

PANATTONI PARK PRAGUE AIRPORT II

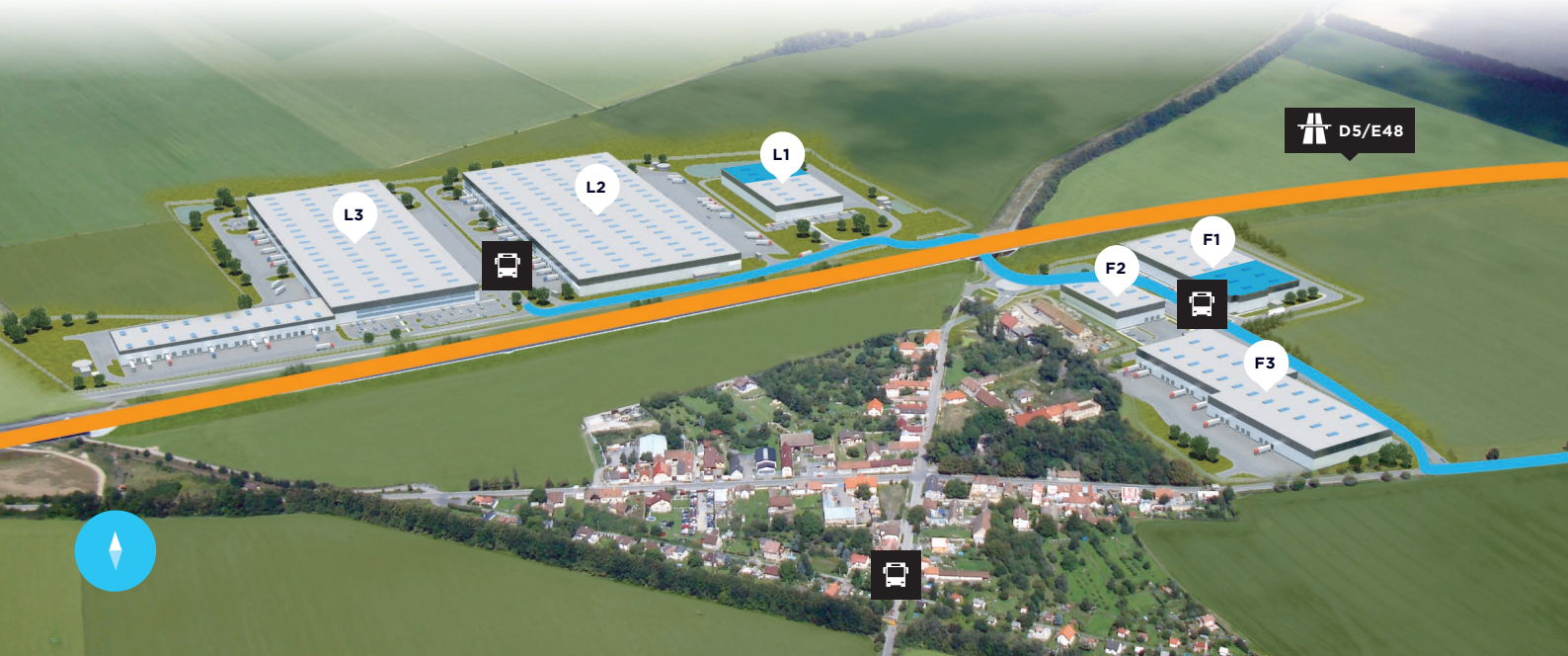
11,149 sq m



Park Prague Airport II offers A-class industrial space suitable for logistics and production activities. Located in Pavlov municipality, Prague West, just 7 km from the border of capital city Prague.

← **KLADNO**
10 km, 10 min

**VÁCLAV HAVEL
AIRPORT PRAGUE** →
17 km, 15 min
PRAGUE RING ROAD
11 km, 10 min



LOCATION IS KEY

DEVELOPMENT SPACE

Park Prague Airport II offers A-class industrial space suitable for logistics and production activities suitable for logistics and production activities.

ACCESS

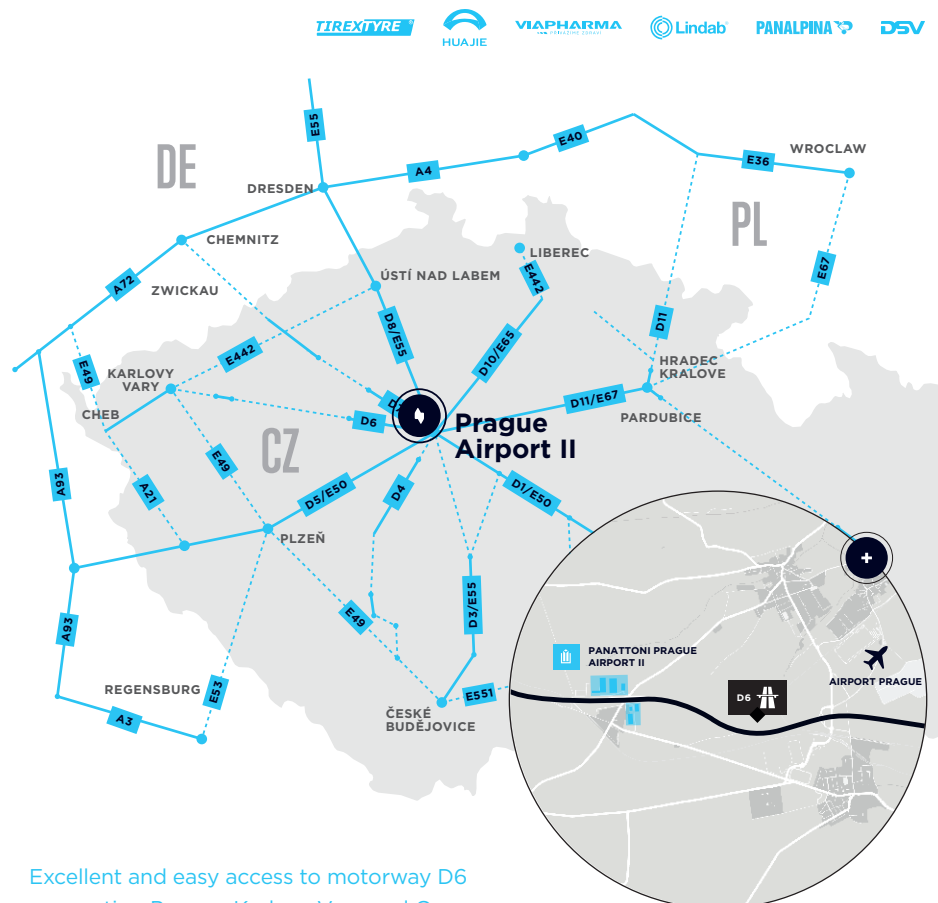
Excellent and easy access to motorway D6 connecting Prague - Karlovy Vary - Germany (exit 7).

BORDERS

Prague Ring Road providing excellent connection to highway network only 11km from the site. Qualified labor force available due to the close proximity of Prague.

PUBLIC TRANSPORT

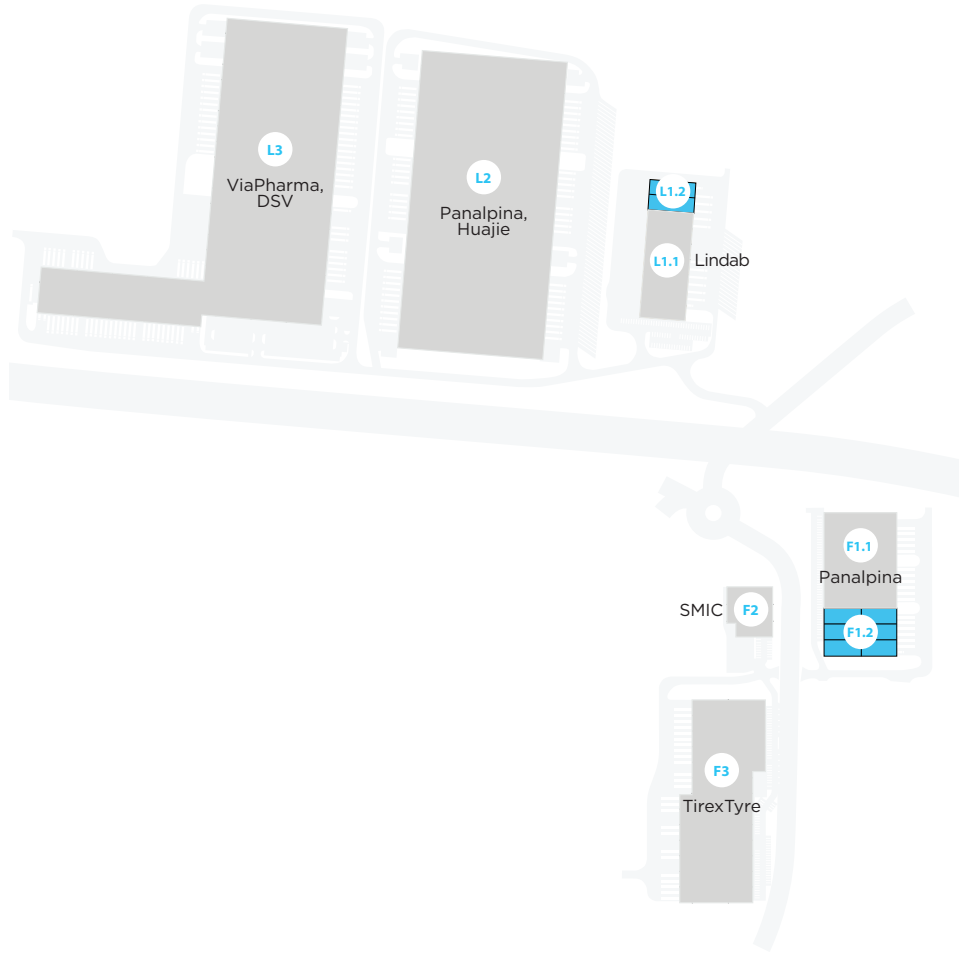
Existing public transport providing quick connection to Prague (both train and bus).



Excellent and easy access to motorway D6 connecting Prague, Karlovy Vary and Germany

BUILDING INFORMATION

Building L1.1	6,432 sq m
Building L1.2	1,600 sq m
Building L2	45,488 sq m
Building L3	47,200 sq m
Building F1.1	7,546 sq m
Building F1.2	3,600 sq m
Building F2	2,000 sq m
Building F3	15,800 sq m



WAREHOUSE

Column grid 12 m × 24 m
 Clear height 10 m
 ESFR sprinkler system
 Light intensity in the hall 200 lux
 Skylights min 2%
 Floor loading 5 t/sq m

OFFICE PREMISES

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

SUSTAINABILITY TREND

We meet the strictest standards of modern, environmentally friendly construction.

This is why our projects aim for the BREEAM Very Good rating at least.



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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