



# Prologis Park Pilsen-Štěnovice

Štěnovice, D5

59,000 m<sup>2</sup> of existing space

[www.prologisstenovice.com](http://www.prologisstenovice.com)





# Prologis Park Pilsen-Štěnovice

Štěnovice, D5



**59,000** square meters of industrial space

**2** kilometers to D5 motorway

**80** kilometers to Prague

**70** kilometers to German border

## About the park

With convenient access to international trade routes and just 70 kilometers from the German border, Prologis Park Pilsen-Štěnovice offers strategically situated, Class A distribution and office space throughout three buildings totalling 59,000 square meters. Prologis' professional onsite property management team and state-of-the-art technical specifications make this an ideal distribution hub for domestic and international logistics operations.

## Location

Prologis Park Pilsen-Štěnovice is located in a region known as the Czech Republic's gateway to Europe, just 70 kilometers from the German border, making it the ideal distribution hub for domestic and international logistics. With good access to the ring road of Pilsen and excellent connection to the D5 motorway from exit 73, the park offers good connections to two of the country's major consumption centers of Pilsen (2 kilometers away) and Prague (80 kilometers away). The region is a strategic manufacturing hub due to competitive wages and a highly skilled workforce.

## Advantages



Strategic location



Ample parking spaces



Smart metering system



Representative office space



By D8 motorway



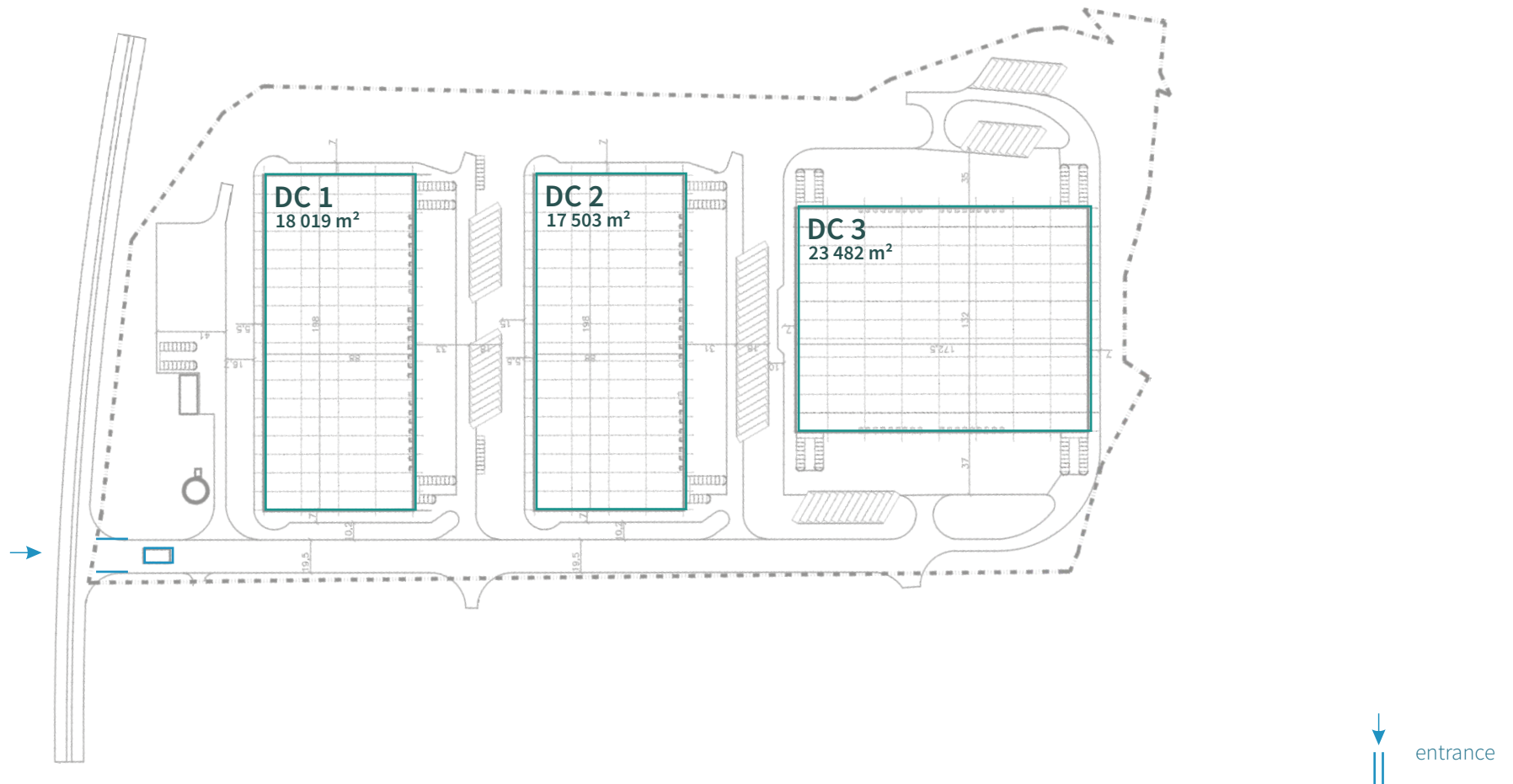
Green areas



CCTV System



Dedicated Prologis property management team



## Features of the buildings



Clear height 10 m



Floor loading capacity 5T/m<sup>2</sup>



ESFR sprinkler system



Wide manoeuvring  
truck court



Drive-in doors



Technical support  
on site



External LED lighting

# Prologis Essentials Marketplace

Quick warehouse configuration and efficient business operation



## Your Prologis Essentials Marketplace

**When it comes to getting your warehouse up and running, we've got you covered.**

Prologis Essentials Marketplace conveniently brings you all the set-up and operational equipment needed for a cost effective, quick and carefree start.

**Already a customer? That's great.** Prologis Essentials Marketplace is your source for replacements, upgrades or temporary solutions as well - making life easier and giving you back valuable time.

We are constantly developing our range of key products to facilitate efficient warehouse operations.

**Forklifts:** thanks to us you can quickly equip, expand or modernize your fleet.

**Racking systems:** our flexible solutions will help you set up or rearrange your warehouse for even greater efficiency.

**LED lighting:** easy to install and maintain lamps will provide a bright and safe workplace.

For more information on this topic, please visit our website

[WWW.PROLOGISCE.EU/PROLOGIS-ESSENTIALS](http://WWW.PROLOGISCE.EU/PROLOGIS-ESSENTIALS)



## FORKLIFTS

An easy and cost-effective solution for preconfigured forklifts, reach- and pallet trucks, from our wordclass partners.



## RACKING

The right racking system to suit your needs – a fast and easy service that makes arranging racking simple.



## LED LIGHTING

Efficient and reliable - upgrade to 'smart' lighting with movement and daylight controls at an incredibly low price.



# Our services

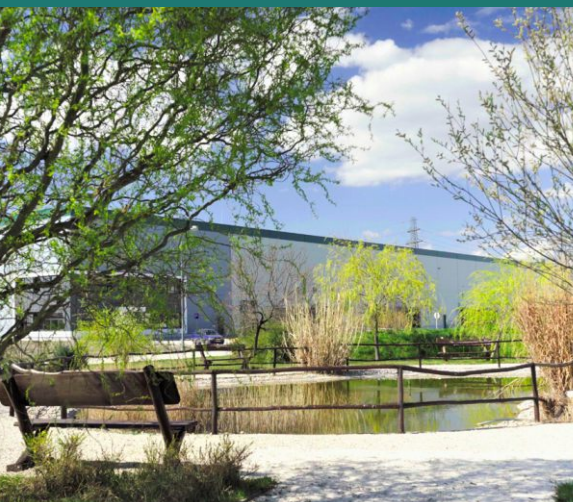
## Transport

We offer our clients a number of solutions that facilitate everyday commuting to work and returning home. We provide access to various forms of public transport, and for those commuting by bicycle, we have prepared special bicycle shelters in some of our parks. We have installed electric car charging stations in some Parks, and in Hungary we also provide a free car sharing platform.



## Environment

We retain ownership of all our parks, which means that we put up signage all around the sites and individual buildings, manage all the landscaped areas, maintain the network of pedestrian walkways, and perform general cleaning services to provide a safe and attractive place to work. Some of our parks have canteens and food truck areas offering a variety of meal choices for all employees who work there.



## Wellbeing

As a committed supporter of healthy lifestyles and wellbeing, we design our parks to include recreational areas, where employees can enjoy outdoor activities, picnics or just taking a break during a busy day. Some of our parks in CE have five-a-side football pitches with barbecue places, which also provide an opportunity for our customers to organize company events or simply relax after or during work hours.



## Security

The safety and security of all our customers is a top priority and we take care to implement the best measures and services for each Prologis Park. We provide a guard house, an on-site 24/7 security service and a dedicated CCTV system with recording, and the majority of our parks are fully fenced. In addition, license plate reader systems support automated entry control in Poland, the Czech Republic and Slovakia, and will soon do so in Hungary as well.



## Working community

Our aim is to foster strong and lasting relationships with all our customers and the communities in which we operate. We organize school visits in Poland and sporting tournaments in Hungary, Slovakia and the Czech Republic. On the Prologis annual IMPACT Day, our employees around the globe take part in a range of volunteer programs to give something back to the communities in which they live and work.



# Our services

More than a modern warehouse



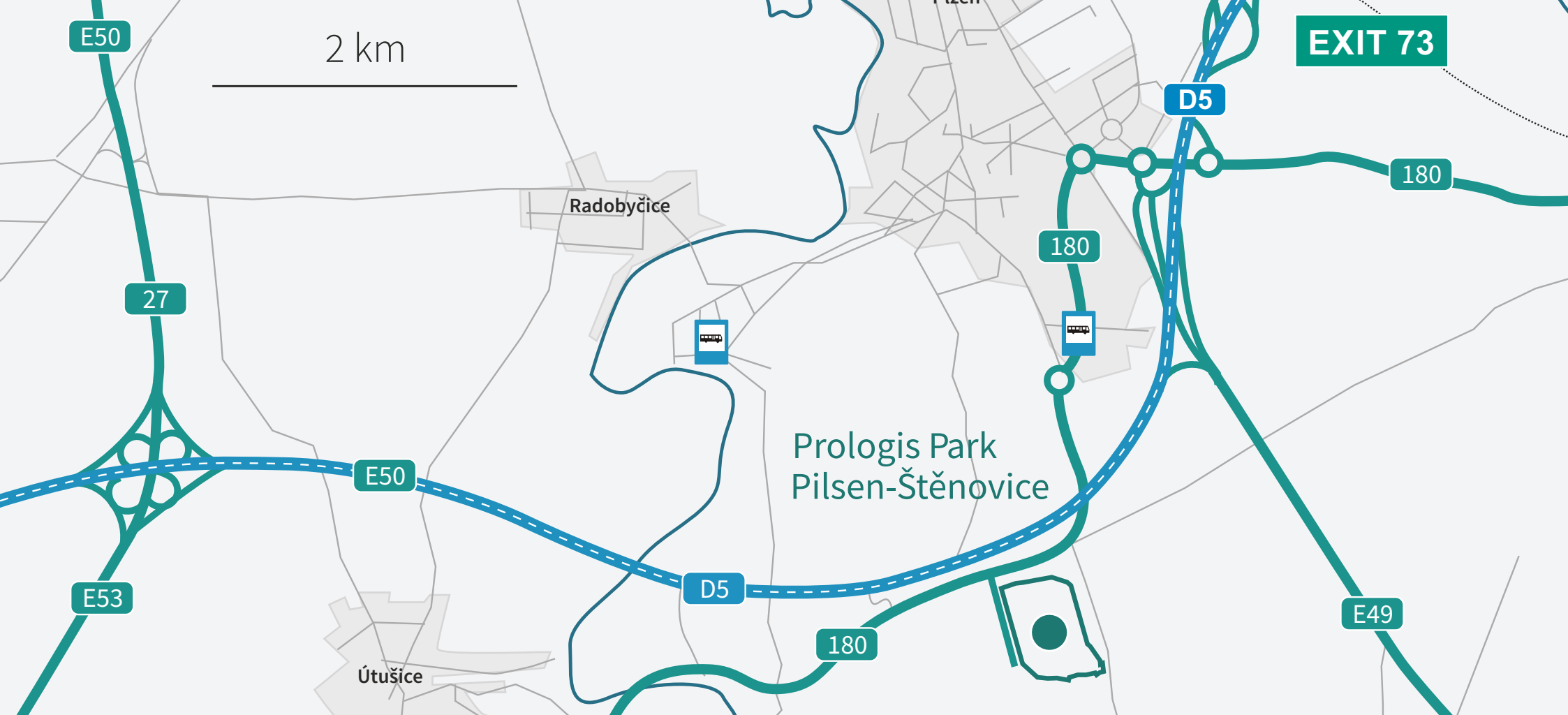
## Our park-wide services

At Prologis, we provide much more than just four walls and a roof for our customers. We aim to create a working environment for all our customers. We own, manage and maintain all the buildings in our parks, so our customers can benefit from a range of park-wide services that we have designed to support their business operations. These services are the foundation of our new PARKlife concept, which we TM have launched in five pilot parks in Central Europe. Over the coming years we will continue to roll out the program in all our parks in the region.



| Transport                  |  |  |  |  |  | Security         |  |  |  |  | Environment               |  |  |  |  |  | Wellbeing                |  |  |  | Working community         |  |  |
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| PUBLIC TRANSPORT           |  |  |  |  |  | ON-SITE SECURITY |  |  |  |  | MAINTAINED PRIVATE ROADS  |  |  |  |  |  | FOOTBALL PITCH           |  |  |  | SCHOOL VISITS             |  |  |
| CAR-SHARING PROGRAMME      |  |  |  |  |  | FENCED PARK      |  |  |  |  | PEDESTRIAN -SAFE WALKWAYS |  |  |  |  |  | AMENITY SPACE / BBQ AREA |  |  |  | FOOTBALL TOURNAMENTS      |  |  |
| PARKING SPOTS              |  |  |  |  |  | DEDICATED CCTV   |  |  |  |  | PARK SIGNAGE              |  |  |  |  |  | OPEN-AIR GYM             |  |  |  | ON-SITE TECHNICAL SUPPORT |  |  |
| BIKE SHELTERS              |  |  |  |  |  | GUARD HOUSE      |  |  |  |  | CANTEEN / FOOD TRUCK AREA |  |  |  |  |  | LIFESAVING AED EQUIPMENT |  |  |  |                           |  |  |
| BIKE REPAIR POINT + RENTAL |  |  |  |  |  | LPR SYSTEM       |  |  |  |  | MAINTAINED PARK DRAINAGE  |  |  |  |  |  |                          |  |  |  |                           |  |  |
| ELECTRIC VEHICLE CHARGING  |  |  |  |  |  |                  |  |  |  |  | MAINTAINED LANDSCAPING    |  |  |  |  |  |                          |  |  |  |                           |  |  |
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