



## Industrial space

6 172 m<sup>2</sup>, Brno-venkov, Syrovice

Ask for price





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|                                |                               |
|--------------------------------|-------------------------------|
| <b>Total area</b>              | 6 172 m <sup>2</sup>          |
| <b>Available area for rent</b> | 6 172 m <sup>2</sup>          |
| <b>Office area</b>             | 361 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>                    | B                             |
| <b>Reference number</b>        | 35121                         |

**5,811 sq.m.** of industrial, warehouse and **361 sq.m.** of office space for rent in the logistic park. The area of 25.9 hectares offers space for construction with a total area of 90000 sq.m. (three buildings). The premises are suitable for logistics and distribution centers, offer a high standard and the equipment can be adapted to the client's requirements. Available in 6 months after lease is signed.

### Location:

The park is strategically located near Brno, one of the key markets in the Czech Republic. Conveniently located near the D52 expressway, it is an ideal distribution center for domestic and international logistics activities.

### Features and Services:

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

### Industrial/Warehouse space:

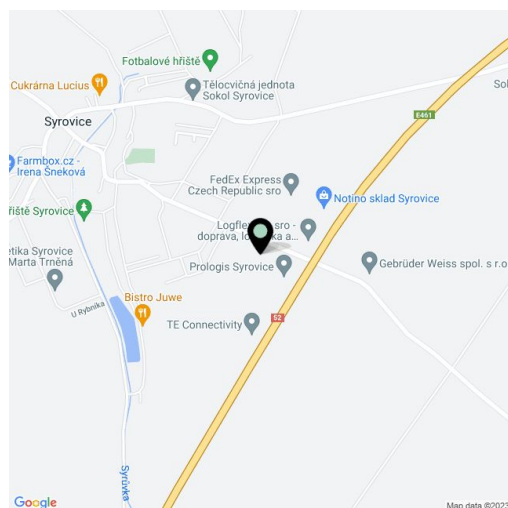
- Floor loading capacity 5 T/sq.m.
- Clear height 10 m
- Loading docks 1/800 sq.m
- Min. 1 directly entry to the unit
- Light intensity 300 Lux
- Column grid structure 24x12 m
- ESFR sprinkler system
- Utility connections (water, sewage, gas, electricity)

### Office:

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

**Available from 8/2025.**

Lessee pays no commission.





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