



Construction Specifications

- LEED® Certification
- Full height concrete tilt up walls
- Concrete floor 6" reinforced.
- Roof KR 18-SSR System
- R-19 Fiber glass insulation
- LED 350 lux in production area and 10 lux in Exterior lighting
- Translucent polycarbonate (8mm) 5%.
- 40 x 50 ft bay size
- 32 ft (9.75 m) clear height
- Hoses & cabinets
- 12 dock / 9 x 10 ft door
- 2 ramps / 12 x 14 ft door
- Mechanical dock levelers (30,000 lbs)
- Electrical Substation 225 kVAs
- 172 parking spaces



Competitive Advantages

- Land Area 55,435 Sqm / 596,697 Sft
- Strategic location, 8 km away from Monterrey International Airport
- 18 km away from downtown Monterrey
- Competitive and qualified workforce
- Connectivity and *World Class* infrastructure

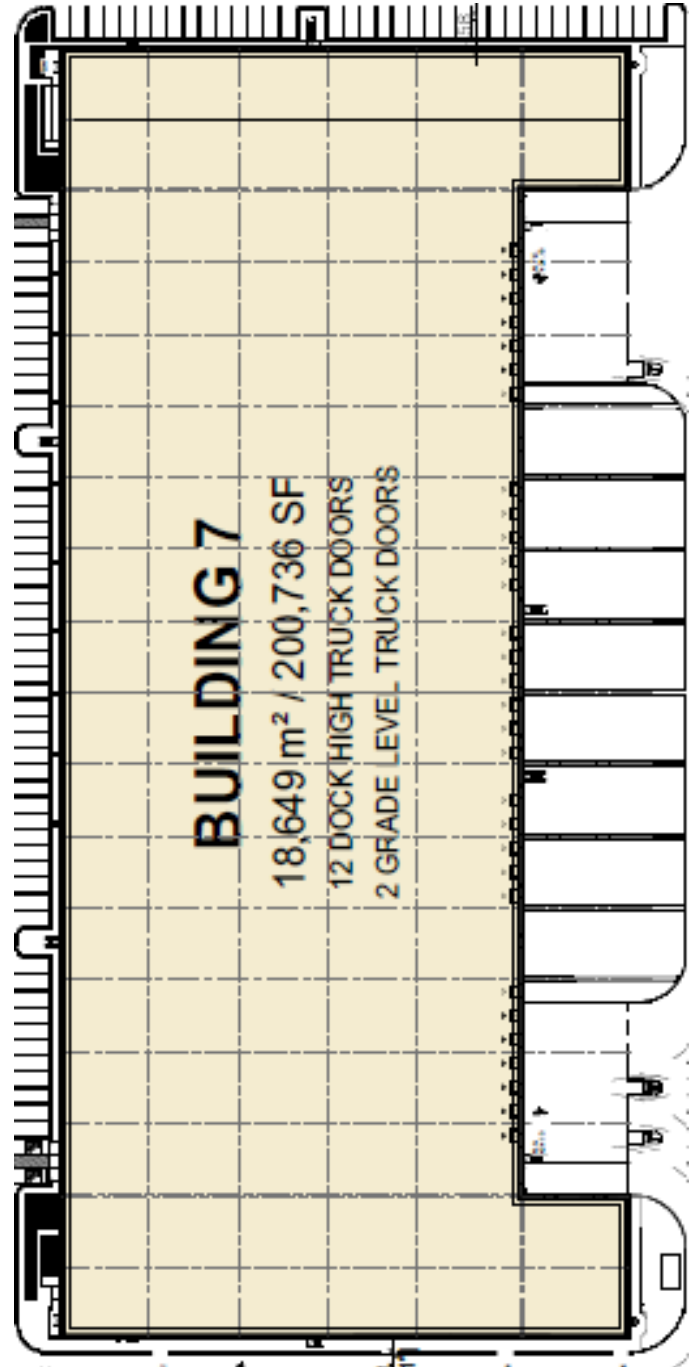
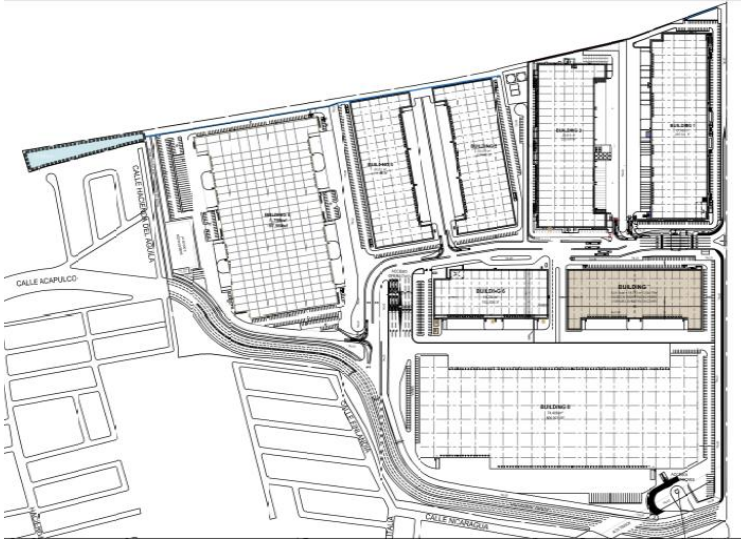
Información
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Vesta Park Apodaca,
Carretera Federal 40D,
Col. Vivienda Digna, CP. 66647,
Apodaca, Nuevo León, México

Building VPA-07

200,736 Sft / 18,649 Sqm

Location inside the park



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