

AVAILABLE BUILDING INVENTORY II









cpa



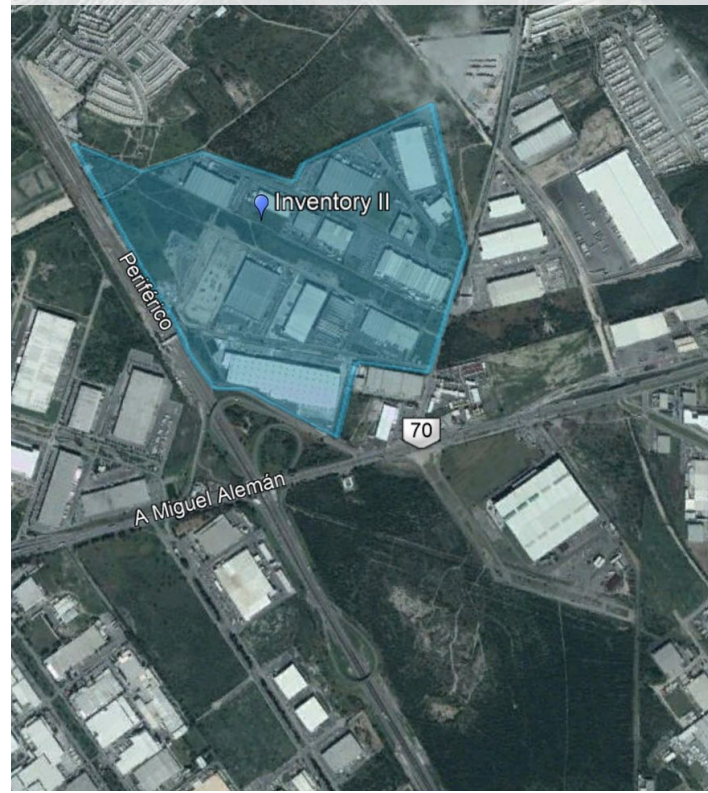
BECAUSE *LOCATION* MATTERS

WHY LOCATE IN APODACA TECHNOLOGY PARK?

-  24 hours park security with controlled access.
-  5 minutes from Monterrey International Airport. Direct access to Monterrey Periferico + Miguel Aleman Blvd.
-  Great for distribution and light manufacturing.
-  State-of-the-art utilities and landscaping.
-  Abundant workforce nearby.
-  Private and public transportation.



Carretera a Agua Fría Km 0.45,
Apodaca, Nuevo León



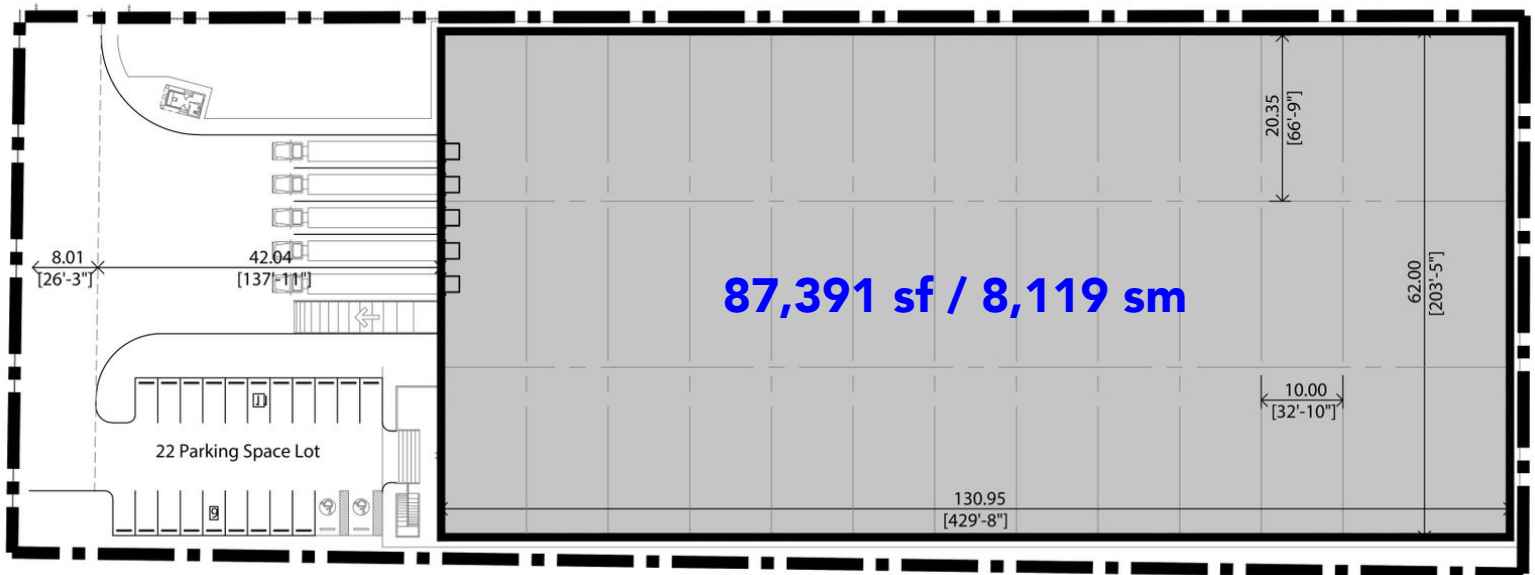
INVENTORY II

FOR LEASE 87,391 sf

PROPERTY HIGHLIGHTS

- Land area: 144,320 sf
- Building area: 87,391 sf
- Leasing area: 87,391 sf
- Office area, FPS & Ventilation: Completed to tenant's requirement.
- Construction: Pre-cast concrete panels
- Min. clear height: 32.81 feet
- Floor slab: 6-inch, reinforced, ashford protection
- Dock equipment: 5 loading doors and 1 ramp
- Interior lighting: 7% of natural light
- Parking lot: 22 car spaces
- Security: Guardhouse and perimeter fence

MAKE IT HAPPEN



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