

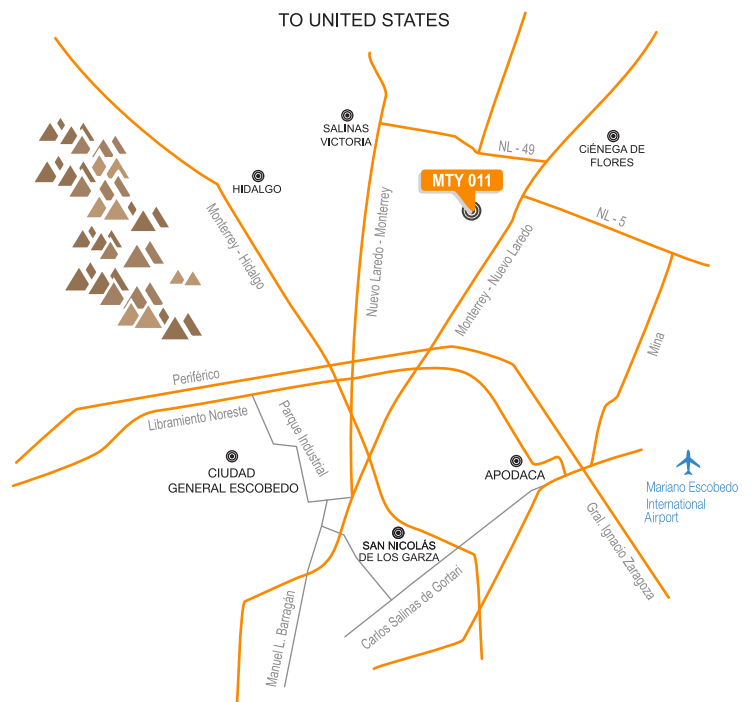
FIBRA MACQUARIE MÉXICO

FIBRAMQ MTY 011

Available Industrial Space 59,594 SF | Ciénega de Flores, Nuevo León



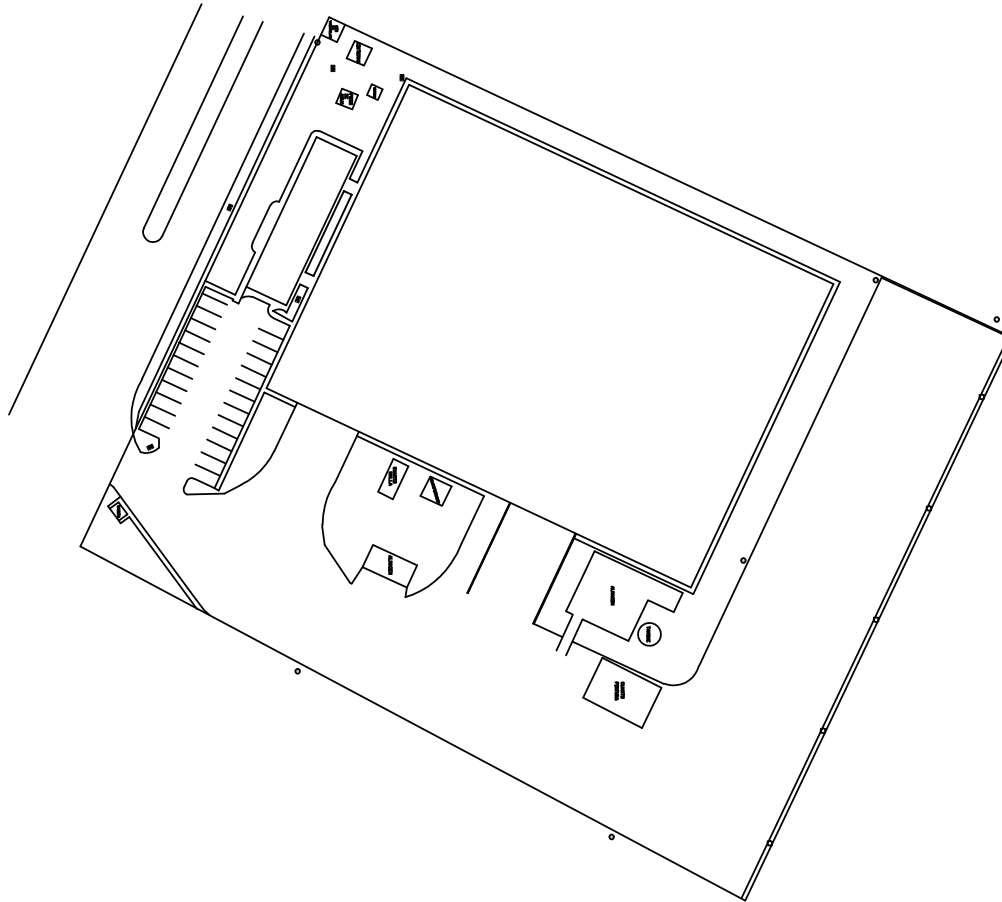
- This 59,594 sf property is in close proximity to the highway to Laredo, 5 minutes from the Aeropuerto del Norte and 10 minutes from Apodaca.
- This building has an above market truck curt, ideal for logistics operations.



Av. Monterrey No. 145,
 Monterrey Technology Park,
 Ciénega de Flores, N.L. C.P. 65550

FLOOR PLAN

*Not to scale



MTY 011 Building Specifications

Total building area	59,594 sf
Total available area	59,594 sf
Year built	2000
Type of construction	Pre-cast concrete
Skylights %	N/A
Floor thickness	6"
Roof system	Metal Standing Seam Roof (SSR)
Lighting	Metal halide

Bay dimensions	40' x 43'
Minimum clear height	23 ft
Docks	6
Ramps	1
Fire protection system	Hoses
HVAC	N/A
Transformer(s) capacity	300 KVAs
Car parking	24 parking spaces

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