

Key Features

This new Grade A logistics premises, is a flexible, cross-dock development located in the municipality of Cusago (MI), West Milan, consisting of:

PHASE A:

- Warehouse: 6,100 m² ca. (can be split: 3,000 m² ca.)
- Offices: 465 m² ca. (can be split: 200 m² ca.)
- External area: 7,500 m² ca.
- Internal clear u.b. height : 13 m
- 30 docks on two sides: 22 + 8
- Sectional doors: 4
- Pillars Grid: 17 x 24 m

Equipment:

- Sprinkler System NFPA / ESFR
- Wide maneuvering area
- Photovoltaic system and LED lighting system

PHASE B: future 6,100 m² opposite development, same features, with an external area of approx. 6,500 m²

** note: the project could be subject to variations depending on the client's requirements*

Surface	
Gross land site area	13,600 m ²
Built surface	6,100 m ² warehouse 465 m ² offices



The district offers retail and restaurants for employees in close proximity (200m ca.) as well as covered car parking lots, owned by the same landlord.

Two automatic gates located on the district's entry roads guarantee security during the night.

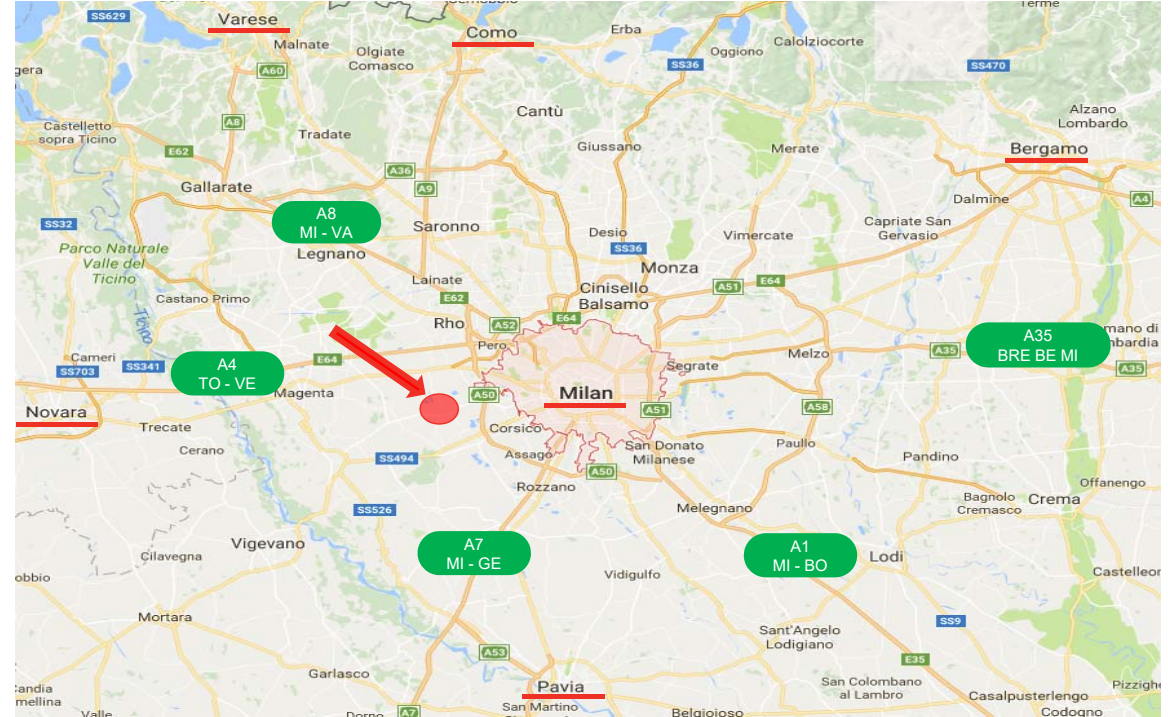
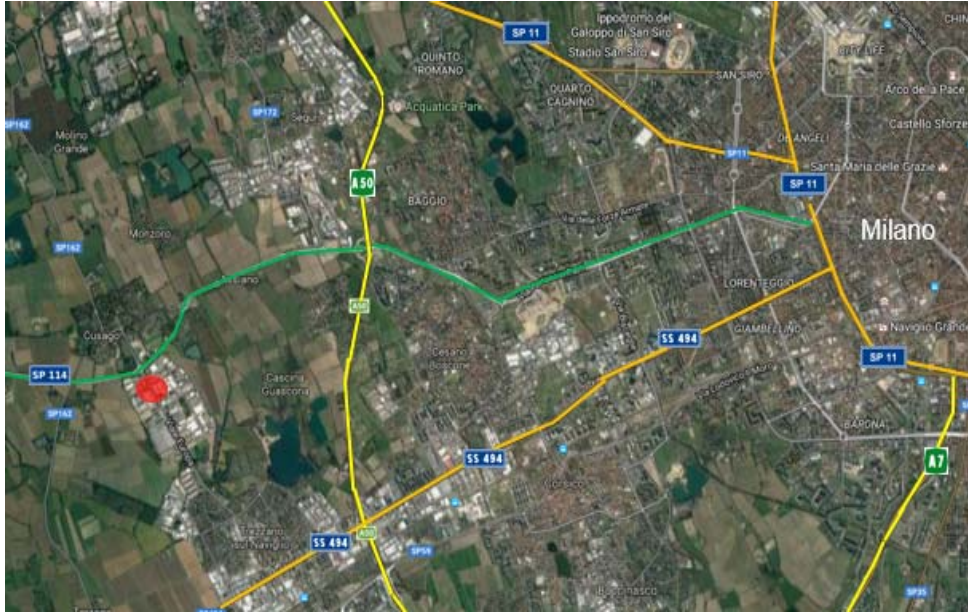
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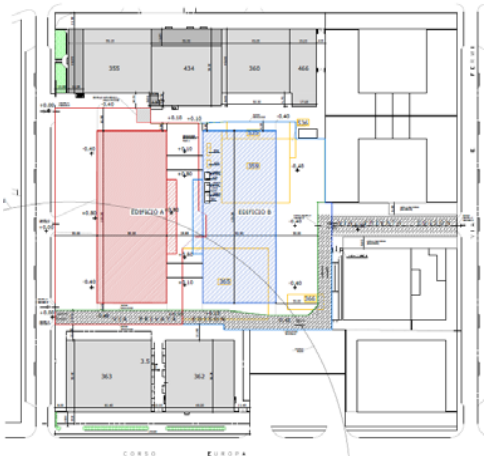
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FOR LEASE
NEW GRADE A LOGISTICS PREMISES
VIA PRIVATA EDISON - CUSAGO (MI)



Masterplan: Phase A + B



Location

The complex is located in the industrial area of Cusago, a municipality located in the western part of Milan which is about 5 km away. The area is located in close proximity to two major roads of communication, the SP114 and Viale Europa, connecting road to SS494 New Vigevanese and the west ring road.

Distance

West ring of Milan	3 km	5 min.
Milano centro città	15 km	25 min.
Aeroporto Milano Linate	35 km	20 min.
Aeroporto Milano Malpensa	45 km	30 min.

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