



## Industrial space

56 623 m<sup>2</sup>, Frýdek-Místek, Horní Tošanovice

Ask for price





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<b>Total area</b>	56 623 m <sup>2</sup>
<b>Available area for rent</b>	56 623 m <sup>2</sup>
<b>Ceiling height</b>	12 m
<b>Floor loading capacity</b>	6 t/m <sup>2</sup>
<b>Column grid structure</b>	—
<b>Structure</b>	Reinforced concrete structure
<b>PENB</b>	G
<b>Reference number</b>	107711

**56,623 m<sup>2</sup>** of industrial, warehouse and office Class A space for lease. The 68 ha site offers 7 halls for lease with a total leasable area of 251,600 m<sup>2</sup>. The premises are suitable for warehousing, logistics, distribution, and light manufacturing. Turn-key, built-to-suit solutions to fit clients' exact requirements. Available within 12 months after signing the contract.

### Location:

The park is located in Dolní Tošanovice less than a kilometre from the D48 motorway (Frýdek-Místek - Český Těšín - Poland).

### Features and Services:

- Flexible units (storage / office / light production / showroom)
- Onsite property management
- 24/7 security service and CCTV
- Park maintenance
- Sufficient parking space
- BREEAM certification
- FTV panels
- Electric chargers

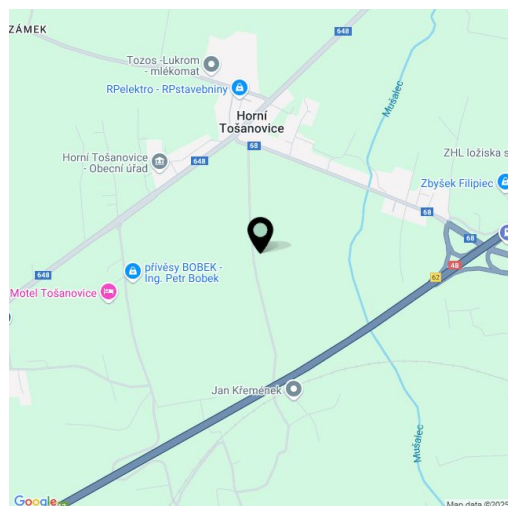
### Warehouse/Industrial space:

- 2 x Dock levelers & loading ramps
- 1 x Drive in
- Floor loading capacity 7 T/m<sup>2</sup>
- Clear height 12 m
- Column grid structure 12x24 m
- LED & natural lighting
- Sprinkler & fire safety systems

### Office:

- Turn key office
- Clear height 2,75 m
- Kitchenette is outfitted with a linoleum floor, sink, microwave oven, fridge, and dishwasher

Lessee pays no commission.







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