



PARQUE QUERÉTARO
AEROPUERTO - SPEC A

**INVENTORY BUILDING
& BTS FOR LEASE**

SPEC A - PQA BUILDING INFORMATION



LAND AREA

38,652 m²
416,047 Sq.Ft.



FLOOR THICKNESS

6 inches
15 cm



DOCKS

8 + 6 Docks



BUILDING AREA

19,587 m²
210,830 Sq.Ft.



BUILDING STRUCTURE

Steel Ridig Frame



RAMPS

2 Concrete Ramps



BAY SIZE

15.24 m x 20.19 m
50' x 66' - 3"



WALL MATERIAL

Pre-Cast Concrete



PARKING LOT

185 Spaces



CLEAR HEIGHT

9.75 m
32'



ROOF MATERIAL

Standing Seam Roof



GUARDHOUSE

9.90 m²
106.56 Sq.Ft.



SKYLIGHTS

4% Approx.



SUBSTATION

Acording to client needs





PARK GENERAL INFORMATION

EL MARQUES, QTO.



ADVANTAGES

Airport at less than 7 min drive

Highways to: Querétaro Airport,
Automotive Corridor Highway,
NAFTA Highway.

24/7 Controlled access: Fenced
and Gated.

Use: Manufacturing, Assembly &
Distribution.

Transportation: Public.

Infrastructure: All On Site. Best Available.

Labor Force: Nearby - Easy Access.



DISTANCE TO

Querétaro International Airport

4 km = 2.5 miles

Guanajuato

160 km = 99 miles

Mexico City

210 km = 130 miles

Saltillo | Ramos Arizpe

653 km = 406 miles

Monterrey

721 km = 448 miles

McAllen TX | Reynosa City

888 km = 552 miles



PARK INFRASTRUCTURE

Water (Park Network)

Sewer (Park Network)

Voice & Data

Energy

CCTV 24/7

PARK LAYOUT INFORMATION

PARQUE QUERÉTARO AEROPUERTO

