

# vesta

QUERETARO INDUSTRIAL PARK

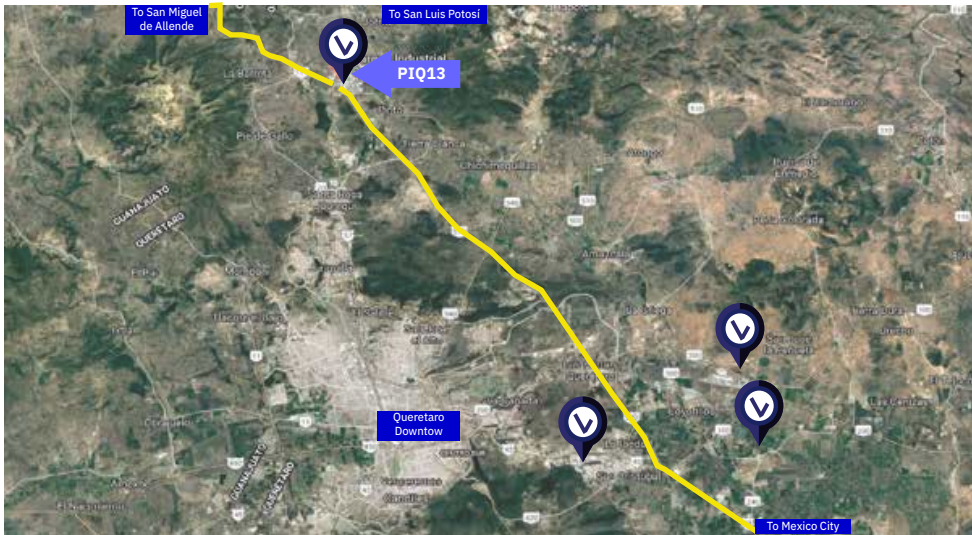
*Under Construction*

**17,371 Sqm / 186,983 Sft**

PIQ-13



## Location



- Strategic location and competitive workforce
- Located in the center of the country and 2.5 hours from Mexico City.
- Queretaro is one of the states with higher economic growth
- Offer qualitative advantages for sustainable and effective business development
- Building located in one of the best Industrial Parks in the Bajío Region
- Infrastructure and first class services provided
- Class “A” buildings at market price
- Queretaro Industrial Park Offers social and ecological environment
- “Queretaro Industrial Park” unique industrial complex in Latin America, offering a safe, sustainable and development opportunities.

## Building PIQ-13

17,371 Sqm / 186,983 Sft

## Construction Specifications



<b>Mezzanine:</b>	300 m <sup>2</sup>
<b>Offices:</b>	50 m <sup>2</sup>
<b>Production restrooms:</b>	23 m <sup>2</sup>
<b>Construction type:</b>	Full concrete tilt-up walls with a window opening and corner/middle office-type façade
<b>Floor slab:</b>	Concrete floor 6” (15 cm) MR-42 kg/cm reinforced
<b>Roof type:</b>	KR-18 roof system, 5% natural skylights
<b>Clear height:</b>	9.75 m / 32 ft at lowest point
<b>Column Spacing:</b>	40 x 60 ft / 12.19 x 18.28 m
<b>Loading docks:</b>	11 (9x10 ft door)
<b>Ramps:</b>	2 (12 x 14 ft door)
<b>Parking spaces:</b>	134 car spaces
<b>Mechanical ventilation:</b>	4 changes per hour
<b>Fire protection system:</b>	Hoses and cabinets
<b>Architectural:</b>	Fence on front of property
<b>Interior lighting:</b>	LED 350 lux
<b>Exterior lighting:</b>	LED 20 lux
<b>Electrical Substation:</b>	225 kVAs



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