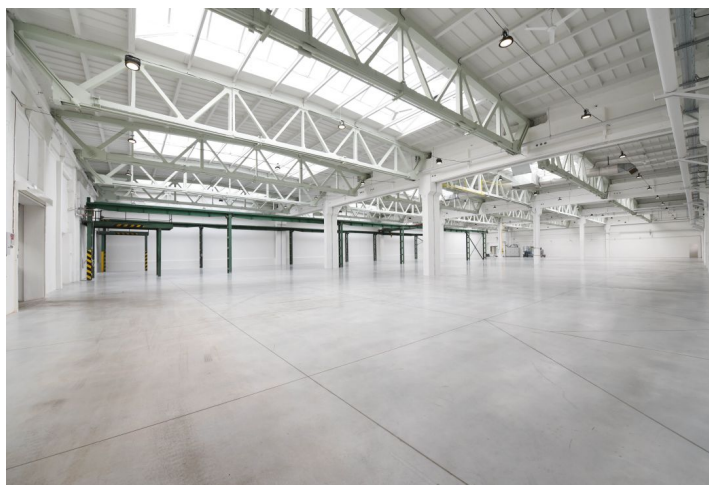
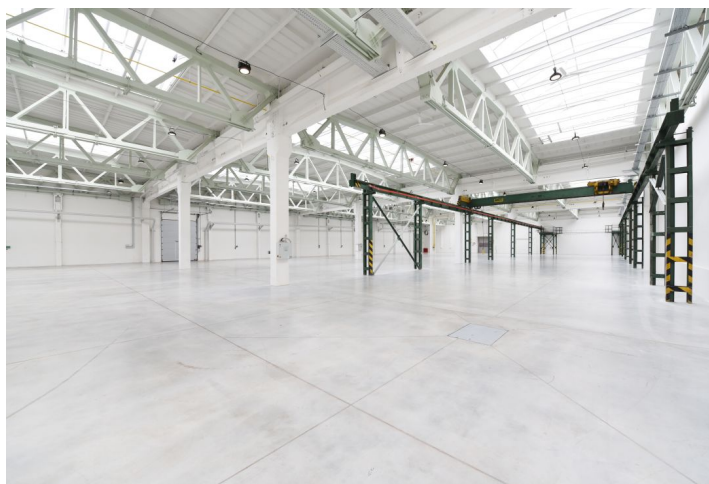




Warehouse space

13 500 m²

Ask for price





Warehouse space

13 500 m²

Ask for price

Total area	13 500 m²
Available area for rent	13 500 m²
Ceiling height	10.5 m
Floor loading capacity	5 t/m²
Column grid structure	—
Structure	Reinforced concrete structure
PENB	G
Reference number	43282

13,500 sq.m. of warehouse, industrial and office space for lease in an industrial park situated in Tachov, near the German border. Thanks to its location, the park is suitable for domestic as well as international commercial activities. The high standard premises are suitable as a logistics center or light manufacturing and can be adapted based on the client's requirements. Additional buildings are planned to be built in the complex (BTS solution).

Location:

The park is located close to the D5 highway (10km), by exit 128 in the direction towards Germany and exit 136 in the direction from Germany, and offers very good connections to other industrial and commercial companies in Central Europe. Good accessibility by public transport – a bus stop and a train station are close to the park.

Features and Services:

- flexible units (storage/office/light production/showroom)
- property management services
- 24/7 security and CCTV
- property maintenance
- sufficient no. of parking spaces
- high-standard buildings
- accommodation
- canteen

Industrial/Warehouse Space:

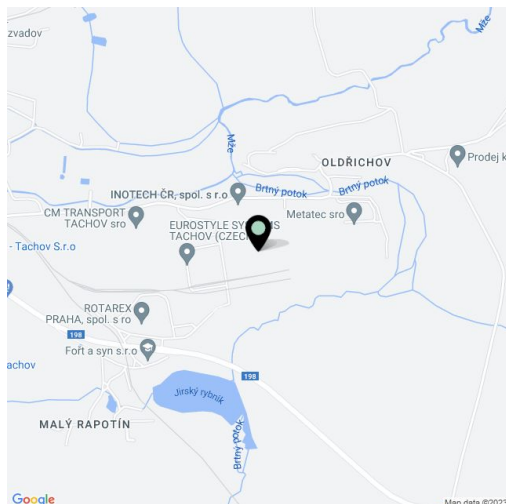
- docks, loading ramps and zero level access
- 3,4 x 4,2 m entrance gate
- floor loading capacity of 5 t/sq.m.
- increased loading capacity of roof construction up to 30 kg/sq.m.
- clear ceiling height from 10,5 m
- column grid structure 12 x 24 m
- LED lighting min. 300 Lux
- opening skylights up to 8%
- efficient HVAC technology in the building
- utility connections (water, sewerage, gas, electricity)
- electrical substation with unlimited supply
- 3 500 sq.m. smallest size of independent unit
- Industry 4.0 features (5G, utilities capacity, etc.)

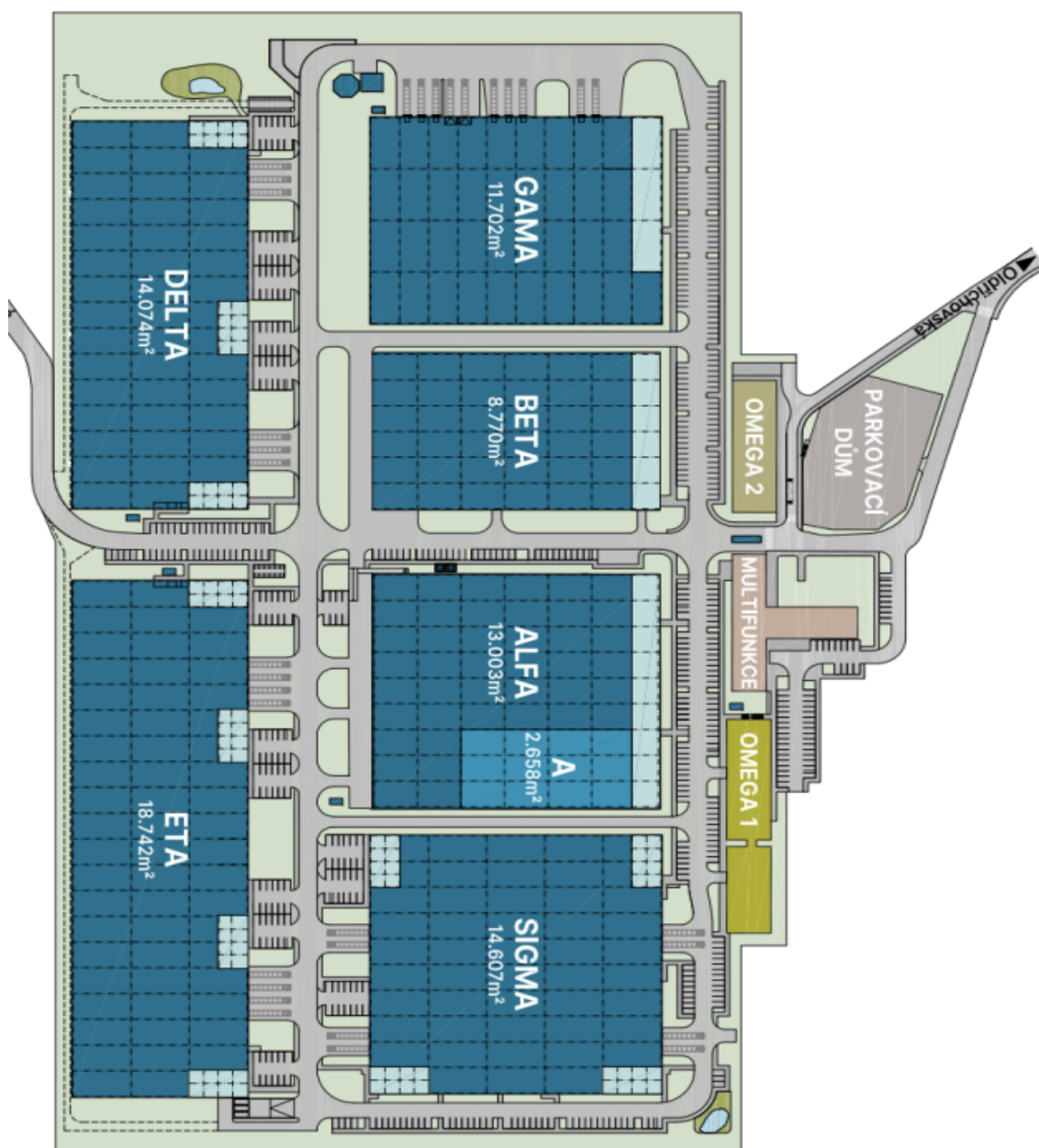
Office:

- turnkey office solution

Available from 07/2024.

Lessee pays no commission.



**LEGENDA**

VÝROBNÍ A SKLADOVÉ PLOCHY

KANCELÁŘSKÉ PROSTORY

MULTIFUNKCE

PARKOVACÍ DŮM

DATOVÉ CENTRUM

LEGENDA ALFA unit APRODUCTION AREA 2,658m²