

# NIDEC

## CD. JUÁREZ, CHIHUAHUA, MÉXICO

### INDUSTRIAL FOR LEASE

106,000 SF

# SIMONS INDUSTRIAL

## INDUSTRIAL-COMMERCIAL REAL ESTATE

### ZARAGOZA IND. AREA

### PROPERTY FEATURES

- Building Area: 106,000 sf
- Land Area: 216,320 sf
- Expansion: No
- Office Area: 7,000
- Clear Height: 16'-21'
- Floor Thickness: 6"
- Bay Size: T.B.D.
- Loading Docks: 3
- Grade Door: 0
- Substation KVA's: (3) 1,000
- Lighting: T 8
- Walls: Block
- Roof: Standing Seam
- Fire protection: Sprinklers

### BUILDING FEATURES

TOTAL SQUARE FEET	106,000 sf
TOTAL AVAILABLE	106,000 sf
LEASE RATE	Call for information
PARKING	74 + 46
T.I.	Negotiable



For more information, please contact:

**MARUSH SEPULVEDA**

Broker

+52 (656) 648 6842 y 43

+52 (656) 625 1000

marush@simonsindustrial.com

**SIMONS INDUSTRIAL**

Bldv. Tomás Fernández 7930-307

Edificio Campestre B

Cd. Juárez, Chihuahua, México 32460

www.simonsindustrial.com

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