

Panattoni Park Mińsk Mazowiecki offers 15,046 sq m perfect of industrial space suitable for light production, logistic and e-commerce activities.  
The region is the largest Polish logistics market where 35 % of modern logistics facilities in Poland have been concentrated.

**MIŃSK MAZOWIECKI**  
8.5 km, 15 min  
**WARSAW**  
50 km, 55 min  
**CHOPIN WARSAW AIRPORT**  
55 km, 55 min

**BIELORUSSIAN BORDER**  
150 km, 150 min



## LOCATION IS KEY

### DEVELOPMENT SPACE

Panattoni Park Mińsk Mazowiecki 15,046 sq m perfect of industrial space suitable for light production, logistic and e-commerce activities.

### ACCESS

Excellent and easy access to the motorway A2 connecting Poznań, Konin, Warszawa, Mińsk Mazowiecki.

### LOCATION

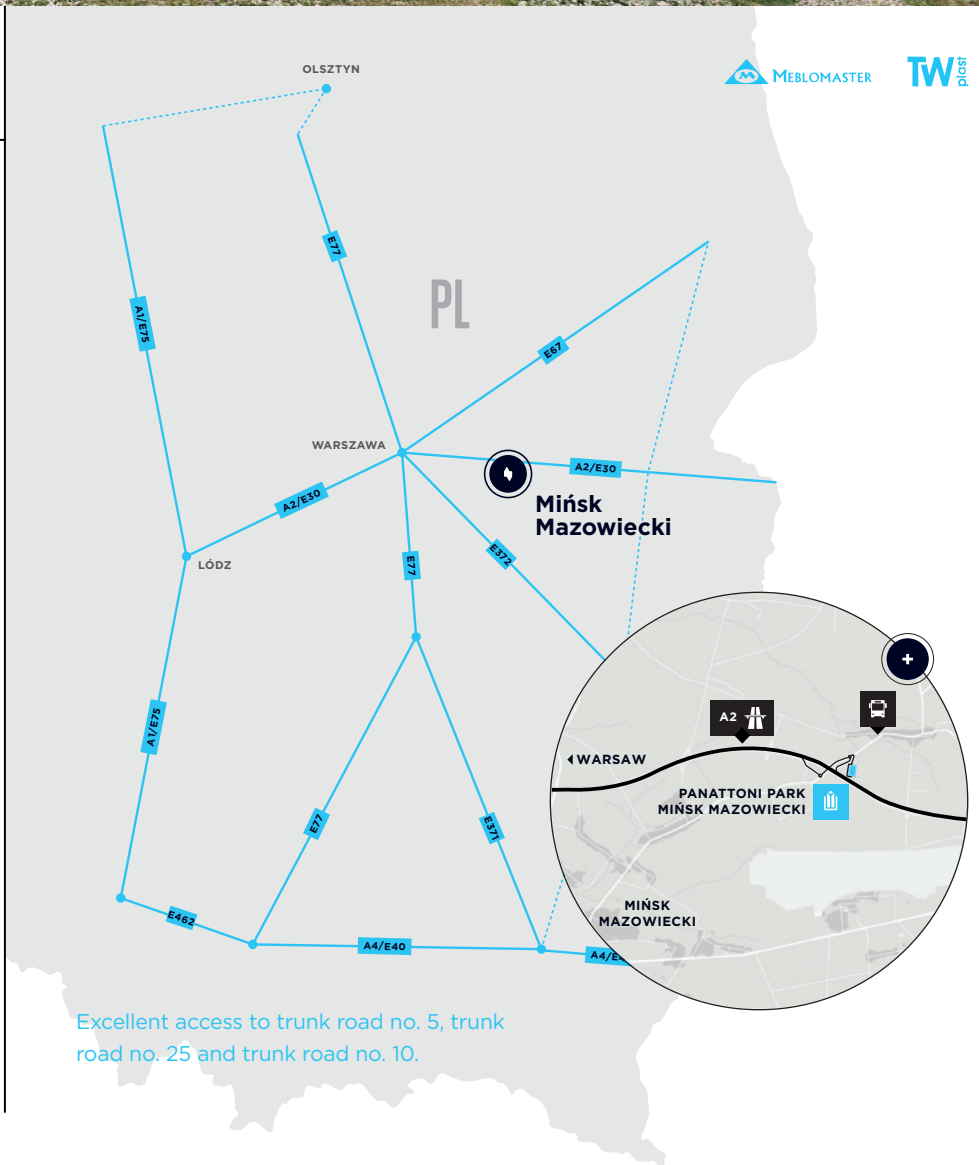
Perfect location close to the border for companies cooperating with Eastern Europe.

### LABOR FORCE

Available resources of qualified personnel due to total population of the 5.4 million inhabitants in the voivodship. There are also 75 higher education institutions in the voivodship, educating a quarter of million students. The region is the largest Polish logistics market where 35% of modern logistics facilities in Poland have been concentrated.

### PUBLIC TRANSPORT

Existing railway station is located 9km and Warsaw airport 50km from the Park.



Excellent access to trunk road no. 5, trunk road no. 25 and trunk road no. 10.

# BUILDING INFORMATION

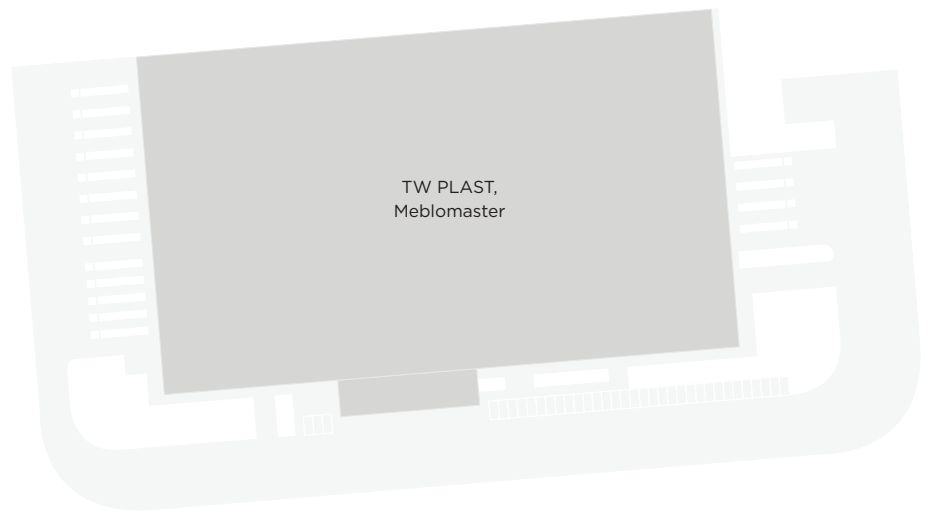
Building 1 15,046 sq m

## WAREHOUSE

Column grid 12 x 22,5 m  
Clear height 10 m  
ESFR sprinkler system  
Light intensity in the hall 200 lx  
(300 lx in production area)  
Skylights min 2% (up to 12,5%)  
Floor loading 5 t/sq m

## OFFICE PREMISES

Clear height 2.7 m  
Light intensity 500 lux  
Built to suit solution



# STANDARD TECHNICAL SPECIFICATION

### 1 SUPPORTING STRUCTURE

Pad or pilot foundations, insulated plinth panels up to 30 cm above floor.

### 2 FLOOR

Fibre reinforced concrete floor, PE membrane, cut joints, 18 cm thick, surface treated with hardener.

### 3 ROOF

Corrugated steel sheets, mineral wool insulation, PVC membrane.

### 4 FAÇADE

Horizontal sandwich panels with mineral wool insulation.

### 5 DOCKS

1x electrically operated 3 x 3.2 m dock for each 1,000 sq m of hall.

### 6 HALL INSTALLATIONS

Gas Sahara heaters or infrared gas radiators, heating according to norms for warehousing.

### 7 PRODUCTION UPGRADE (OPTIONAL)

Increased façade and roof insulation.

### 8 OFFICES

2 level custom designed in-built, incl. offices, socials, locker rooms, day room, excl. furniture and appliance.

### 9 OUTSIDE AREAS

Hard areas from concrete pavers, sloped for drainage.



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