

REAL ESTATE FOR YOUR BUSINESS



## Sale: Storage area for sale



Region:	Košický kraj
District:	Trebišov
Town:	Pribeník
Category:	Commercial objects
Property type:	storage
Floor area:	4350 m <sup>2</sup>
Built-up area:	5640 m <sup>2</sup>
Plot area:	23272 m <sup>2</sup>
Price:	0,00€

## Location:

Storage area is located on the southeast border in Slovakia, close to Ukraine and Hungary - only 12 km from the border of the Čierna nad Tisou / Čop. Distance to the border crossing to Hungary (Slovenské Nové Mesto / Satoraljaujhely) is 35 km.

## Total plot area is 23 272 m2.

Year of construction - completed and put into use in 1994.

**Storage hall - built-up area - 5640 m2** /floor area 4350 m2, is equipped with two covered loading ramps for trucks and one ramp with rail siding (standard gauge) connected to the main railway line – Čierna nad Tisou - Košice.

**Construction** – walling combined with steel construction, insulated steel roof, floor - plastic concrete. Inner and outer surfaces are kept clean. The hall is also suitable for the storage of food products.

Internal divisions: hall is divided into 10 parts of various sizes.

Clearance of central warehouse - 7.7 m.

Installed heating and ventilation systems allow to retain constant temperature and humidity according to the type of stored goods.

**Fire safety -** warehouse is equipped with an electronic warning system (95 detectors), 8 water hydrants diam. 12.5 cm, the water supply is from public water mains, 21 fire extinguishers (H2O) and 10 foam extinguishers.

**Machine equipment -** forklifts with lifting capacity 1250, 1500, 2500 kg, officially certified electronic scale for piece goods up to 4 tons and officially certified electronic truck scale up to 50 tons.



There is gatehouse (built-up area 48 m2) and the boiler room (built-up area 413 m2) with two boilers for coal of which one is in operation and the other as a reserve.

Access by asphalt road, parking on the paved area.

The area is located in a quiet non-industrial zone and a non-stop guarded using an electronic alert system (Infrared ramp on the boundary and industrial cameras) and its own staff.

Close to this area is also terminal of combined transport – Čierna nad Tisou (TKD). TKD is mainly specialized on reloading and storage of 20 - 40-ft containers and vehicles.

The main business intention is to support the flow of goods through the Trans-Siberian railway artery in session Far East (mainly China, Korea and Japan) - Europe.

Between the offered area and combined transport terminals (TKD) is standard gauge rail across the railway station Pribeník - distance is about 2200 m, which is currently out of service.

Heated:	yes	Condition: original state
Construction	n: mixed	Access road: asphalt
Watter supp	ly: on the plot	<b>230V:</b> yes
400V:	yes	Umiestnenie by the plot
Umiestnenie kanalizácie:	is not	sewage treatment plant: <sup>none</sup>
septic:	yes	Grease none separator:
Ramp:	yes	Hydraulic ramp: yes
Crane:	none	Cargo Lift: none
Phone:	yes	Internet: yes
CCTV:	yes	Alarm: yes
Security service: yes		















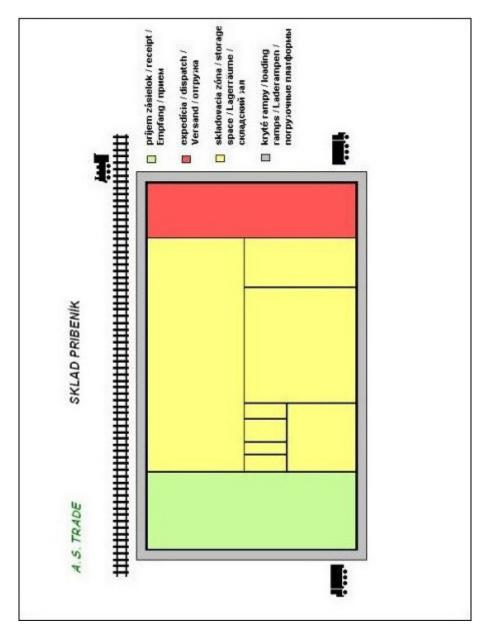












layout of the warehouse











