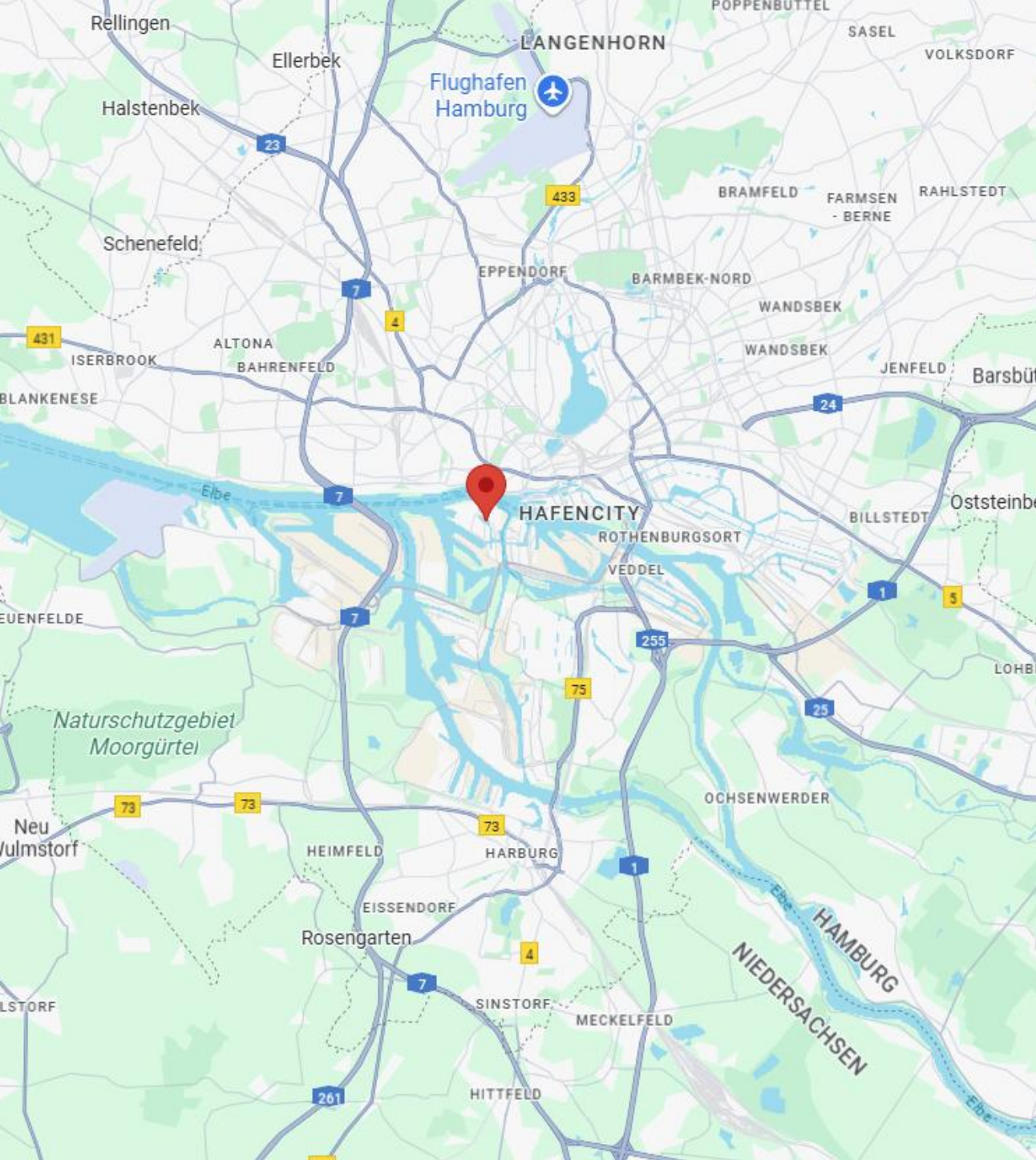


# Prologis Park Hamburg Steinwerder DC1

Germany

Available as of now












## Location

Hamburg is known as the “Gateway to the World.” This cosmopolitan and historic port city on the Elbe River—with access to the North Sea—is an important center of the 21st-century global economy. With 1.9 million inhabitants, Hamburg is Germany's second-largest city.

Shipping routes, highways, railways, and airways: the city is located at a number of transport hubs connecting Scandinavia, Western, Eastern, and Southern Europe. Aviation is an important industry, employing almost 40,000 people.

-  400 m  
Stop for Water Taxi
-  450 m  
Hotel
-  450 m  
Restaurant
-  6,6 km  
Supermarket
-  8,7 km  
Station
-  A1 - 7,8 km  
A7 - 7,5 km  
A255 - 7,8 km
-  30 km  
Airport



City center  
Hamburg  
9 km



Lighting  
LED



Clear Height  
9,5 m



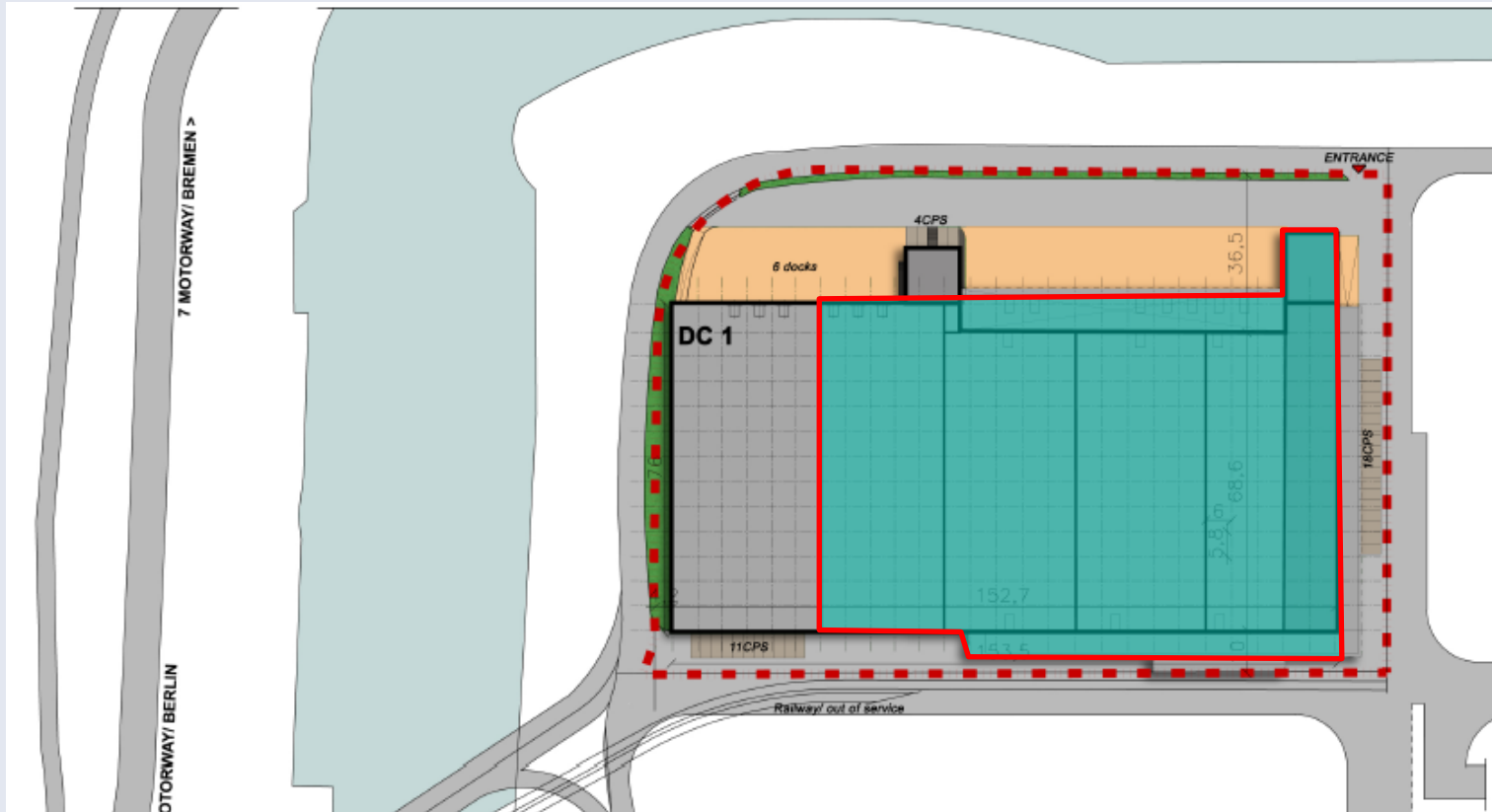
Floor load capacity  
35 kN/sqm



Port terminal  
0,5 km



Freight terminal  
1 km



	<b>DC1</b>
Warehouse	8.142 sqm
Office	416 qm
Car parking	14

**Total**  
8.558 qm

# Specifications

## Building description

### Warehouse:

- Clear Height: 9,5 m
- Fire alarm system
- Floor load capacity: 35 kN/m<sup>2</sup>
- Dockdoors (with levelers): 4
- Hall entrances (groundfloor): via external ramp
- Heating: Gas-fired radiant heater
- Lighting: LED
  - Warehouse: 200 lux
  - Picking zone: 250 lux

### Office:

- Flooring:
  - Office rooms: Carpet
  - Reception- and social area: Tiles
  - Break rooms, changing rooms, and adjoining rooms: Linoleum
- Lighting: LED
  - Office rooms: 500 lux
  - Reception area: 250 lux
  - Stairways, doorways, toilets: 100 lux
- Heating: Flat/valve radiators

### Exterior facilities:

- Property fence and gate house: h = 2 m
- Car parking places : 14
- 24/7 usage



# About Prologis

## Beyond the Building

Prologis is the world's leading developer and owner of industrial and logistics real estate and a trusted partner to some of the world's best-known organizations. We want to help our clients succeed. We are committed to doing this at a global and local level. Around 2.8% of global GDP flows through our buildings, and thanks to our global reach, our corporate culture and the desire to be a driving force in the areas where we are based and where we build, we strive to create a better future.

The data relates to properties that Prologis owns on a consolidated basis or through unconsolidated joint ventures, through interests in real estate and ventures, through interests in real estate and development projects as of 31. December 2025.

## Fact about Prologis Germany

Prologis is one of the leading providers of industrial real estate in Germany - specializing in the project development of properties for the logistics sector. Our customers have a wide range of first-class warehouses and distribution centers at their disposal.

Locations in logistics hotspots such as Hamburg, Munich, Hanover, Augsburg, the Rhine-Ruhr region and the Rhine-Main area ensure optimal access to Europe's major transportation routes.

Prologis also has numerous vacant sites in attractive locations in Germany for the project development of tailor-made real estate

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# 5,882

Buildings

---

# 120.7 Mio.

sqm in 20 countries

---

# 40+

Years of real estate and development expertise

---

# 2.8%

Of global GDP flows through our portfolio

---

# 6,500

Customers

---

# 2,802

Employees

---

# 1.1 Mio.

People work in Prologis buildings worldwide

# Your Journey, Powered by Prologis Essentials

Before you move in, Prologis Essentials gives you a confident start. Our experts work with you to design the right layout, source and implement your fit-out, and provide cost clarity — so your warehouse is ready to perform from day one. And we stay with you to optimise operations and help you get the most from your space.

## Why It Matters

- **Operational Expertise:**  
Tailored layout and intralogistics advice, grounded in real experience.
- **Regulatory Know-How:**  
Fire regulations and permitting managed across markets and countries.
- **Cost Transparency:**  
A clear view of your options - upfront, phased, or included in rent, with no surprises.



# Prologis Essentials

Simplify and optimize everyday warehouse operations in your business



Please visit our website for more information:  
<https://www.prologisgermany.de/essentials-solutions>

Our in-house team of experts will assist you with the complete setup of your warehouse. From the initial consultation to procurement and successful implementation, we will ensure that your property is up and running quickly, efficiently, and sustainably.

## Your 3 top benefits:

- 1 Quick start:** Everything you need is available immediately—no delays when moving in.
- 2 Everything from a single source:** Consulting, procurement, and implementation coordinated by our team of experts.
- 3 Future-proof & sustainable:** Manufacturer-neutral solutions, tested to the highest standards.



### Package 1: Consulting

- Manufacturer-neutral planning in accordance with Global FM Standard (block storage, storage systems, or automation)
- Development of customized concepts based on your goods
- Implementation of approval procedures
- Creation of fire protection concepts based on fire protection classes Escape route plans



### Package 2: Procurement

- Efficient and economical equipment with clear savings advantages
- Calls for bids & tender procedures (e.g., warehouse technology, IT structure, security technology, special user installations)
- Technical review of all bids in coordination with building specifications (e.g., structural analysis)



### Package 3: Implementation

- Smooth implementation until full operational readiness
- Comprehensive project management from a single source
- Safety coordination during implementation

## Contact

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[www.prologisgermany.de](http://www.prologisgermany.de)

