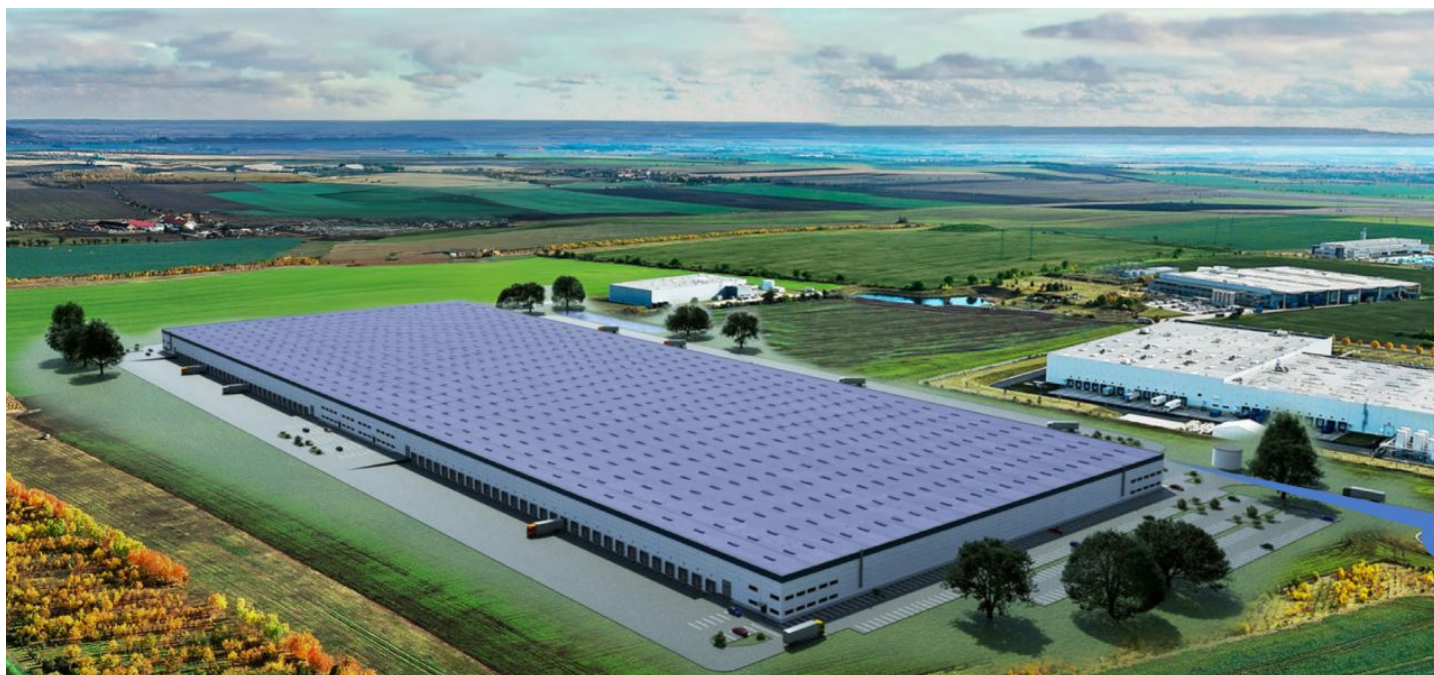


97 186 m², Most, Havraň



STANDARD TECHNICAL SPECIFICATION

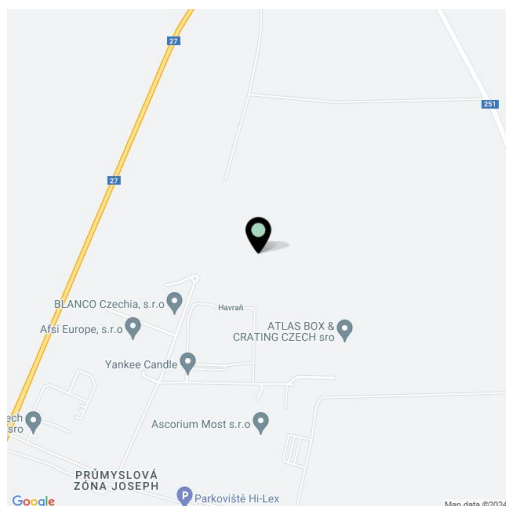
<p>SUPPORTING STRUCTURE</p> <ul style="list-style-type: none"> • Pad on pile foundations, insulated plinth, slabs on 150cm above floor • Prefabricated concrete columns in 12 x 24 cm grid per segment • Prefabricated concrete or steel roof beams, clear height of 10m 	<p>FLOOR</p> <ul style="list-style-type: none"> • Fibre reinforced concrete floor PE membrane, 100 joints, 100mm thick, surface treated with hardener • Load capacity of 25 kN/m², 60 kN point load • Flatness according to DIN 1822, table 3, line 3 	<p>ROOF</p> <ul style="list-style-type: none"> • Corrugated steel sheets, mineral wool insulation, PVC membrane • Free load capacity of 15 kg/m² for clients installation • Min. 2% of air rights in warehouse area • Optimum drainage system, emergency roof access 	<p>FAÇADE</p> <ul style="list-style-type: none"> • Horizontal sandwich panels with mineral wool insulation • Prefabricated concrete facade around docks to approx. 4.5m height • Double glazed windows in offices with insulated PVC profiles 	<p>DOCKS</p> <ul style="list-style-type: none"> • 1x electrically operated 3 x 3.2 m dock for each 1 500 sqm of hall • Each dock equipped with hydraulic leveler, 60 kN capacity PVC roller, wheel guides • 1x electrically operated 1.5 x 4.2 m drive-in gate for each 1 500 sqm of hall
<p>HALL INSTALLATIONS</p> <ul style="list-style-type: none"> • Gas safety beacons or infrared gas radiators, heating according to norms for warehousing • 220V light fixtures under roof, PE (ground certified) main and pumps • 200 kVA 120V lighting including influence of direct insolation • 1x 4.15 kVA dry transformer station per each 1-2 000 sqm of hall 	<p>PRODUCTION UPGRADE (OPTIONAL)</p> <ul style="list-style-type: none"> • Increased facade and roof insulation • Heating and ventilation in accordance with code for manufacturing warehousing • 300 kVA 120V lighting including influence of direct insolation • Increased percentage of drylights area 	<p>OFFICES</p> <ul style="list-style-type: none"> • 2 best custom designed in hall, incl. offices, social, locker rooms, day rooms, exit furniture and equipment • Aluminium entrance door with access to entrance lobby • Thin carpet or PVC floor surfaces, suspended mineral ceiling panels • Solid frame with raised: ceiling, wall tiles, and floor accessories • PVC color trays below windows, 1x 220V socket per work place • Server room with 1 split units and antistatic PVC floor • Trip coating 	<p>OUTSIDE AREAS</p> <ul style="list-style-type: none"> • Hard areas from concrete paving, sloped for drainage • 200mm thick fence, entrance barriers and metal gate • Green areas with grass, bushes, and trees 	

Industrial space

Ask for price

97 186 m², Most, Havraň

Total area	97 186 m ²
Available area for rent	97 186 m ²
Ceiling height	15.5 m
Floor loading capacity	5 t/m ²
Column grid structure	—
Structure	Reinforced concrete structure
PENB	G
Reference number	104811



97,186 sqm of industrial, warehouse and office space for lease in the industrial zone, located 6 km southeast of the city of Most. The park will offer approximately 97,000 sqm of space suitable for light manufacturing, logistics or distribution. The premises can be put into use as early as 12 months after signing the lease agreement.

Location:

Panattoni Park Most Joseph is located approximately 5 minutes drive from the D7 motorway on I/27, which connects Most, Žatec and Plzeň.

Features and Services:

- Flexible units (storage / office / light production / showroom)
- Onsite property management
- Park maintenance
- 710 x Car parking places

Storage/Industrial space:

- Drive-in
- Floor loading capacity 5 t/sqm
- Clear height 15,5 m
- Loading docks
- Column grid structure 12x24 m
- 200 Lux LED lighting
- ESFR sprinkler system
- BREEM excelent certified

Office:

- Build-to-suit
- Light intensity 500 Lux
- Air-conditioning

Lessee pays no commission.

