

FIBRA
Macquarie
México



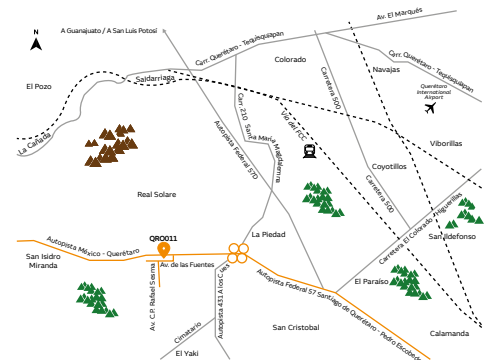
FIBRAMQ QRO011

43,325 SF

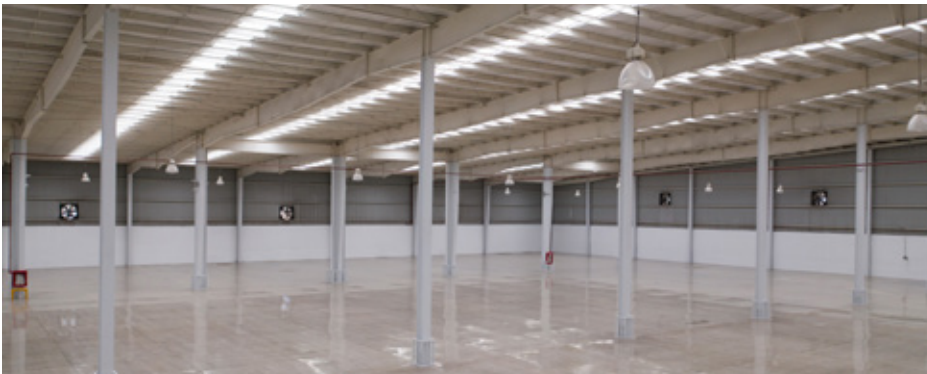
Available for lease | 43,325 SF | El Marqués, Querétaro

- Multitenant industrial building
- Located at the main industrial park cluster in the city
- Direct access to highway 57, connecting Mexico City with the Bajío region, México's main automotive cluster
- Perfectly suited for manufacturing or warehousing operations
- Access to public transportation and wide pool of qualified labor
- Perimeter fenced facility, controlled access
- Queretaro is one of Mexico's most dynamic economies in Mexico
- 15 km away from Queretaro's city center

Location



Av. De las Fuentes #74,
Parque Industrial FINSA I,
El Marqués, Querétaro 76246



Contact

Adriana Valadez

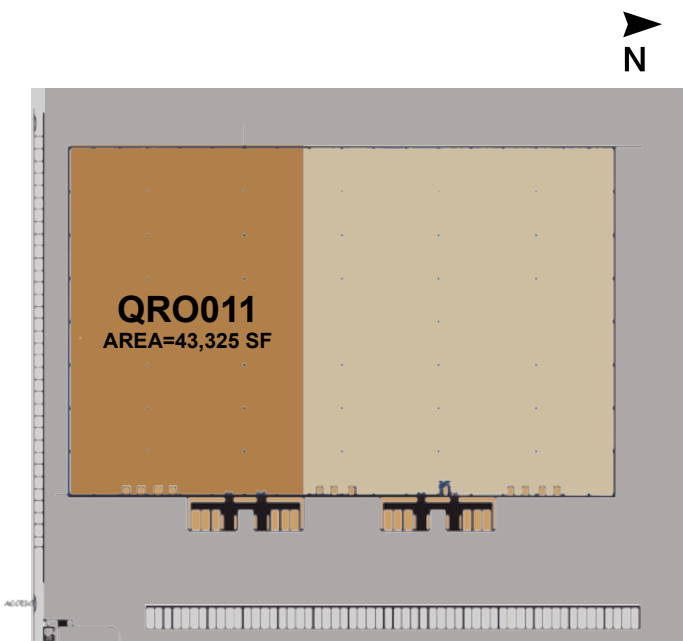
M. +52 (442) 287 9208

adriana.valadez@mpagroup.mx

Building specifications

Land area	134,833 SF
Building area	43,325 SF
Available area	43,325 SF
Office area (size)	Yes
Bay size	71.85 x 32.8 ft
Year renovated	2007
Type of construction	Concrete Masonry Unit Block; Metal frame
Minimum clear height	26 ft
Dome skylights	3%
Floor thickness	6 in
Roof system	SSR-KR18 K24
Dock doors	5
Ramps	1
HVAC	Exhaust system
FPS	Hose cabinets
Transformer capacity	500 KVA
Car parking	25 spaces
Lighting	T5 Fluorescent

Layout



For additional information, please scan the QR code below:



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