

Warehouse with offices for rental

## NEW HALL 840 m<sup>2</sup>/WAREHOUSE WITH OFFICE, PLAC \_ BIELANY

**840.00 m<sup>2</sup>**

ul. Radiowo, Warszawa

**27 000,00 PLN / mth.**

32,00 PLN / m<sup>2</sup>



# Key informations

**Type of transaction:** rental

**Property type:** Warehouse with offices

**Market:** original

**Space:** 840,00

**Rent:** 0.00

**Available from:** 01.02.2024

**Commercial purpose:** Warehouse with offices

**Offer number:** WIL178378

## Description

WILSONS COMMERCIAL REAL ESTATE

**For rent a new hall of approx. 840 sqm located in the industrial part of Warsaw's Bielany district. Perfect as a high-storage warehouse, for e-commerce and logistics activities. Plot of 2000 m2 at the sole disposal of the Tenant.**

### TECHNICAL DATA:

Usable area: approx. 840 m2, including:

- **warehouse part** with technical part: 763 m2

(including a mezzanine of 127 m2, which may serve as a warehouse or office space)

- **social and office** space: 76 m2

- Hall area without pillars
- Length of hall: 42 m
- Width of hall: 18.00 m
- Number of gates: 1 (possibility of installing a second gate)
- Gate dimensions: 3.5 m x 4.0 m
- Useable height: 7.36 m
- Height at eaves/roof: 8.95 m/9.5 m
- Floor load capacity: 50 kN/m2
- Heating design: blow heating, fuel oil cooker
- Gravity ventilation.
- Lighting: skylight + LED lamps
- Installations: water supply, sewage system, lightning protection, power, alarm
- Additional installations, at the tenant's request: optical fibre, CCTV
- Fire protection: 2 internal hydrants, one external hydrant, fire detectors. (additional installations on tenant's request)
- **Condition:** finished, arranged social and office part of the building (painted walls, technical

stoneware on the floor, white assembly, electrical installation and alarm installation), warehouse part

- dust-free resin floor

- **Plot area: 2,000 m2, paved area in front of the hall**, fenced plot with entrance gate,

- **Torry access possible**, parking spaces for employees and customers

- **Public transport stop 100 m**

#### **Costs:**

- Monthly rent: **PLN 27,000.00 net**

- Utilities charges: as indicated by counters

- Monthly service charge: 5.50 PLN net/m2 of usable floor space

Service charge includes the costs of: inspection of installations, civil liability and property insurance, façade cleaning, property tax, snow removal from the roof, burglary monitoring, fire monitoring, disinsecting and deratisation, inspections and checks of the building and equipment, gate inspection, costs of minor repairs and property management.

I invite you to a presentation,  
for email and telephone contact

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WILSONS COMMERCIAL REAL ESTATE

A new hall for rent with an area of approx. 840 m2, located in the industrial part of Warsaw's Bielany. Perfect as a high-bay warehouse for e-commerce and logistics activities.

Plot of 2000 m2 for the exclusive use of the Tenant.

#### TECHNICAL DATA:

Usable area: approx. 840 m2, including:

- warehouse part with technical part: 763 m2

(including a 127 m2 mezzanine that can be used as a warehouse or office space)

- social and office space: 76 m2

- The hall area is column-free

- Hall length: 42 m

- Hall width: 18.00 m

- Number of gates: 1 (possibility to install a second gate)

- Gate dimensions: 3.5 m x 4.0 m

- Usable height: 7.36 m

- Height at the eaves/ridge: 8.95 m/9.5 m

- Floor load capacity: 50 kN/m2

- Designed heating: forced-air heating, fuel oil furnace

- Gravity ventilation.

- Lighting: skylight + LED lamps

- Installations: water supply, sewerage, lightning protection, power, alarm

- Additional installations, at the tenant's request: optical fiber, CCTV
- Fire protection: 2 internal hydrants, one external hydrant, fire sensors. (additional installations at the tenant's request)
- Condition: social and office part of the facility with painted walls, laid floor (technical stoneware), white assembly (toilet, sinks), electrical installation and alarm installation, warehouse part - dust-free resin floor
- Plot area: 2,000 m2, paved area in front of the hall, fenced plot with an entrance gate,
- Possibility of truck entry, parking spaces for employees and customers
- Public transport stop 100 m

#### Costs:

- Monthly rent: PLN 27,000.00 net
- Utility fees: according to meter readings
- Monthly maintenance fee: PLN 5,50 net/m2 of usable area

The service fee includes the costs of: installation inspection, civil and property liability insurance, facade washing, real estate tax, roof snow removal, anti-burglary monitoring, fire protection monitoring, disinfestation and rodent control, inspections and inspections of the building and equipment, gate inspection, costs of minor repairs and property management.

I invite you to the presentation,  
for e-mail and telephone contact

## Offer advisor

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## Photos





