

## Rent: Industrial area, Ilava

ID 11578425 III



<b>Region:</b>	Trenčiansky kraj
<b>District:</b>	Ilava
<b>Town:</b>	Ilava
<b>Category:</b>	Commercial objects
<b>Property type:</b>	Manufacturing
<b>Floor area:</b>	957 m <sup>2</sup>
<b>Built-up area:</b>	0 m <sup>2</sup>
<b>Plot area:</b>	1156 m <sup>2</sup>
<b>Price:</b>	0,00 €/m <sup>2</sup> /month

Industrial premises for rent in Ilava. **Possibility to rent as a whole area or smaller areas from 200 sqm to 2.000 sqm.**

Total land area 16.856 sqm

Total built-up area of all buildings approx. 2.796 sqm

- of which administrative area approx. 230 sqm

### LOCATION

- the industrial area is in the built-up area of the city
- highway D1 approx. 2 km
- Bratislava 150 km
- Trenčín 25 km
- Žilina 60 km

### USE Suitable for: light industry, production, warehousing and logistics with offices

#### UTILITY NETWORKS

- water, sewage and rain sewerage
- transformer station 1 000 kVA (current max. reserved electricity capacity 51 kW / hour)
- transformer station 400 kVA, (current max. reserved power capacity 200 kW / hour)
- middle pressure gas, capacity 800 m<sup>3</sup>, VTL control station at the boundary of the plot
- internet connection via mocrowave or DSL line: Telekom, Orange

### EXISTING OBJECTS

#### Object no. 5. Boiler room

- built-up area 132 sqm

- height 5.6 m

**Object no. 7. Garages**

- built-up area 226 qms  
- height 3.5 m

**Object no. 10. Production** (extension 1)

- floor area 280 sqm  
- height 3.6 m

**Object no. 11. Production**

Production 1<sup>st</sup> floor  
- floor area 728 sqm  
- height 4.2 m

Production - **social-administrative part 2<sup>nd</sup> floor** (front part)

- floor area 230 sqm  
- height 3 m

**Object no. 12. Warehouse** (extension 2)

- floor area 183 sqm  
- height 3.6 m

**Object no. 13. Warehouse**

- floor area 288 sqm  
- height 4.8 m

**Object no. 14. Warehouse**

- floor area 290 sqm  
- height 4.8 m

**Object no. 16. Pallet shelter**

- built-up area 173 sqm  
- height 3.1 m

<b>Heated:</b>	yes	<b>Condition:</b>	original state
<b>Construction:</b>	mixed	<b>:</b>	unknown
<b>Access road:</b>	asphalt	<b>Watter supply:</b>	on the plot
<b>230V:</b>	yes	<b>400V:</b>	yes
<b>Umiestnenie Plynu:</b>	on the plot	<b>Umiestnenie kanalizácie:</b>	on the plot
<b>sewage treatment plant:</b>	none	<b>septic:</b>	none
<b>Grease separator:</b>	none	<b>Ramp:</b>	none
<b>Hydraulic ramp:</b>	none	<b>Crane:</b>	none
<b>Cargo Lift:</b>	none	<b>Phone:</b>	yes
<b>Internet:</b>	yes	<b>CCTV:</b>	yes
<b>Alarm:</b>	yes	<b>Security service:</b>	yes





