



INVENTORY BUILDING I GUADALUPE, NUEVO LEÓN

30,000 sq.ft. / 2,787 sq.m.

AVAILABLE INDUSTRIAL BUILDING

Industrial building located in one of Nuevo León's most dynamic markets, with access to a large and skilled labor pool, just 10 minutes from Monterrey International Airport.

SCHEDULE OF AREAS

	SQ.M.:	SQ.FT.:
PRODUCTION / WAREHOUSE	2,787	30,000
OFFICES	0	0
EXTERIOR CONSTRUCTION	0	0
TOTAL AVAILABLE	2,787	30,000
LAND AREA	8,049	86,639
DIVISIBILITY	Single	

DISTANCE TO:

	KM:	MI:
INTERNATIONAL AIRPORT	11	7
DOWNTOWN APODACA, N. L.	13	8
DOWNTOWN GUADALUPE, N. L.	14	9
DOWNTOWN MONTERREY, N. L.	21	13
SAN PEDRO OFFICE DISTRICT	29	18



AVAILABLE LAND	SERVICES	STREET AND GREEN AREA
AVAILABLE BUILDING	RETAIL	OFFICES
OCCUPIED LAND	HOUSING	



CERRADA ALBORADA 511,
PARQUE INDUSTRIAL FINSA,
GUADALUPE, NUEVO LEÓN,
MÉXICO
FINSA GUADALUPE

SEE PROPERTY

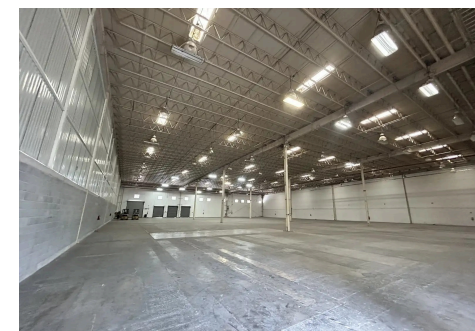
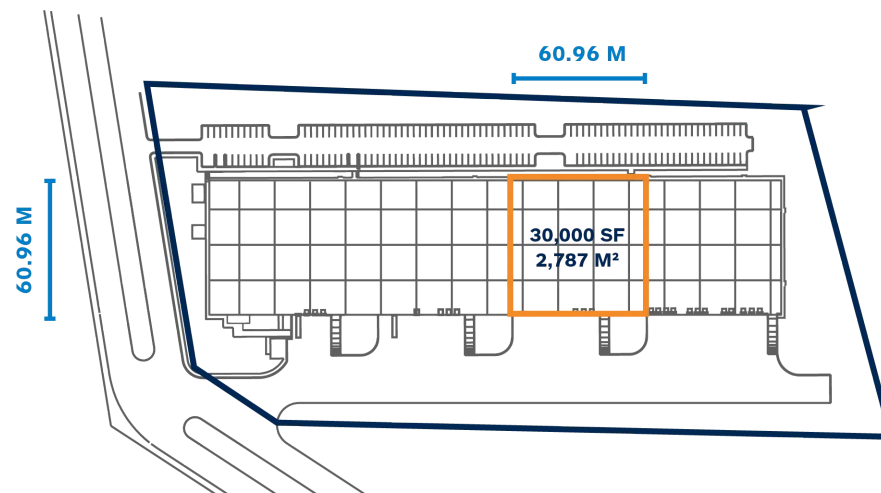


INVENTORY BUILDING I

GUADALUPE, NUEVO LEÓN

BUILDING SPECIFICATIONS:

BUILDING SIZE	2,787 sq.m. / 30,000 sq.ft.
AVAILABLE SIZE	2,787 sq.m. / 30,000 sq.ft.
YEAR OF CONSTRUCTION	2007
CONSTRUCTION TYPE	Pre cast concrete walls
ROOFING	Standing Seam Roof KR-18
SKYLIGHT	3%
BAY SIZE	15 x 15 m / 50 x 50 Ft
MIN CLEAR HEIGHT	9 m / 28 Ft
FLOOR SLAB THICKNESS	15 cm / 6 in.
DRIVE IN DOORS	1
DOCKS	3
DOCK HEIGHT	1.22 m / 4 Ft
TRUCK COURT	38 m / 124 Ft
VEHICLE PARKING SPACES	22
AIR CONDITIONING BUILDING	To suit
VENTILATION	Louvers
LIGHTING - PRODUCTION	T-5 Lamps
FIRE PROTECTION SYSTEM	Fire hoses and extinguishers
ELECTRICAL SUBSTATION	To suit
COMPRESSED AIR	To suit



CONTACT US

finsa.net
info@finsa.net
+52 81 2861 0180

ZULEYMA SÁNCHEZ

zsanchez@finsa.net
+52 (81) 2200 8250

ANTONIO GONZÁLEZ

antonio.gonzalez@finsa.net
+52 (55) 7946 7277

