



## Warehouse space

39 413 m<sup>2</sup>, Brno-město, Syrovice

Ask for price





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<b>Total area</b>	39 413 m <sup>2</sup>
<b>Min. area</b>	2 500 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>	13628

Warehouse, industrial and office space for lease in the logistic park situated on the south of Brno. The park will consists of s three buildings and offers more than 85 thousand m<sup>2</sup> - characterized by high quality and can be designed based on specific client requests and requirements. The premises are suitable for logistics and light production.

### Location:

The park is situated Syrovice, close to the D52 and D1 motorway (Brno - Prague ) and offers good connections to domestic and international transport networks. The park is located approx. 15 km from Brno city center.

### Features and Services:

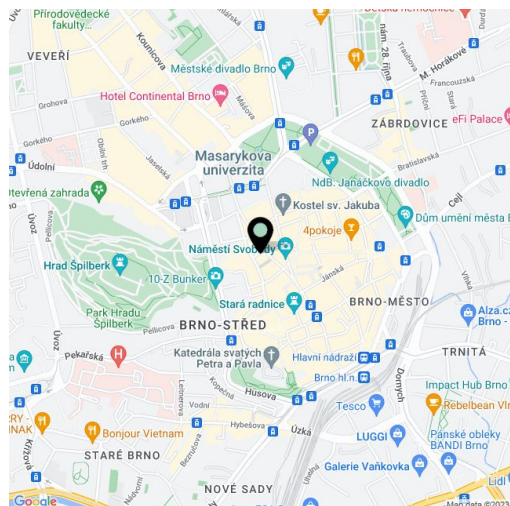
- Flexible units (storage / office / light production / showroom)
- Onsite property management
- Park maintenance
- Sufficient parking
- Public parking and parking for trucks
- Gas station

### Warehouse/Industrial space:

- Floor loading capacity 5 T/sq.m
- Clear height 10 m
- Loading docks 1/800 sq.m
- Min. 1 directly entry to the unit
- Column grid structure 24x12 m
- Light intensity 300 Lux
- ESFR sprinkler system
- Utility connections (water, sewage, gas, electricity)

### Office:

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



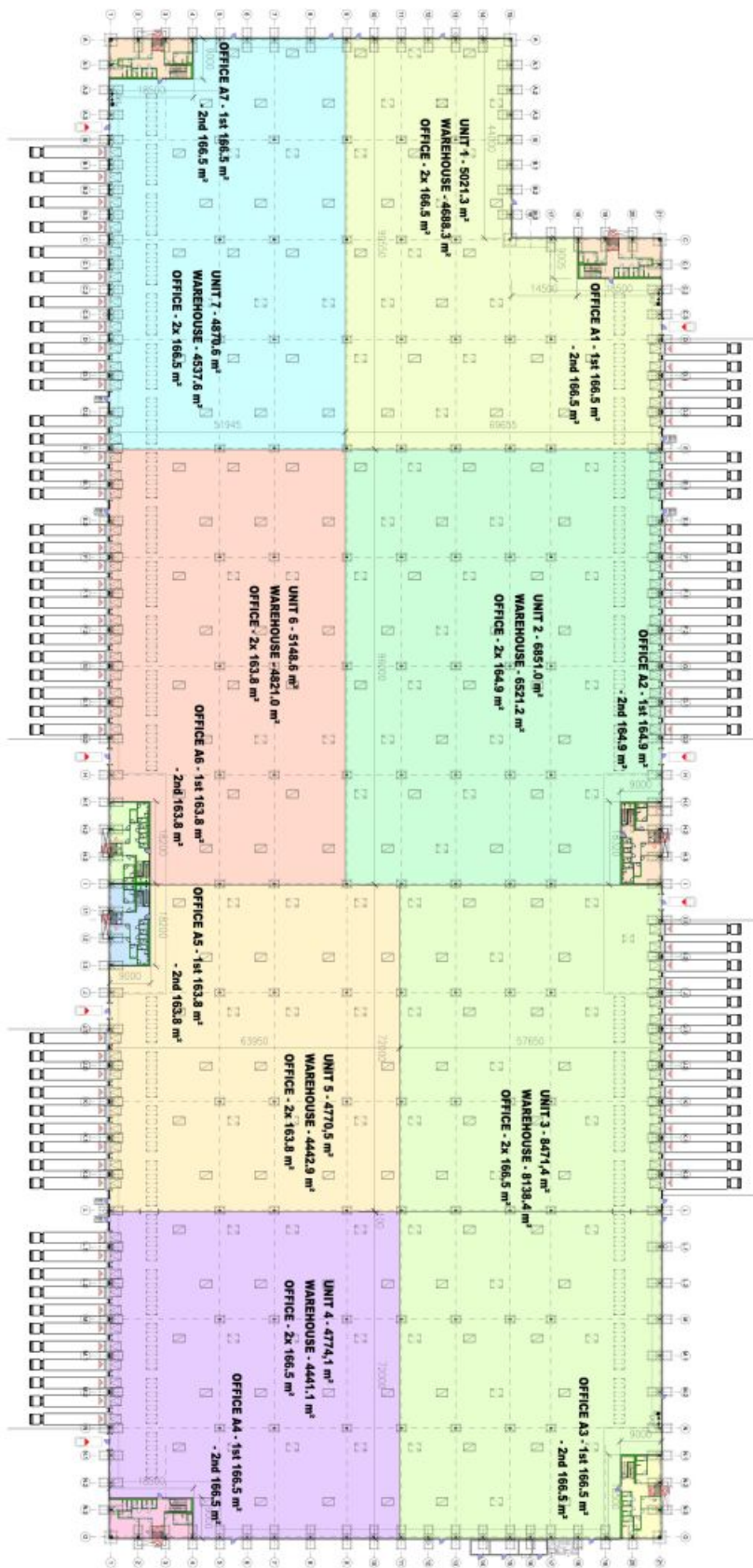




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### Key Factors

- 1) DC2 (approx. 2 563 SQM) – available now
- 2) DC1 (approx. 34 813 SQM) – available from June 2019

