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LOGISTICS AND INDUSTRIAL SPACE TO LET

IMMOPARK ZILINA

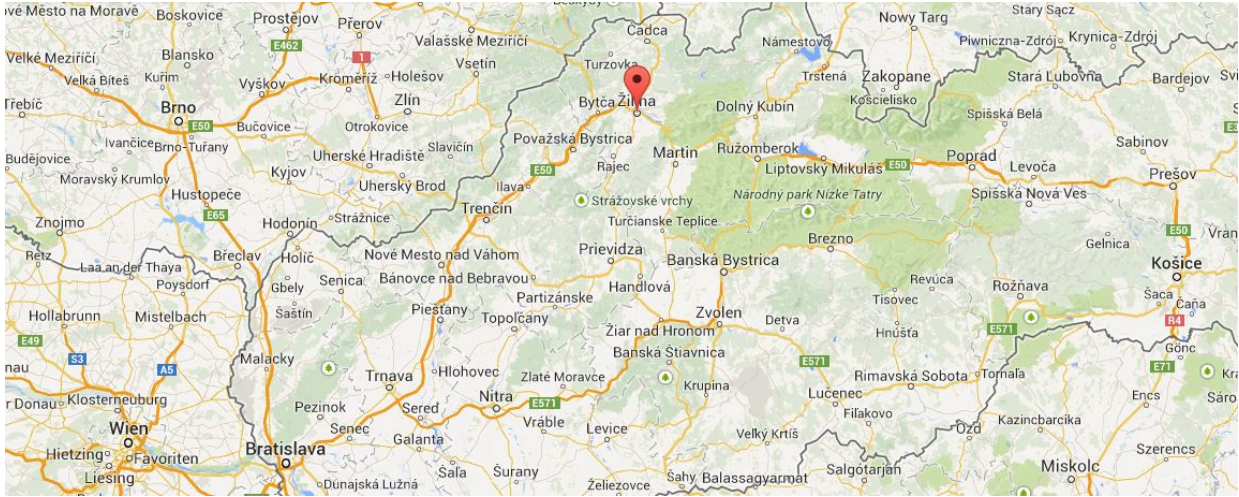


ADDRESS	IMMOPARK ZILINA, Zilina, Slovakia
SIZE	More than 150.000 sqm logistic and industrial buildings. Available from 500 sqm.
KEY POINTS	<ul style="list-style-type: none"> • Highest quality logistics space • Excellent national and international transport links • Designed for warehousing and light industry • Convenient logistics / industrial location in western Slovakia
LOCATION DESCRIPTION	IMMOPARK ZILINA represents a modern distribution centre offering premises suitable for logistics, distribution, warehousing and light production with office spaces, located on 40 ha land between the international airport and D1 highway. Zilina is the fourth largest city of Slovakia with a population of almost 90.000.
PROPERTY DESCRIPTION	Energy friendly and low cost operational and office premises (possibility of built-in offices according to client's needs). Basic modular grid 12x24 m, clear height of 10.5 m and 6.5 m, illumination 200 lx, facade panel and roof deck with thermal insulation. Loading bay and loading dock with shelters and dock levellers 2.7x3 m, available at least every 1 000 m. Loading gate with the possibility of direct drive-in 4x4.5 m. Also turn – key solutions. 24/7 on site management and security service. Sufficient parking and cargo handling space available.
PRICE	Upon application

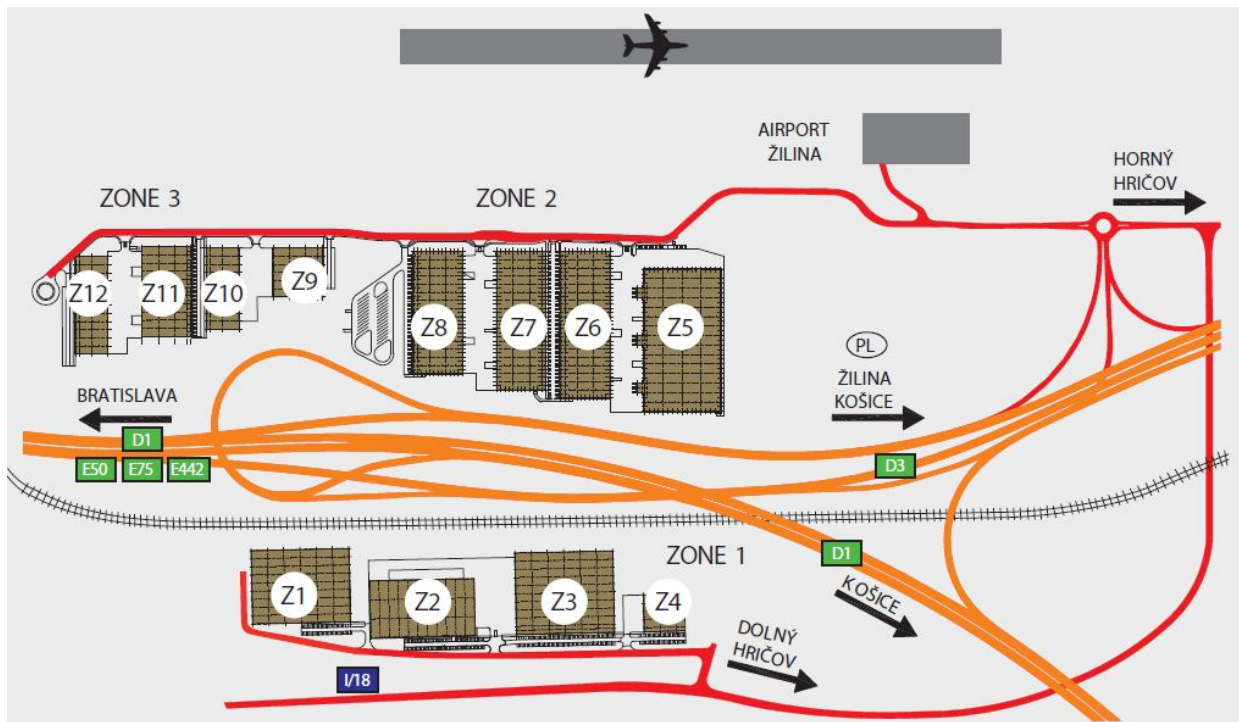
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Location



Layout of premises



These particulars are a general outline only, for the guidance of prospective purchasers or tenants, and do not constitute the whole or any part of an offer or contract. Modesta will not be liable, in negligence or otherwise, for any loss arising from the use of these particulars.

Full details are available upon request.