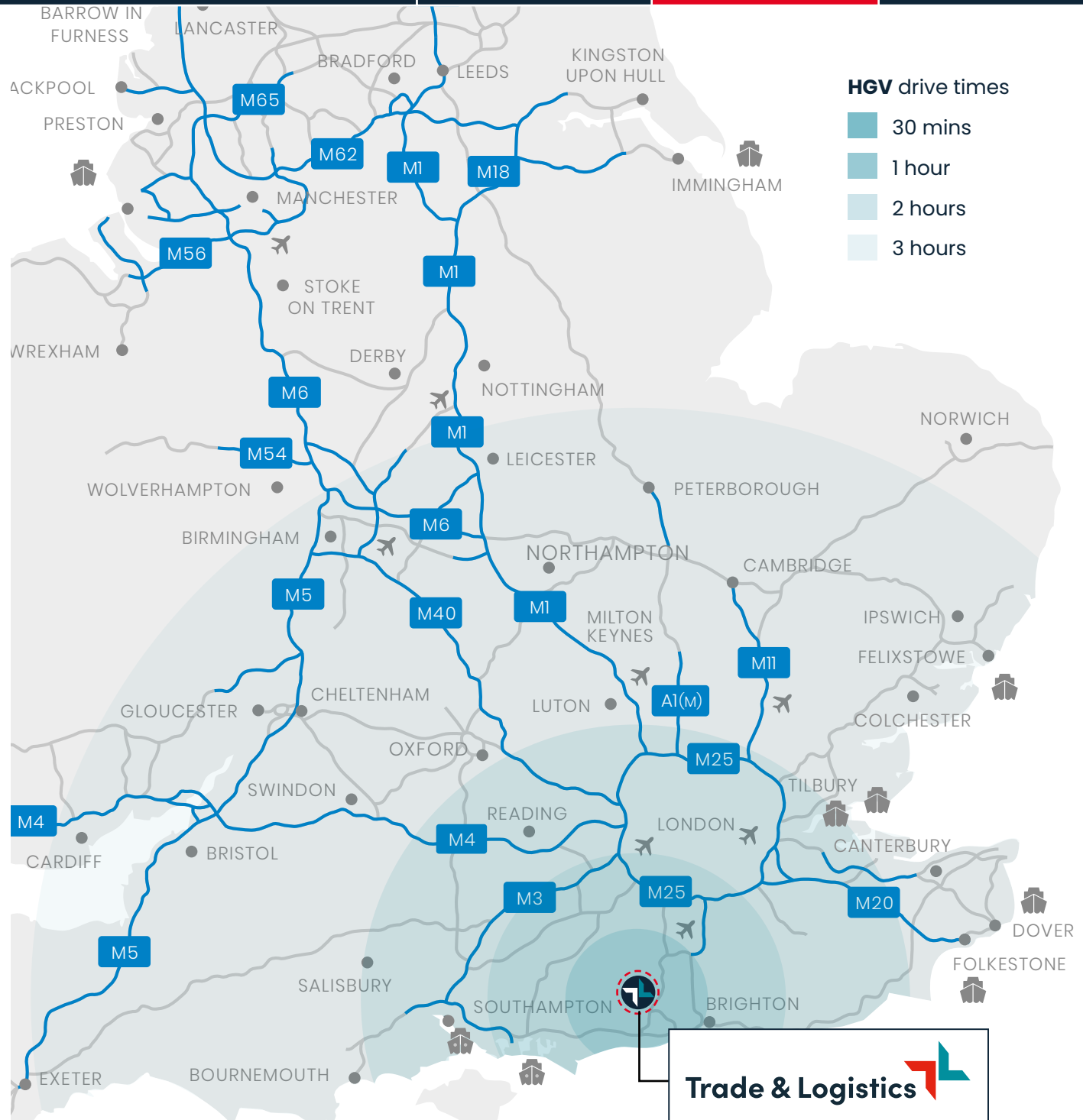
Ports (by HGV)

Portsmouth Docks	24	32 mins
Southampton Docks	38	53 mins
Folkestone	114	2 hrs 14 mins
Dover	120	2 hrs 19 mins

Airports (by HGV)

Gatwick	44	1 hr 02 mins
Heathrow	58	1 hr 32 mins
Southampton	39	53 mins

*All figures are approximate values based off Google maps and may include tolls and restricted roads. Figures based off the fastest route suggested.



CBRE

+44 (0)20 7182 2000
+44 (0)23 8033 8811
www.cbre.co.uk

Nicholas Tutton

M 07887 563264
E nicholas.tutton@cbre.com

Oliver Sherriff

M 07919 392004
E oliver.sherriff@cbre.com

Daniel Olliffe

M 07825 886 575
E daniel.olliffe@cbre.com

**Lambert
Smith
Hampton****Elise Evans**

M 07703 393120
E eevans@lsh.co.uk

Dan Rawlings

M 07702 809192
E drawlings@lsh.co.uk

Mica Latouche

Senior Development Manager
M 07702 970340
E mica.latouche@kier.co.uk

Emily Bowden

Development Manager
M 07725 497809
E emily.bowden@kier.co.uk

All statements contained within these particulars are believed to be correct but their accuracy is not guaranteed nor do they form part of any contract or warranty. Unless specified to the contrary, interested parties should note the following: All dimensions, distances and floor areas are approximate and are given for guidance purposes only. September 2026.

Trade & Logistics**tradeandlogistics.co.uk****CERVIDAE****KIER**
A Kier Property development