

VYNMSA



BUILDING GROWTH TOGETHER



PARQUE QUERÉTARO AEROPUERTO SPEC A

Inventory Building &
BTS for Lease

SPEC A - PQA

BUILDING INFORMATION



LAND AREA

38,652 m²
416,047 ft²



FLOOR THICKNESS

6 Inches
15 cm



DOCKS

8 + 6 Docks



BUILDING AREA

19,587 m²
210,830 ft²



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



SKYLIGHTS

4% Approx.



GUARD HOUSE

9.90 m²
106.56 ft²

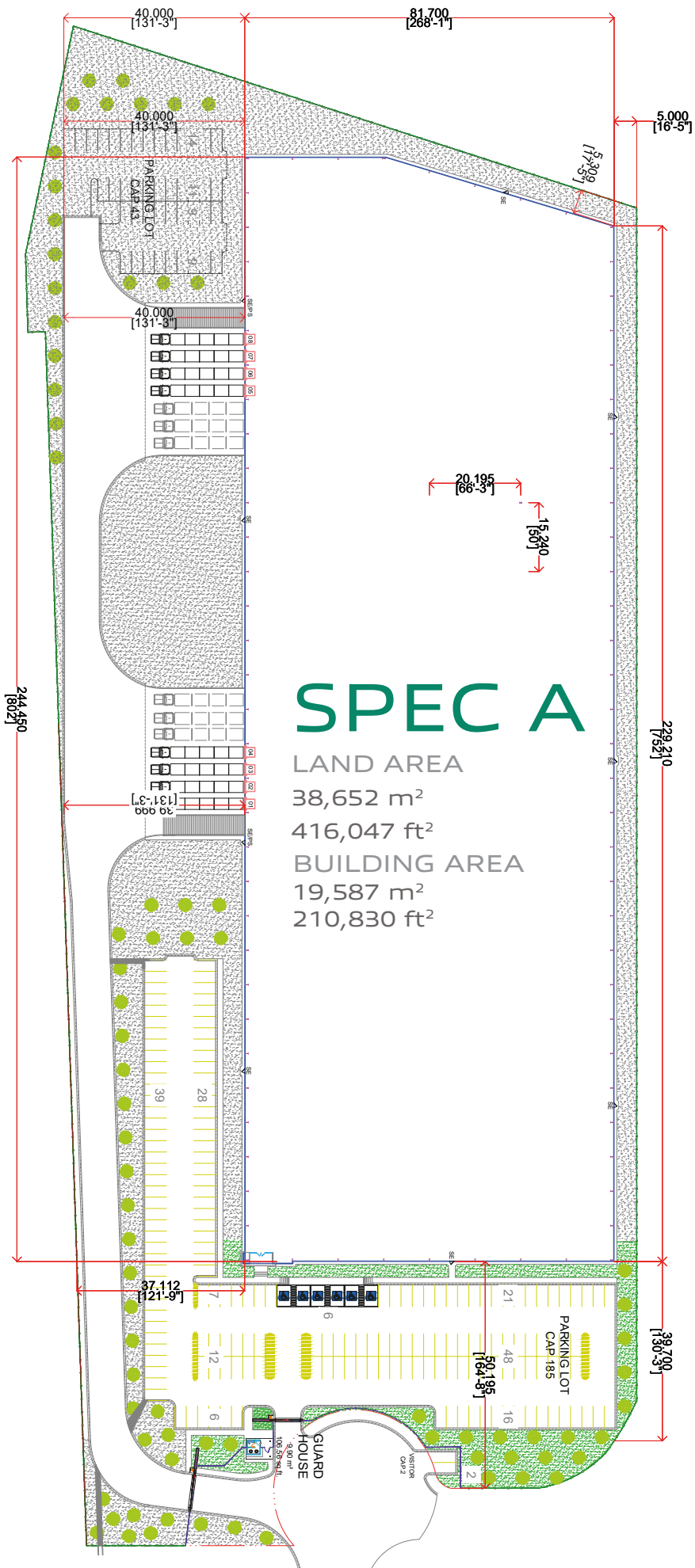


SUBSTATION

According to client needs



SPEC A - PQA
**BUILDING
LAYOUT**



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.
The 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

