



## Industrial space

31 600 m<sup>2</sup>, Plzeň-sever, Přehýšov, Přehýšov

Ask for price





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<b>Total area</b>	31 600 m <sup>2</sup>
<b>Available area for rent</b>	31 600 m <sup>2</sup>
<b>Office area</b>	900 m <sup>2</sup>
<b>Min. area</b>	10 000 m <sup>2</sup>
<b>Ceiling height</b>	10 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>	G
<b>Reference number</b>	104357

**30,700 sq.m.** of industrial and **900 sq.m.** of office space for lease in an industrial area near the city of Pilsen. High standard premises are suitable for logistics and distribution centers. The equipment can be adapted to the client's requirements. Available within 11 months after signing the contract.

### Location:

The park is situated in a prime location between Prague and the German border, near the D5 highway which provides excellent links to the European highway network. Easy access by bus and rail transport – European railway corridor to Nuremberg and rail lines connect Plzeň with other areas of the Plzeň Region.

### Features and Services:

- All infrastructure available in the area
- Truck loading yard
- Parking areas for cars and trucks

### Warehouse/Industrial space:

- Floor loading capacity 5 T/sq.m.
- Clear height 10 m
- Light intensity 200 Lux

### Office:

- Office space according to the client's requirements
- Air-conditioning
- Light intensity 500 Lux

Rental and service charges listed without VAT. Lessee pays no commission.

