



Industrial park

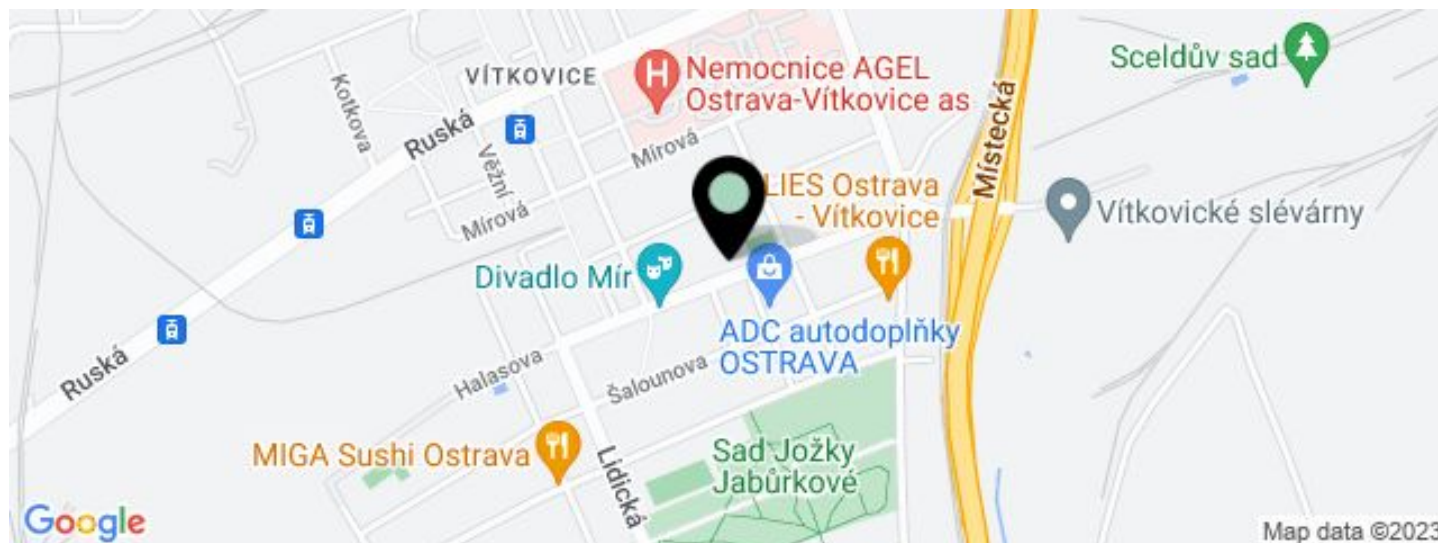
156 578 m², Ostrava-město, Ostrava - Vítkovice, Halasova

Ask for price





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UNIT	AVAILABLE AREA	SERVICES	PARKING	MONTHLY RENT
Building L2 - industrial premises, planned	29 022 m ²	0 CZK monthly per m ²	No	Ask for price
Building L3 - industrial premises, planned	15 992 m ²	0 CZK monthly per m ²	No	Ask for price
Building M1 - industrial premises, available	2 900 - 10 411 m ²	0 CZK monthly per m ²	No	Ask for price
Building M3 - industrial premises, planned	14 544 m ²	0 CZK monthly per m ²	No	Ask for price
Building M4 - industrial premises, planned	10 210 m ²	0 CZK monthly per m ²	No	Ask for price
Building M2 - industrial premises, available	2 900 - 14 741 m ²	0 CZK monthly per m ²	No	Ask for price
Building S1 - industrial premises, planned	3 672 m ²	0 CZK monthly per m ²	No	Ask for price
Building S2 - industrial premises, planned	7 308 m ²	0 CZK monthly per m ²	No	Ask for price
Building S4 - industrial premises, planned	3 975 m ²	0 CZK monthly per m ²	No	Ask for price
Building S5 - industrial premises, planned	3 975 m ²	0 CZK monthly per m ²	No	Ask for price
Building XS2 - industrial premises, planned	1 340 m ²	0 CZK monthly per m ²	No	Ask for price
Building XS4 - industrial premises, planned	2 176 m ²	0 CZK monthly per m ²	No	Ask for price



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UNIT	AVAILABLE AREA	SERVICES	PARKING	MONTHLY RENT
Building S3 - industrial premises, available	2 619 m ²	0 CZK monthly per m ²	No	Ask for price
Building L1 - industrial premises, available	5 195 m ²	0 CZK monthly per m ²	No	Ask for price
Building L1 - industrial premises, available	10 275 m ²	0 CZK monthly per m ²	No	Ask for price



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Total area	156 578 m ²
Available area for rent	135 455 m ²
Ceiling height	10 m
Floor loading capacity	5 t/m ²
Column grid structure	—
Structure	Reinforced concrete structure
PENB	B
Reference number	38724

The industrial park offers industrial, warehouse and office space for lease in an area located in Ostrava - Vítkovice. After a demanding rehabilitation, the 44ha brownfield is ready for the construction of a modern commercial-industrial park. The tenants of the park have at their disposal premises of various sizes suitable for companies operating in a wide range of commercial and production act.

Location:

The park is located in the wider center of Ostrava in the area of Ostrava Vítkovice with excellent transport accessibility. Direct connection to the highway leading to Brno and Poland. There are 3 entrances to the park. There is a tram stop near the complex.

Features and Services:

- All infrastructure available on site
- High standards of buildings
- A functional railway along the eastern perimeter of the compound
- A large number of parking spaces for cars and trucks

Industrial/Warehouse space:

- Flexible unit layouts
- Variable units from 1,500 sq.m.
- A minimum of 1 loading ramp with one loading bridge per 1,000 sq.m. of warehouse area
- Floor load: 5t/sq.m.
- Clear height of storage areas: 10-12 m
- Column module: 24 × 12 m
- Loading yard: 35 m
- Sprinklersystem
- Infrared emitters /ceiling heating units
- BREEAM Very Good

Office:

- Flexible office layout
- Air-conditioning

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



LEGENDA

- 0P KOMPLEXNÍ - MAJINÍ TRAVY
- 0P KOMPLEXNÍ - MAJINÍ TRAVY
- 0P KOMPLEXNÍ - MAJINÍ TRAVY
- 0P - PLYNOVODNÁ ČISTOTA
- 0P - TRÁVA, DVŮRA, LUKA
- KOŠEJE
- OP-VERTIKÁLNÍ
- OP-SENCE
- OP-SENCE 20M
- OP-SENCE 3M
- OP-1M TRÁVITINĚ
- OP-KONVALDICE 3M
- ZALIVOVÉ ÚZEMÍ
- NAVĚŠTĚNÁ TĚŽKÁ ČISTOTA
- MĚŘENÍ KOMPLEXNÍ
- ZPRŮCHVĚNÍ
- ZPRŮCHVĚNÍ
- ZÁVĚSNÝ ÚSTŘEŽNÍK - PŘÍMOKOHNÝ VÝŠKIN
- STŘEŠNÍ
- STŘEŠNÍ - 0,5% (KVALIFIKACE, FAKTORNÍ KOMPLEXNÍ)
- STŘEŠNÍ - 0,5% (KVALIFIKACE, FAKTORNÍ KOMPLEXNÍ)

Kód	Název	Objem	Podlahová plocha	Podlaží	Průměr	Typ	Typ	Typ	Typ	Typ	
L1	29 510	29 510	4 032	7	1 462	2 280	30	6	161	242	13
L2	29 510	29 510	4 032	7	1 462	2 280	30	6	161	242	13
L3	14 604	14 604	2 016	4	829	1 425	32	4	128	196	17
L4	14 604	14 604	2 016	4	829	1 425	32	4	128	196	17
M1	18 516	18 516	2 594	4	829	1 425	32	4	128	196	17
M2	14 604	14 604	2 016	4	829	1 425	32	4	128	196	17
M3	14 604	14 604	2 016	4	829	1 425	32	4	128	196	17
M4	18 516	18 516	2 594	4	829	1 425	32	4	128	196	17
S1	7 304	7 304	816	1	207	349	5	1	43	25	8,8
S2	7 304	7 304	816	1	207	349	5	1	43	25	8,8
S3	4 408	4 408	576	1	207	349	5	1	29	20	5,7
S4	4 408	4 408	576	1	207	349	5	1	29	20	5,7
S5	1 464	1 464	176	1	207	349	5	1	15	35	2,3
KS1	1 464	1 464	176	1	207	349	5	1	29	20	5,7
KS2	1 464	1 464	176	1	207	349	5	1	29	20	5,7
KS3	2 232	2 232	360	1	207	349	5	1	42	81	8,7
KS4	2 232	2 232	360	1	207	349	5	1	42	81	8,7

Číslo	Název	Objem	Podlahová plocha	Podlaží	Průměr	Typ	Typ	Typ	Typ	Typ
A0	1 500	677	11 028	2 802	2 023	88	6	161	242	13
A1	208	440	2 880	4 091	188	98	6	161	242	13
A2	932	579	4 930	1 025	755	501	4,7	128	196	17
A3	424	345	1 514	430	204	34	6	161	242	13
A4	208	440	2 880	4 091	188	98	6	161	242	13
A5	3 294	1 843	13 704	2 732	1 783	288	6	161	242	13

Celkem: 4 924 2 900 25 938 4 770 4 100 348

* 46 m² plochy parkování v rámci pozemku s výhledem na 2025 rok (výhledově budování parku)

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Budova	Zastavěná plocha m ²
L1	28 516
L2	29 524
L3	16 438
M1	10 516
M2	14 884
M3	14 884
M4	10 516
S1	38 444
S2	7 564
S3	4 180
S4	4 180
S5	4 180
XS1	1 444
XS2	1 444
Celkem	152 114