



# Industrial space

9 398 m<sup>2</sup>, Olomouc, Olomouc, Řepčinská

Ask for price





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|                                |                               |
|--------------------------------|-------------------------------|
| <b>Total area</b>              | 9 398 m <sup>2</sup>          |
| <b>Available area for rent</b> | 9 398 m <sup>2</sup>          |
| <b>Ceiling height</b>          | 9 m                           |
| <b>Floor loading capacity</b>  | 5 t/m <sup>2</sup>            |
| <b>Column grid structure</b>   | —                             |
| <b>Structure</b>               | Reinforced concrete structure |
| <b>PENB</b>                    | B                             |
| <b>Reference number</b>        | 103216                        |

**9,398 sq.m.** of production space for lease in Olomouc-Repčin. Class A premises are suitable for light manufacturing or logistics. The internal layout of the space can be adapted to the tenant's requirements. Available to move in 10 to 12 months after signing the contract.

### Location:

The premises are located in the north of Olomouc in close proximity to the D46 and D35 motorways, exit 261 with connection to the D1 motorway (Prague-Brno-Ostrava). The bus stop is within walking distance.

### Facilities and services:

- flexible units (warehouse / light production / office / showroom)
- property management on site
- building maintenance
- 148 parking spaces for cars
- 8 parking spaces for trucks
- retention pond

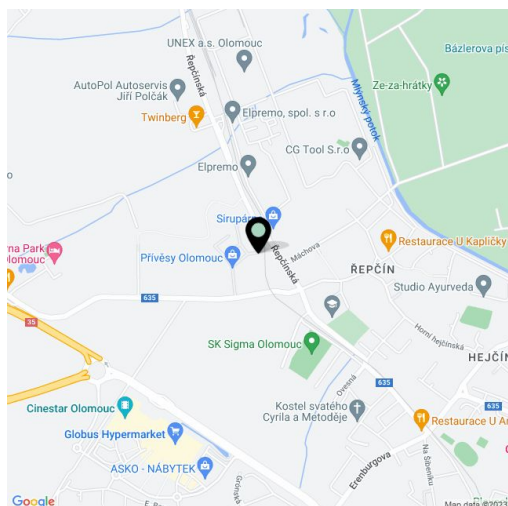
### Warehouse/production areas:

- 5 drive ins
- 1/800 m<sup>2</sup> hydraulic bridges
- floor load capacity 5 t/m<sup>2</sup>
- clear height 9 m
- 44 docks
- truck handling yard
- light transmittance 2%
- column module 12 m x 24 m
- LED lighting 200 Lux
- ESFR sprinkler system

### Offices:

- Customized office space

Tenant does not pay commission.





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