

# vesta<sup>^</sup> PARK

TOLUCA II

## **VPTII-S3**

### *Industrial Building*

*Available for lease*

9,511 Sqm / 102,375 Sq ft

TOLUCA

**Juan Carlos Cueto**

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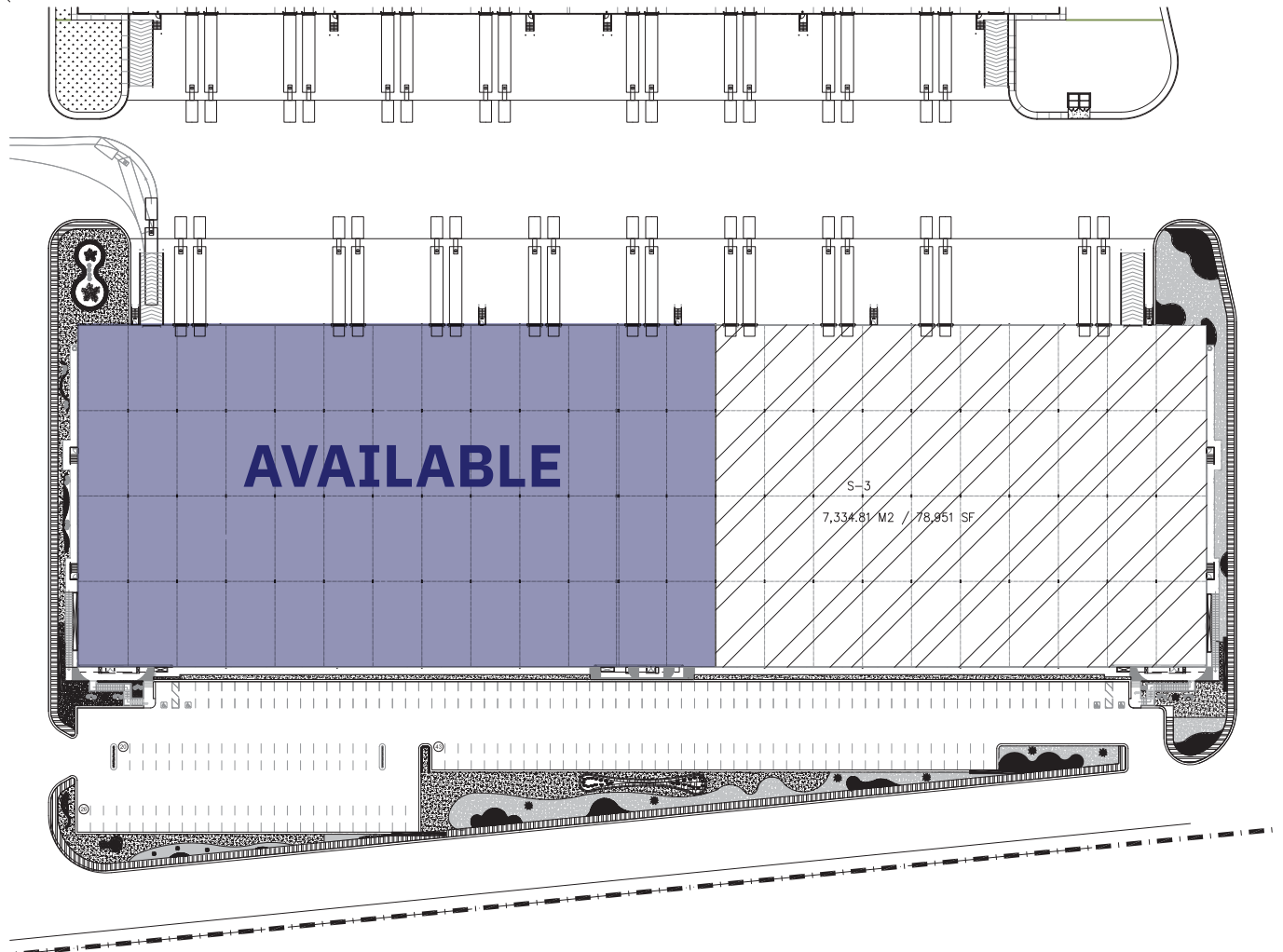
# Building VPTII-S3

9,511 Sqm / 102,375 Sq ft

## Construction Specifications

Land Area:	37,253 Sqm / 543,158 Sq ft
Clear height:	9 m / 29.5 ft
Column Spacing:	10.25 x 17.88 m / 33.62 x 58.66 ft
Walls:	Full height Tilt-up
Concrete slab:	6" steel reinforced concrete slab
Floor resistance:	280 kg/cm <sup>2</sup>
Lighting:	30 Fc (Flourescent T-5)
Skylights:	5% natural / Polycarbonate
Fire protection system:	ESFR sprinklers
Loading docks:	10 w/seal, mechanical dock levelers (25,000 lbs) & Trucklighs
Access booth:	Park's main entrance
Drive in ramps:	1
Water Tank (FPS):	300,000 gal. + 30,000 gal. domestic water tank
Parking spaces:	90
Potable water	Park's well
Electrical transformer:	112.5 KVA's
Voice & Data:	Optical Fiber

## Lay out



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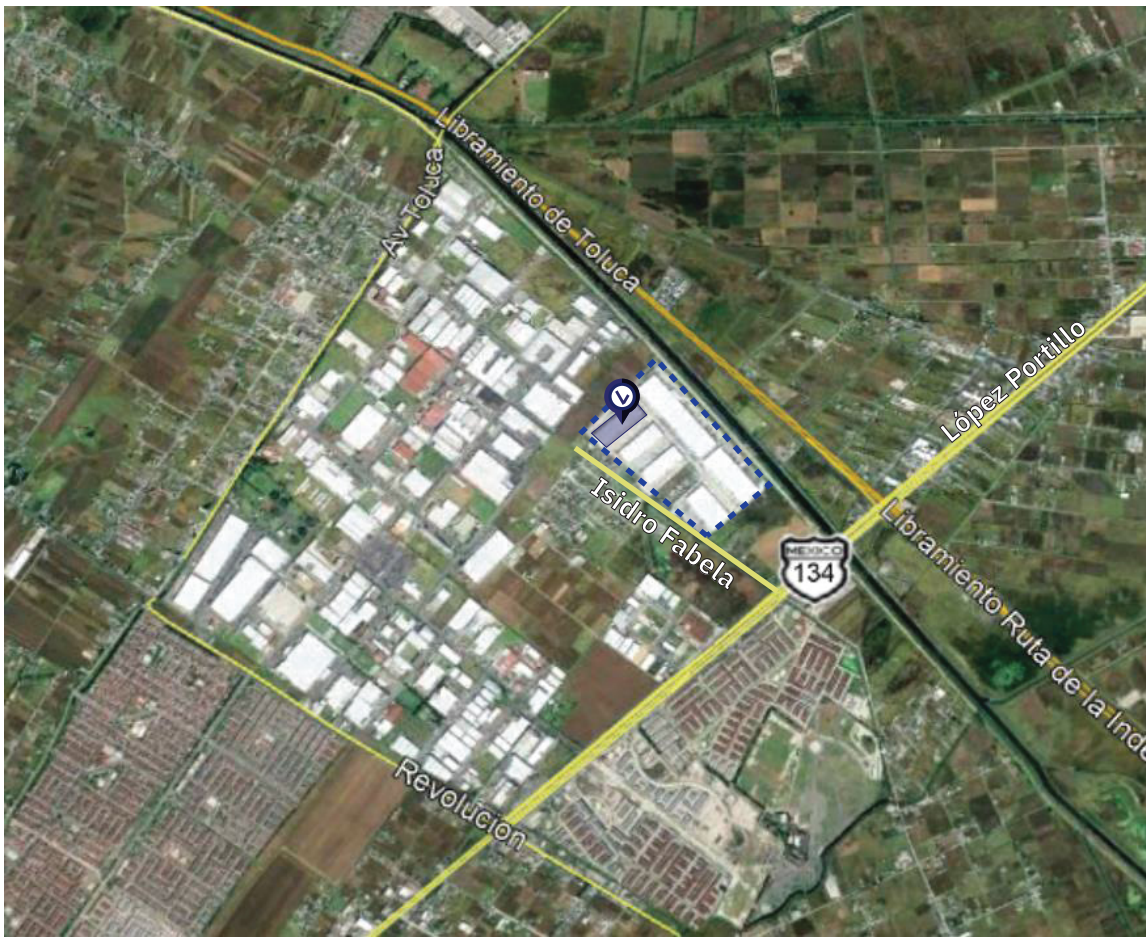
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**vesta** PARK  
TOLUCA II

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