



🏠 10 385 m<sup>2</sup> 📖 Radovesická, Bílina, Teplice, Ústí nad Labem Region 📄 on request



WITH THIS PROPERTY, YOU'LL BE ASSISTED BY

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Order number	<b>N6626</b>	Price	<b>on request</b>
Address	<b>Radovesická, Bílina, Teplice, Ústí nad Labem Region</b>	Type	<b>Warehouses</b>
Usable area	<b>10 385 m<sup>2</sup></b>	Parking	<b>23</b>
Office area	<b>651 m<sup>2</sup></b>	Area of non-residential premises	<b>9 734 m<sup>2</sup></b>
Energy performance of the building	<b>D - Less economical</b>	Date to move in	<b>19. 9. 2023</b>

## About real estate

We offer for rent two exceptional warehouses, which are newly built in the village of Bílina. Hall A offers a spacious warehouse with a usable area of 9,733.8 sqm, complemented by a mezzanine and offices of 650.9 sqm. The total height of the hall reaches ten metres below the truss. The entrance to this hall A is from Teplice Street.

This building is a single-space, two-bay hall, which is primarily used for logistics purposes, of course, there are newly built toilets, in addition to a mezzanine for administrative purposes.

Other components include a separate logistics room with its own sanitary facilities - a waiting room for drivers, which is accessible from the outside area.

The hall itself is large, with dedicated areas for storage and with traffic corridors. The heating is solved by a central system - steam pipeline. The floor is designed with a load capacity of 10 t/m<sup>2</sup> and the electrical supply allows connection to the HV. Loading and unloading areas include four garage doors with a ramp and two garage doors with a canopy. In addition, there are also plans to install photovoltaic panels on the roof of this hall.

There are 23 parking spaces for cars.

The location offers excellent accessibility. The halls are located directly at the I/13 expressway - Bílinská Street, which connects to the directions Teplice, Chomutov, Karlovy Vary, Cheb, Louny and Prague. In addition to the above, there is a two-way traffic connection, which is available for cars and trucks, as well as for public transport.