



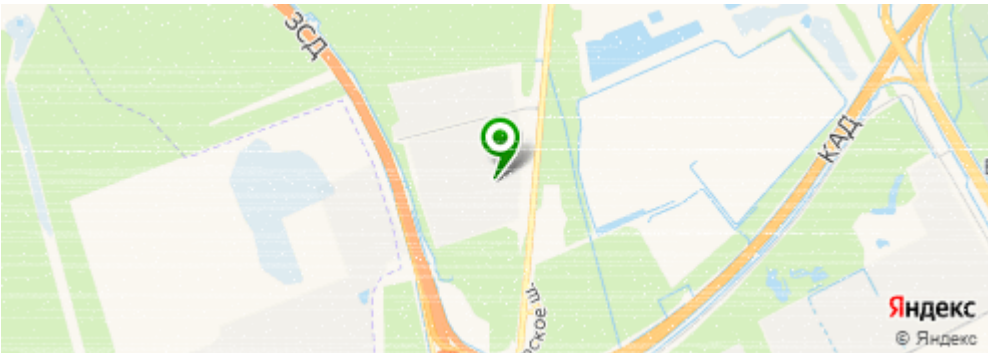
# INDUSTRIAL AND WAREHOUSE FACILITY ORION

RENT • Class A • 1700—8250 m<sup>2</sup>

CONTACT PERSON

Saint-Petersburg, Vyborgsky district, 169, Gorskoe highway,  
Levashovo settlement

Industrial & Logistics Agency  
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## Industrial and warehouse premises: 2,750 m<sup>2</sup>

Industrial and warehouse facility Orion • RENT

Area	2750 m <sup>2</sup>
Floor	1
Ceiling height	8 m
Column grind	12x24 m
Floors	<ul style="list-style-type: none"><li>• Concrete floor</li><li>• Untidust coverage</li><li>• Even floor</li></ul>
Floor load	7 tons/sq.m
Temperature	Heated premises
Available equipment	<ul style="list-style-type: none"><li>• Docks for euro trucks</li><li>• Loading Docks</li></ul>
Crane capacity	<ul style="list-style-type: none"><li>• 10 tn</li></ul>
Open price	RUB 1,000 / m <sup>2</sup> / month
Commercial terms	<ul style="list-style-type: none"><li>• VAT</li></ul>
Commercial terms exclude	<ul style="list-style-type: none"><li>• utilities</li><li>• OPEX</li></ul>

## Warehouse premises: 8 250 m<sup>2</sup>

Industrial and warehouse facility Orion • RENT

Area	8250 m <sup>2</sup>
Floor	1
Floors	<ul style="list-style-type: none"><li>• Concrete floor</li><li>• Untidust coverage</li><li>• Even floor</li></ul>



Open price	RUB 1,000 / m <sup>2</sup> / month
Commercial terms	• VAT
Commercial terms exclude	• utilities





MAIN CHARACTERISTICS, FACILITIES AND SERVICES

Industrial and warehouse facility Orion

Type of object	Industrial and warehouse facility
Building status	Ready in 2013
Total land area	13 ha
Total developed area	60000 m <sup>2</sup> ■ : Total area of warehouse and industrial building
Buildings on the territory	<ul style="list-style-type: none"><li>• Industrial facility buildings, total area m<sup>2</sup></li><li>• Industrial and warehouse facility buildings, total area m<sup>2</sup></li></ul>
Number of storeys	1
Legal status of land	Title certificate
Legal status of buildings	Title certificate
Security	<ul style="list-style-type: none"><li>• Access control</li><li>• CCTV</li><li>• 24/7 security</li><li>• Fenced territory</li></ul>
Fire safety Systems	<ul style="list-style-type: none"><li>• Fire alarm</li><li>• Smoke exhaust system</li></ul>
Ventilation system	Available
Air-condition system	Available
Heating	<ul style="list-style-type: none"><li>• Heating available</li></ul> ■ : Own boiler on the territory
Water supply	In place
Sewage	In place
Total electrical power	2.1 MW ■ : Additional electrical capacity can be obtained
Office and household premises	<ul style="list-style-type: none"><li>• In separate building</li><li>• On mezzanine</li></ul>
Premises area	2000 m <sup>2</sup>
Passenger transport parking	Available
Railway line	Not available

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