



## Industrial space

21 510 m<sup>2</sup>, Tachov, Ostrov u Stříbra, Ostrov u Stříbra

Ask for price





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Total area	21 510 m <sup>2</sup>
Ceiling height	10 m
Floor loading capacity	5 t/m <sup>2</sup>
Column grid structure	—
Structure	—
PENB	G
Reference number	44077

**21,510 sq.m** of production and office space for lease in an industrial park situated 15 km from Plzeň. The region has a tradition in mechanical engineering and the brewing industry, and in recent years many high tech manufacturing companies have placed their businesses here. Premises are suitable for logistics, distribution or light manufacturing. Buildings can be divided into smaller units to meet the client's individual needs. Premises are available in 6 months from signature.

### Location:

The park is located on the most sought after highway in CEE, on the D5 highway, which connects industrial centers in Germany and Czech Republic. The park is situated 15 km from Plzeň, 45 km from the German border. Good bus connection – Stříbro/Kladruby (11 km), Stříbro/Nýřany/Plzeň (29 km), Stříbro/Nýřany/Vejprnice (20 km).

### Features and Services:

- All infrastructure available in the area
- Truck loading yard
- Parking areas for cars and trucks

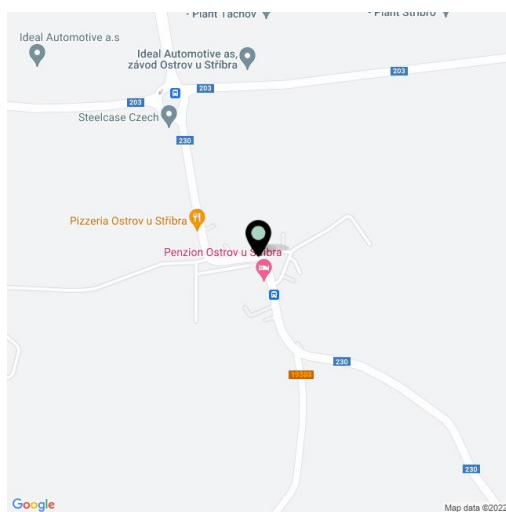
### Production hall/Warehouse space:

- Flexible layout with units from 2 500 sq.m.
- Loading docks 1/800 sq.m
- Floor loading capacity 5 T/sq.m
- Clear height 10 m
- Column grid structure 24x12 m
- Light intensity 200 Lux
- ESRF sprinkler system

### Office:

- Office space according to the client's requirements
- Clear height 2,7 m
- Light intensity 500 Lux

Lessee pays no commission.







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