

BERLIN-WERDER (HAVEL) 5 & 6 MAGNA PARK


14542 Werder
Germany


Clear Height
10m


8,477 –
62,392


91,246 –
671,582



Available
NOW

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BERLIN-WERDER (HADEL) 5 & 6 MAGNA PARK

BERLIN-WERDER (HADEL) ECONOMIC REGION

Berlin and Brandenburg together form the German capital region and thus one of the most dynamic economic areas in Europe. The German capital region is a rapidly growing economic region and acts as a hub of the continent due to its central location in Europe. From here, every European growth market can be reached within a truck-day trip. An excellent infrastructure with fast highways and very good connections speak for this economic area.

The Magna Park Berlin-Werder (Havel) is located southwest of Berlin, directly on the motorway ring A10. Via the A10 the location is connected to the motorways A9 (Berlin-Leipzig) and A24 (Berlin-Hamburg).

The A2 (Berlin-Hannover) is only 7 minutes' drive away. Project developments for logistics and light industrial can be realized quickly and flexibly.



Strategic Location

A strategically excellent location with direct access to the A10.

LOCATION AND TRAVEL DISTANCES

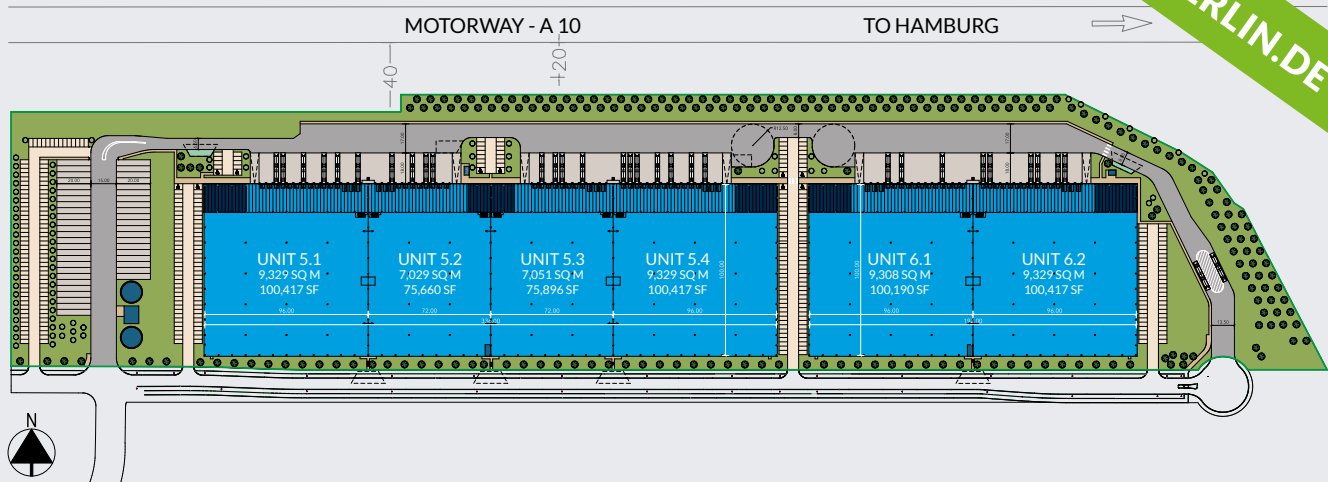


Destination	Km
A10 - slip road 22 "Groß Kreutz"	0,5
Potsdam	14
Berlin	30
GVZ Berlin West, Wustermark	25



Destination	Km
GVZ Berlin South, Großbeeren	50
Leipzig	157
Hannover	236
Hamburg	280

MAGNA-PARK-BERLIN.DE



scan
to start
interactive
tour

SITE & BUILDING SPECS



8,477 –
62,392



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671,582



High spec

	Building 5	Building 6
Total Size of Property 113,219 SQ M (1,218,679 SQ FT)		
Warehouse	32,738 SQ M (352,389 SQ FT)	18,637 SQ M (200,607 SQ FT)
Mezzanine	4,825 SQ M (51,936 SQ FT)	2,409 SQ M (25,930 SQ FT)
Office / Social Rooms	2,110 SQ M (22,712 SQ FT)	1,773 SQ M (19,084 SQ FT)
Hall sections	4	2
Car parking spaces	229	101
Trailer parking spaces	46	0
Dock Doors	52	30
Drive in Ramps	4	2
Floor loading capacity	5t/SQ M	5t/SQ M
Clear Height	10 m	10 m
ESFR-Sprinkler-System - K360, 5,2 bar, 120 min		



MAGNA PARK
Berlin-Werder (Havel)
Am Magna Park
14542 Werder
Germany



SUSTAINABLE EXCELLENCE



GLP's logistics- and distribution properties meet high sustainability criteria worldwide through environmentally sound building solutions.

All new developments in Germany are certified to at least the DGNB Gold standard, making them more cost-effective to operate and maintain. In addition to reducing operating costs for users, GLP contributes to sustainability by improving the CO₂ balance, reducing energy and water consumption, and selecting certified and recyclable building materials.

GLP EUROPE

GLP is a leading global investment manager and business builder in logistics, real estate, infrastructure, finance and related technologies.

Our European operating portfolio consists of more than 4 million SQ M across the strategic logistic markets, which is 98% leased to blue chip customers such as Amazon, UPS and Volkswagen. In addition, GLP Europe has a prime land bank which allows for the development of an additional 4 million SQ M.

GLP operates globally across Brazil, China, Europe, India, Japan, the U.S. and Vietnam. Our combined investing and operating expertise allows us to create value for our customers and investors, and have US\$97 billion in assets under management in real estate and private equity funds.



**approx. 43 million sq ft
portfolio**



**Leading with
innovation**



**European
market leader**



**Award winning
developments**

If you would like any further information on the building, or to arrange a meeting, please email or call:



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**BNP PARIBAS
REAL ESTATE**

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