



Industrial space

18 200 m², Cheb, Okrouhlá

Ask for price

Total area	18 200 m ²
Available area for rent	18 200 m ²
Ceiling height	12.6 m
Floor loading capacity	5 t/m ²
Column grid structure	—
Structure	Reinforced concrete structure
PENB	G
Reference number	104807

18 200 sq.m. of production, warehouse and office space for lease in the Karlovy Vary region east of Cheb city. Park is situated a few minutes by car from the German border and offers approximately 79,500 sq.m of industrial space suitable for logistics and production activities.

Location:

Park is located in the Karlovy Vary region east of Cheb city.

Features and Services:

- Flexible units (storage / office / light production / showroom)
- Onsite property management
- Park maintenance
- Car parking places
- Truck parking places
- 2 retention ponds

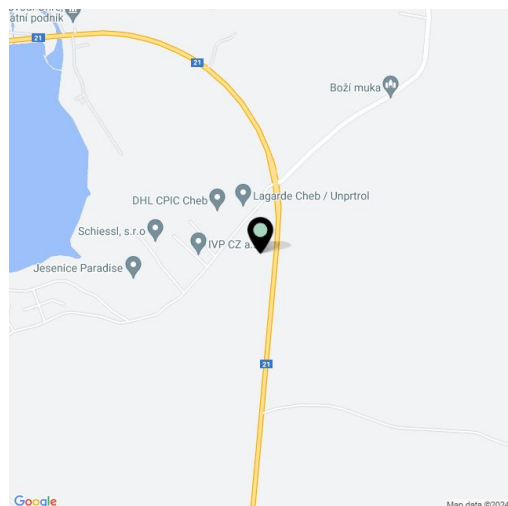
Storage/Industrial space:

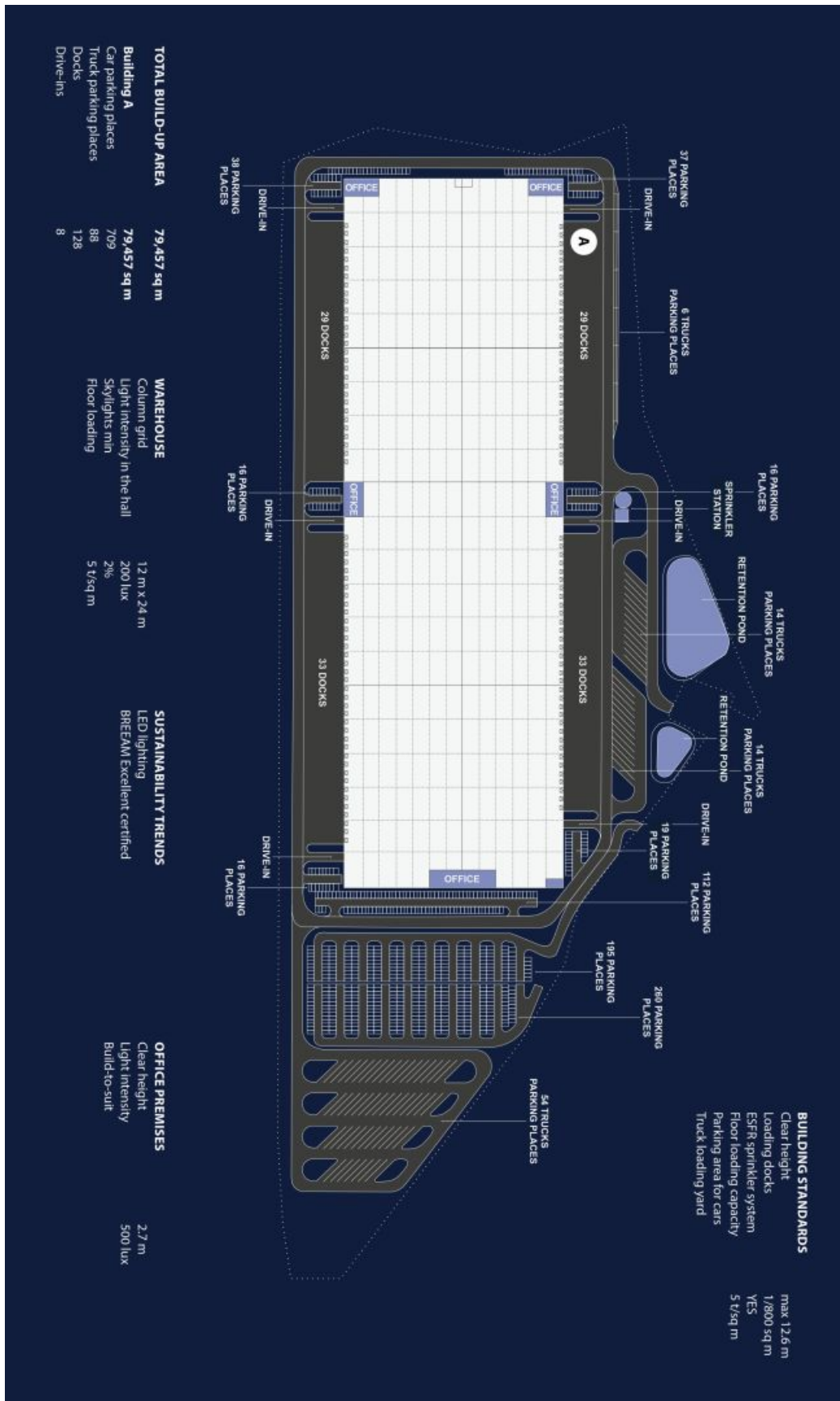
- Drive-ins
- Floor loading capacity 5 t/sq.m
- Clear height 12,6 m
- Loading docks
- Column grid structure 12x24 m
- 200 Lux LED lighting
- ESFR sprinkler system
- BREEAM excelent certified

Office:

- Build-to-suit
- Light intesity 500 Lux
- Clear height 2,7 m
- Air-conditioning

Lessee pays no commission.



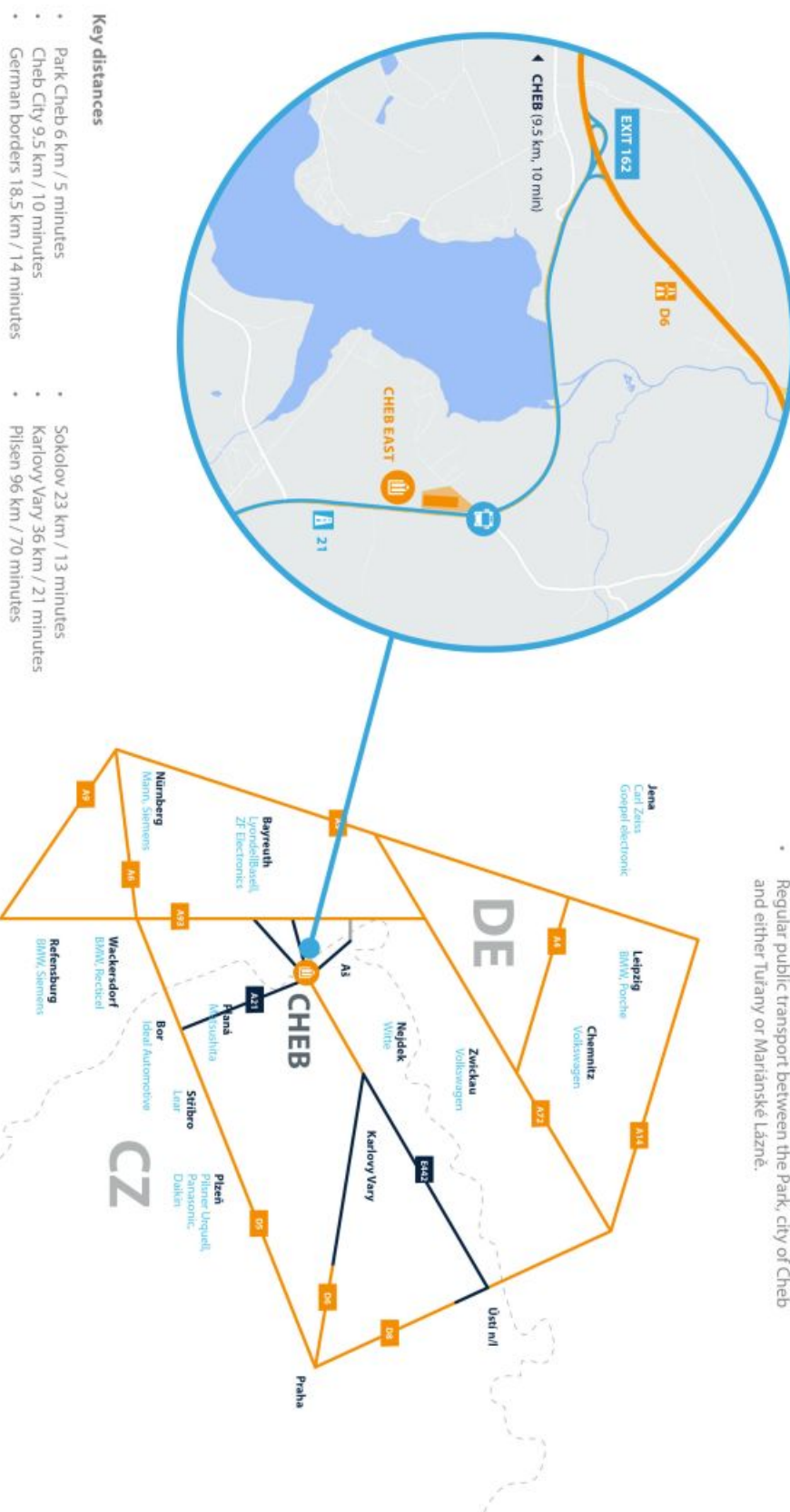




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- Key distances**
- Park Cheb 6 km / 5 minutes
 - Cheb City 9.5 km / 10 minutes
 - German borders 18.5 km / 14 minutes
 - Sokolov 23 km / 13 minutes
 - Karlovy Vary 36 km / 21 minutes
 - Pilsen 96 km / 70 minutes

Bus connections

- Regular public transport between the Park, city of Cheb and either Tuřany or Mariánské Lázně.