



## Logistic park

176 203 m<sup>2</sup>, Praha-východ, Strančice

Ask for price





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Total area	176 203 m <sup>2</sup>
Available area for rent	6 168 m <sup>2</sup>
Ceiling height	10 m
Floor loading capacity	5 t/m <sup>2</sup>
Column grid structure	—
Structure	Reinforced concrete structure
PENB	G
Reference number	23152

This industrial park offers warehouse, industrial and office premises for lease located 15 minutes from the city center (from Prague). The project consists of 4 buildings; construction of this park commenced in October 2005 and was completed in 2014.

### Location:

The industrial park is situated 15 minutes from the Prague city center, exit 15 on D1 highway (Prague – Brno – Bratislava). The park is reachable by shuttle bus – connection to metro station, Opatov (line C). The Strančice train station is 3 km from the park.

### Features and Services:

- Photovoltaic panels on buildings
- 24/7 manned security on the fenced area
- Park maintenance

### Warehouse/Industrial premises:

- Flexible layout with units from 1 200 sq.m. (Storage / Light Production)
- 1 loading dock per 850 sq.m
- Floor loading capacity 5-8 T/sq.m
- Clear height 10 m
- Truck yard 35 m
- Sprinkler (ESFR)

### Office:

- Flexible office layout
- Air-conditioning

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



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