

AVAILABLE SPACE

Italy

- Prime locations
- High quality warehouses
- Best-in-class specifications
- Build-to-suit opportunities
- Immediately available space

March 2025

GLP 
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CURRENT AVAILABILITIES: Italy

Italy		Available Space		Build-to-suit or Speculative opportunity	Under construction	Available
01	G-Park Filago (BG)	UP TO	27,000 SQ M (290,626 SQ FT)			○
	G-Park Roncello (MB)	UP TO	25,432 SQ M (273,748 SQ FT)			○
02	G-Park Anagni 2 (FR)	UP TO	21,951 SQ M (236,279 SQ FT)			○
	G-Park Anagni 3 (FR)	UP TO	28,109 SQ M (302,563 SQ FT)	●		
03	G-Park Colleferro 2 (RM)	UP TO	23,579 SQ M (253,802 SQ FT)			○
04	G-Park Arese (MI)	UP TO	11,514 SQ M (123,936 SQ FT)			○
05	G-Park Nogarole Rocca (VR)	UP TO	20,550 SQ M (221,198 SQ FT)			○

● Build-to-suit ○ Speculative opportunity



Ares Management Corporation (NYSE: ARES) has acquired a significant portion of the international business of GLP Capital Partners Limited and certain of its affiliates. For more information, visit www.aresmgmt.com

G-PARK FILAGO

Filago (BG)

Site up to

SQ M
27,000

SQ FT
290,626

Site overview

- Strategic location in the north-east, in the province of Bergamo, with excellent connections, being just over 2 km from the A4 motorway
- A quality logistics centre situated under 17 km from the city of Bergamo, 16.3 km from Orio al Serio International Airport and just 38 km from Milan

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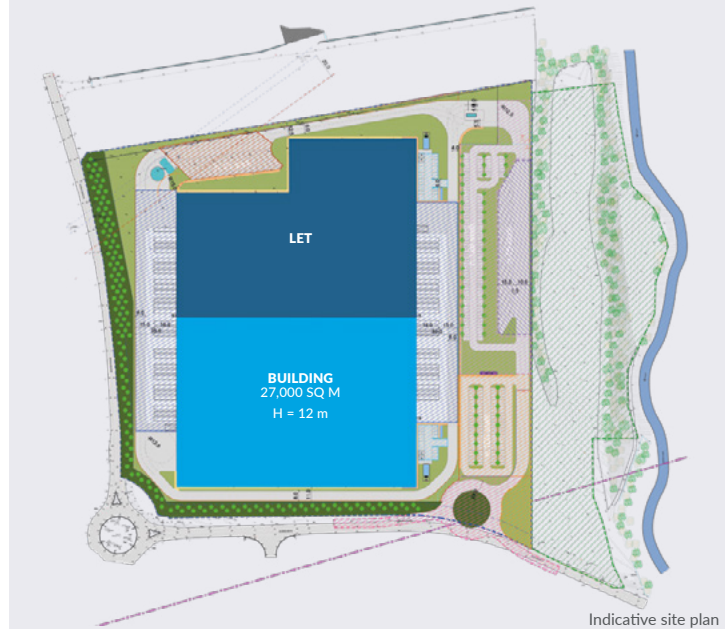
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Indicative site plan

Speculative opportunity

Warehouse

25,625 SQ M (275,825 SQ FT)

Offices and technical areas

1,375 SQ M (14,801 SQ FT)

27,000 SQ M (290,626 SQ FT)

- ✓ Car parking spaces: 250
- ✓ Dock doors: 25
- ✓ Floor loading capacity: 7t/SQ M
- ✓ Clear height: 12 m
- ✓ NFPA sprinkler system

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NOW

G-PARK RONCELLO

Roncello (MB)

Site up to

SQ M
25,432

SQ FT
273,748

Site overview

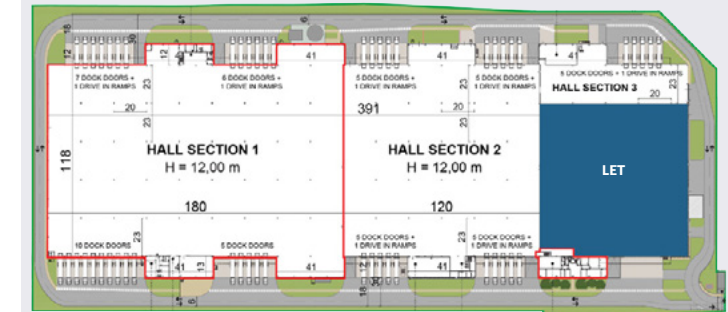
- Strategic location in the municipality of Roncello, in the south-west of Bergamo, approximately 28 km from Bergamo and 30 km from Milan
- Excellent accessibility, thanks to its proximity to the Cavenago Cambiago A4 motorway exit
- Well connected to other northern Italian cities, being just 66 Km from Brescia, 130 Km from Verona and 220 Km from Bologna
- Completely refurbished logistics warehouse

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Indicative site plan

Site

Warehouse

23,666 SQ M (254,739 SQ FT)

Offices

1,766 SQ M (19,009 SQ FT)

25,432 SQ M (273,748 SQ FT)

- ✓ Dock doors: 30
- ✓ Floor loading capacity: 5t/SQ M
- ✓ Clear height: 12 m
- ✓ NFPA sprinkler system

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Q2 2025

G-PARK ANAGNI 2

Anagni (FR)

Site up to

SQM

21,951

SQFT

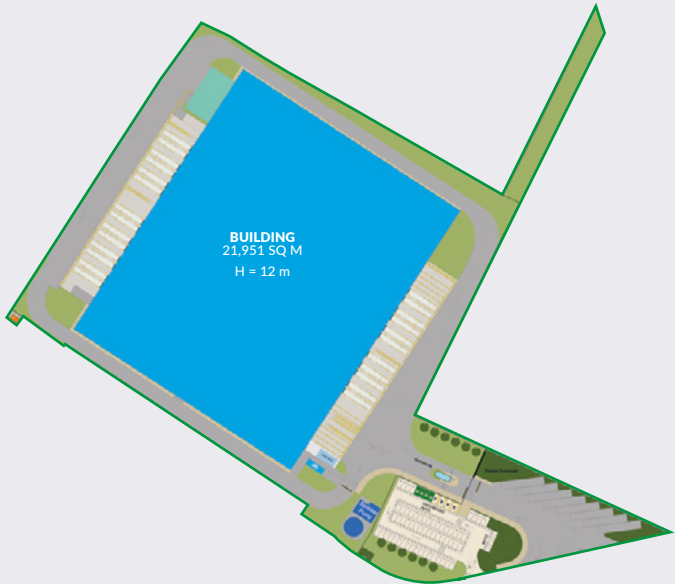
236,279

Site overview

- Strategically located between Rome and Frosinone, four kilometres from the Anagni Fiuggi exits on the A1 motorway
- A unique opportunity within the strong logistics hub of central-southern Italy, close to the capital with the Tyrrhenian and Adriatic areas within easy reach
- Ciampino airport is about 60km away, Fiumicino airport 85km and the nearest port of Civitavecchia is 142km away



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Indicative site plan

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Speculative opportunity

Warehouse
20,808 SQ M (223,975 SQ FT)

Offices and technical areas
1,143 SQ M (15,209 SQ FT)

21,951 SQ M (236,279 SQ FT)

- ✓ Car parking spaces: 66
- ✓ HGV parking spaces: 14
- ✓ Dock doors: 25
- ✓ Floor loading capacity: 7t/SQ M
- ✓ Clear height: 12 m
- ✓ NFPA sprinkler system



G-PARK ANAGNI 3

Anagni (FR)

Site up to

SQM

28,109

SQFT

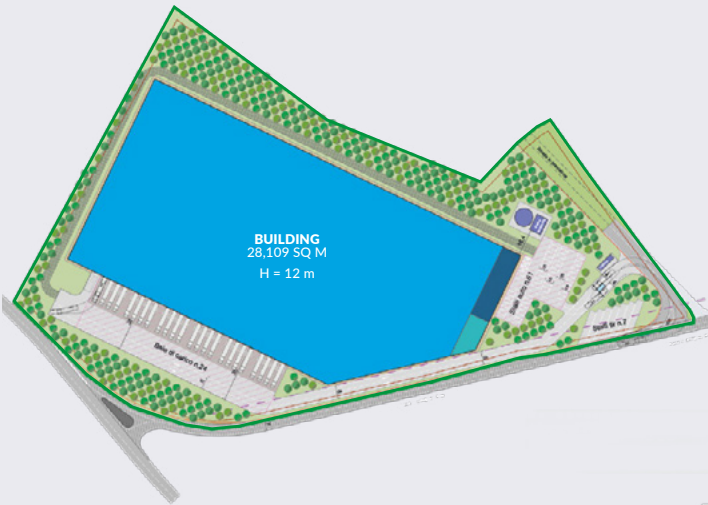
302,563

Site overview

- Strategically located between Rome and Frosinone, four kilometres from the Anagni Fiuggi exits on the A1 motorway
- A unique opportunity within the strong logistics hub of central-southern Italy, close to the capital with the Tyrrhenian and Adriatic areas within easy reach
- Ciampino airport is about 60km away, Fiumicino airport 85km and the nearest port of Civitavecchia is 142km away



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Indicative site plan

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Build-to-suit opportunity

Warehouse
26,274 SQ M (282,811 SQ FT)

Offices
1,835 SQ M (19,752 SQ FT)

28,109 SQ M (302,563 SQ FT)

- ✓ Car parking spaces: 59
- ✓ HGV parking spaces: 7
- ✓ Dock doors: 24
- ✓ Floor loading capacity: 7t/SQ M
- ✓ Clear height: 12 m
- ✓ NFPA sprinkler system



* Within 9 months of signing the lease

G-PARK COLLEFERRO 2

Colleferro (RM)

Site up to



23,579



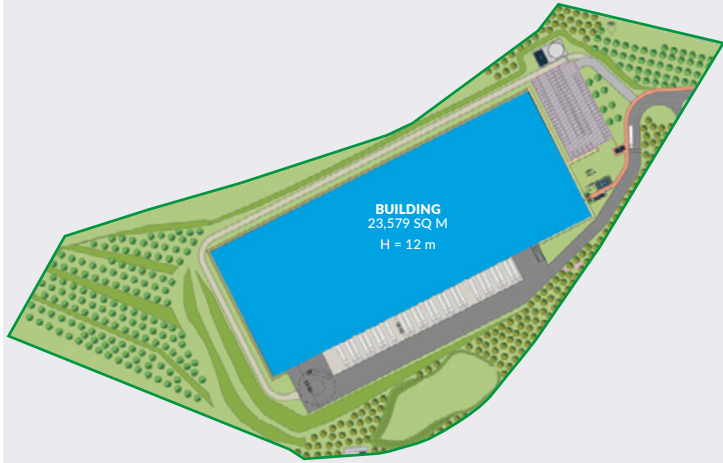
253,802

Site overview

- A 23,000 sq m state-of-the-art logistics building located in the immediate vicinity of Rome's commercial region
- Strategic location in the industrial area Piombinara, less than 40 km from the Great Ring Road, the entrance of the park is located 200 m away via the Colleferro tollgate
- Exceptional connection with central and southern Italy
- BREEAM Excellent



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Indicative site plan

Speculative opportunity

Warehouse

22,764 SQ M (245,030 SQ FT)

Offices

792 SQ M (8,525 SQ FT)

Gatehouse

23 SQ M (248 SQ FT)

23,579 SQ M (253,802 SQ FT)

- ✓ Car parking spaces: 85
- ✓ Dock doors: 25
- ✓ Level doors: 1
- ✓ Floor loading capacity: 5t/SQ M
- ✓ Clear height: 12 m
- ✓ NFPA/ESFR

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G-PARK ARESE

Arese (MI)

Site up to



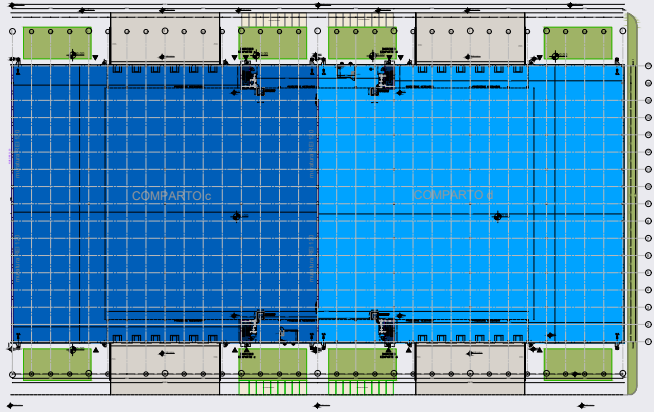
11,514



123,936

Site overview

- The building is in a strategic location, just 20 km to Milan city centre and 1.5 km from the A8 Liscate-Arese exit, with connections throughout Northern and Central Italy
- Available now to lease



Indicative site plan

Unit 01 - Available now

Warehouse

10,014 SQ M (107,790 SQ FT)

Offices and technical areas

1,500 SQ M (16,146 SQ FT)

11,514 SQ M (123,936 SQ FT)

- ✓ Clear internal height: 10.5 m
- ✓ Dock doors: 12
- ✓ Level doors: 4
- ✓ Car parking spaces: 225
- ✓ Floor loading capacity: 5t/SQ M

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G-PARK NOGAROLE ROCCA

Nogarole Rocca (VR)

Site up to



20,550



221,198

Site overview

- Strategically located in the municipality of Nogarole Rocca (Southern Verona), a consolidated logistics location within the Greater Veneto Market
- Excellent accessibility to key road networks via the A22 and the E45, connecting Verona to the A1 highway (the main Italian axis connecting Milan, Bologna, Rome and Naples) and to Continental Europe



Indicative site plan

Unit 2B

Warehouse

9,650 SQ M (103,872 SQ FT)

✓ Dock doors: 17

Unit 2D

Warehouse

4,850 SQ M (52,205 SQ FT)

✓ Dock doors: 11

Unit 2E

Warehouse

6,050 SQ M (65,122 SQ FT)

✓ Dock doors: 11

Total

20,550 SQ M (221,198 SQ FT)

✓ Clear internal height: 12 m

✓ Floor loading capacity: 5t/SQ M



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Our Sustainability

Our sustainability initiatives contribute to a greener world and offer distinct advantages to our customers and communities.

GLP is recognised across the world for delivering industry leading warehouse buildings that continuously exceed our original environmental aspirations, while supporting our customers' business operations in many effective ways.

We proudly design and develop our buildings to:



Reduce
energy usage



Use recycled and
recyclable natural materials



Be considerate
of operating costs



Reduce water
usage



Exceed regulatory
requirements



Optimise the use
of natural light



Our Customers

GLP provides state-of-the-art buildings to accommodate many of the world's leading companies. Our customers come from across the retail, manufacturing, third party logistics (3PL), automotive and pharmaceutical sectors and include Adidas, Amazon, AMG-Mercedes, Bosch, Ceva, DHL, Lidl, Logistec, Magna, Rigterink, SMA, UPS, Volkswagen and Zufall logistics group.

GLP has a flexible approach to development and can deliver build-to-suit solutions on a lease or ownership basis to suit our customers' needs.

We have been delivering on our promises for over 30 years and the growth of our business is underpinned by commitment to customer service excellence, delivered by our colleagues across the world.

AVAILABLE SPACE
Italy



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