



FIBRA
Macquarie
México



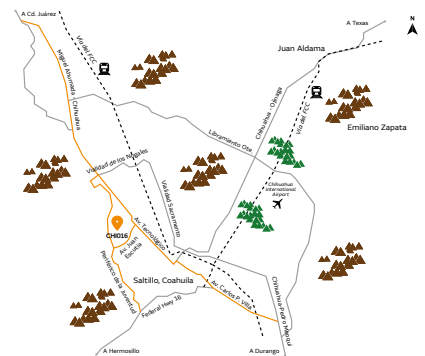
FIBRAMQ CHI016

40,000 SF

Available for lease | 40,000 SF | Chihuahua, Chihuahua

- This 40,000 SF building is ideal for just-in-time operations and logistics
- CHI016 located in Parque Industrial El Saucito, in close proximity to commercial and residential areas
- Easy access to the highway to Hermosillo or Cd. Juárez, and all major highways connecting Chihuahua
- Located inside an industrial park with abundant pool of labor in close proximity. Less than 5 km from retail centers with shared truck and car driveways
- Recently renovated building with new dock doors, evaporative HVAC, fire protection system
- Offices to suit

Location



Retorno El Saucito #1010,
Parque Industrial El Saucito,
Chihuahua, Chihuahua, C.P. 31125

View 360° Tour of CHI016

Contact

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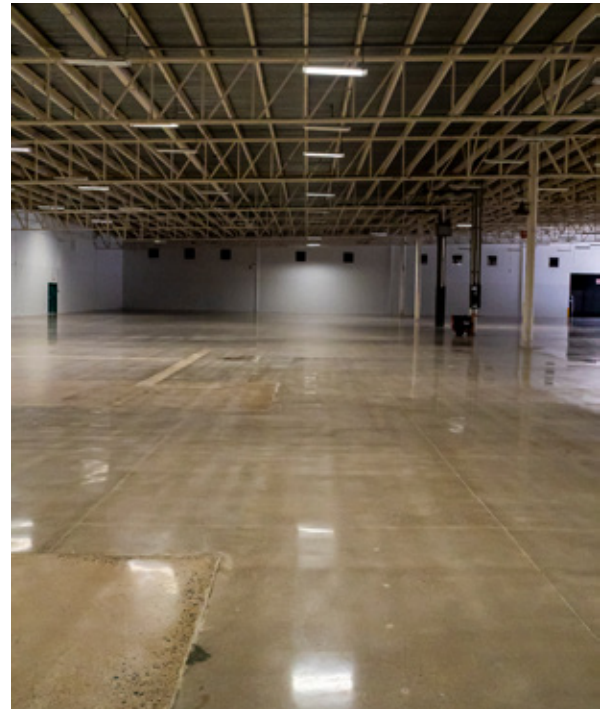
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Building specifications

Land area	213,948 SF
Building area	101,738 SF
Available area	40,000 SF
Office area (size)	To suit
Bay size	80 x 30 ft
Year built	1992 (refurbished)
Type of construction	Concrete block
Minimum clear height	16 ft
Dome skylights	5%
Floor thickness	6 in
Roof system	KR-18 SSR
Dock doors	4
Ramps	1
HVAC	Evaporative cooling and suspended heaters
FPS	Hose cabinets supplied by a dedicated tank and pump
Transformer capacity	500 KVA
Car parking	60 spaces
Lighting	LED fixtures for 40 f.c.



Layout



For additional information, please scan the QR code below:



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