



## Logistic park

178 148 m<sup>2</sup>, Louny, Bitozeves, Průmyslová

Ask for price





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| UNIT                           | AVAILABLE AREA | SERVICES                | PARKING | MONTHLY RENT  |
|--------------------------------|----------------|-------------------------|---------|---------------|
| Warehouse space, Building ZA4D | 47 560 m²      | 0 CZK<br>monthly per m² | Yes     | Ask for price |
| Warehouse space, Building ZA3B | 9 131 m²       | 0 CZK<br>monthly per m² | Yes     | Ask for price |
| Wrehouse space, Building ZA2F  | 4 246 m²       | 0 CZK<br>monthly per m² | Yes     | Ask for price |



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|                         |                               |
|-------------------------|-------------------------------|
| Total area              | 178 148 m <sup>2</sup>        |
| Available area for rent | 60 937 m <sup>2</sup>         |
| Ceiling height          | 10.5 m                        |
| Floor loading capacity  | 5 t/m <sup>2</sup>            |
| Column grid structure   | —                             |
| Structure               | Reinforced concrete structure |
| PENB                    | G                             |
| Reference number        | 34842                         |

Logistic park offering industrial, warehouse and office space for lease. The premises are suitable for industrial centers and light manufacturing, offer a high standard of equipment, and can be designed based on specific requests and requirements.

### Location:

Park is strategically located 30 km from the German border on the D7 roadway connecting Prague/Chomutov, close to the E55/D8 motorway (Prague/Dresden).

### Features and Services:

- Flexible units (storage / office / light production / showroom)
- Onsite property management
- 24/7 security service and CCTV
- Park maintenance
- Sufficient parking space
- High standard of building

### Industrial/Warehouse space:

- Dock levelers & loading ramps
- Dimension of entrance gate 4x4,5 m
- Floor loading capacity 5 T/m<sup>2</sup>
- Clear height 10,5 m
- LED Light
- Sprinkler system
- Utility connections (water, sewage, gas, electricity)

### Office:

- Turn key office
- Clear height 2,75 m
- Air-conditioning
- External blinds

Lessee pays no commission.





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