



# Warehouse space

1862 m<sup>2</sup>, Cheb, Tuřany

Ask for price







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<b>Total area</b>	1 862 m <sup>2</sup>
<b>Available area for rent</b>	1 862 m <sup>2</sup>
<b>Ceiling height</b>	7.5 m
<b>Floor loading capacity</b>	10 t/m <sup>2</sup>
<b>Column grid structure</b>	—
<b>Structure</b>	Reinforced concrete structure
<b>PENB</b>	G
<b>Reference number</b>	106847

**1,862 sq.m** of warehouse space with employee facilities for lease in a logistics park. The premises are suitable as a tyre warehouse or for logistics of non-food goods. The halls are not heated, while the operating temperature is guaranteed to be above freezing.

The warehouse area consists of 7 halls, which make up a storage area of over 22,500 sq.m. Furthermore, Hall 8 - 3,360 sq.m will be built in the form of customized construction, which will be available within 10 months after signing the contract. It is possible to expand by another 10,000 sq.m. in the future.

In addition to the standard rental of the premises, it is also possible to use the logistics services of the owner of the premises (loading and unloading of pallets, quality control, labelling, packaging, warehouse management, picking and more).

### Location:

The premises are located in Lipoltovo, with access to the D6 motorway (German border 18 km, Cheb centre 9 km, Karlovy Vary 43 km). The distribution warehouse is ideally located to serve the Czech Republic and the countries of Central and Western Europe.

### Facilities and services:

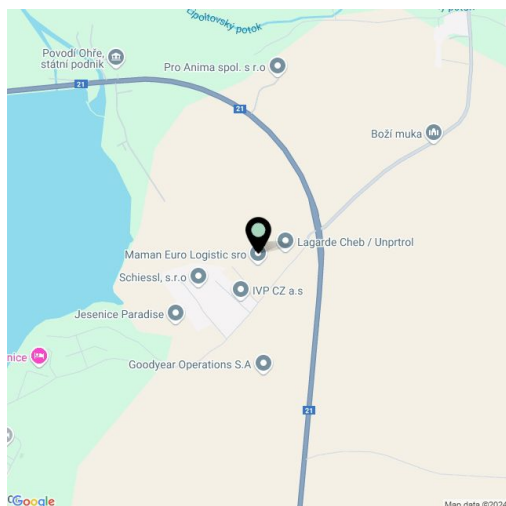
- On-site property management.
- On-site security service (24/7)
- Parking spaces
- Handling area in front of the hall

### Storage space:

- 20 loading ramps
- Drive-in
- Floor loading capacity 5 t/sq.m.
- Clear height min. from 7.5 m
- LED lighting

### Available from 1/2025.

The tenant does not pay commission.

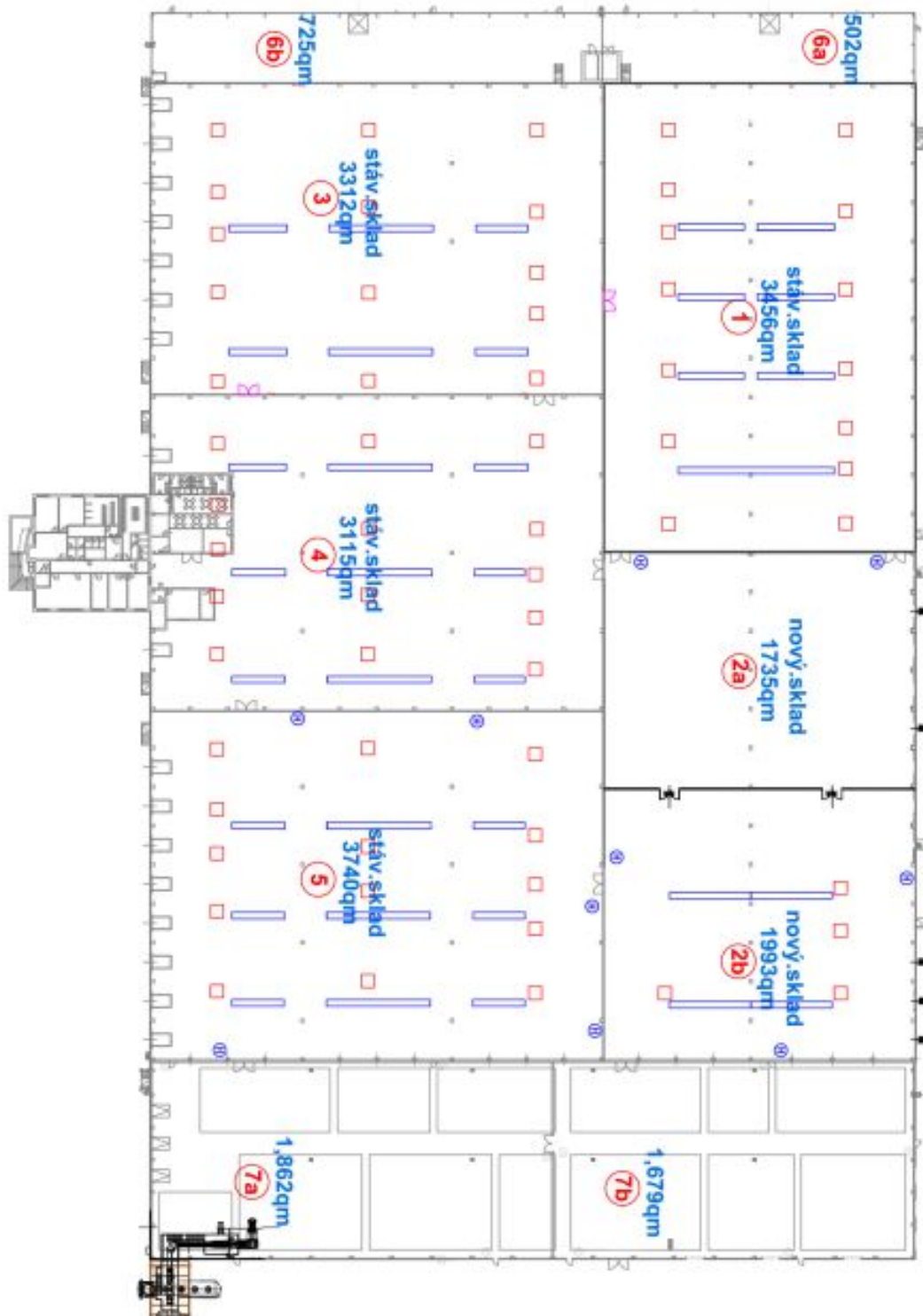




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