



Prologis Park Eskilstuna DC3

The Nordics



 **Highway**
E20 - 0 km

 **Airport**
Arlanda Airport - 130 km

 **Clear height**
12.2 m

 **Floor load**
5 kN/sqm



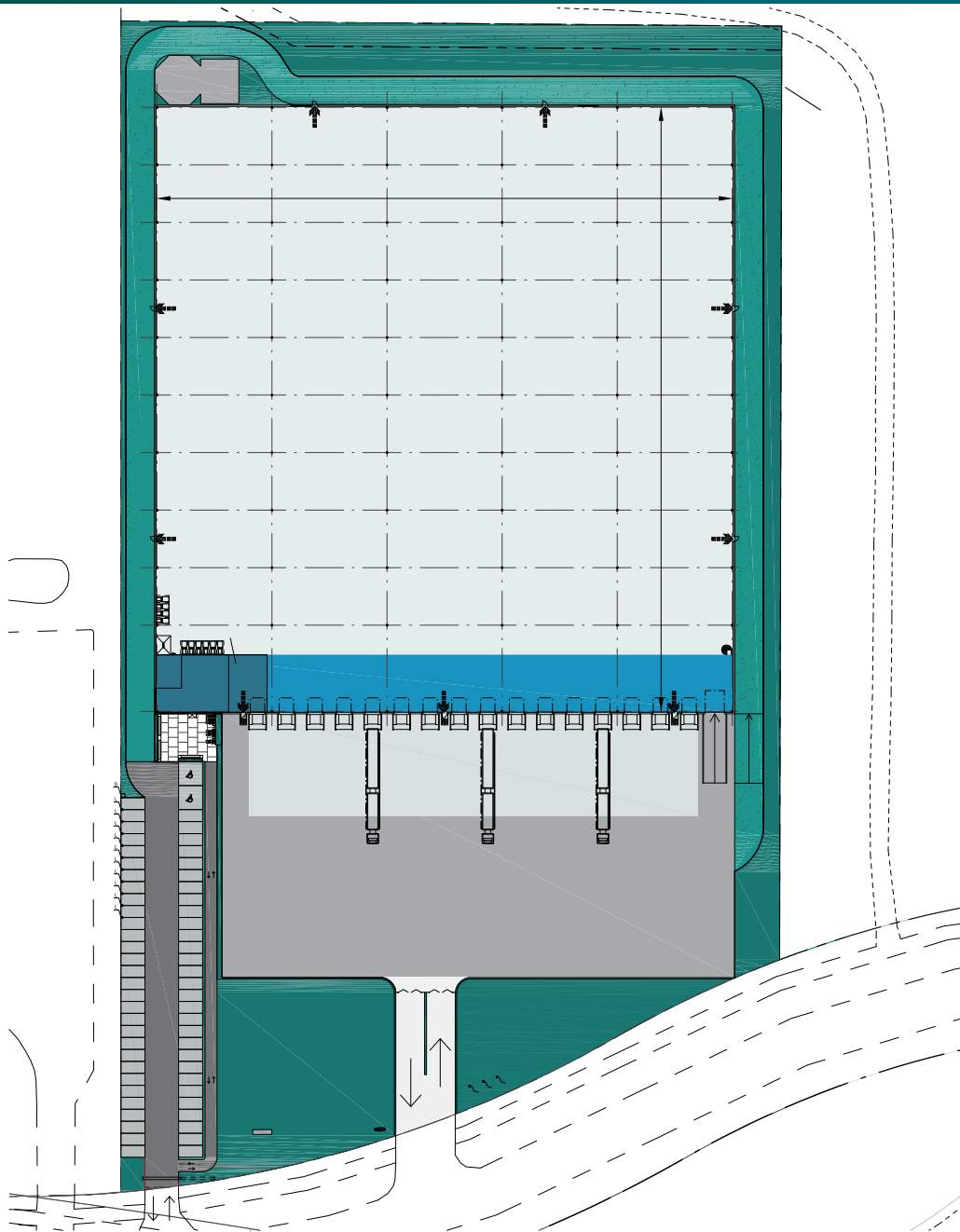
Location

Prologis Park Eskilstuna is located in Svista Logistics Park in Mälardalen, one of Europe's most dynamic districts with over 3 million inhabitants within a 100-kilometre radius. The logistics park currently consists of Eskilstuna DC2 (27,500 sqm).

Situated in the southeast of Sweden, Eskilstuna has a high-functioning infrastructure for the transport of goods between Stockholm and northern Europe. The city lies between Stockholm and Örebro, two leading logistic areas in Sweden.

Eskilstuna is also an excellent location for transport between Stockholm and Gothenburg. Three different methods of shipping are interlaced in Eskilstuna: Svealandsbanan's intermodal train terminals, the E20 motorway and Eskilstuna Airport.

The Stockholm region is the economic, cultural and political capital of Sweden and an important logistics hotspot in Sweden and Europe.



TOTAL AREA OVERVIEW

Prologis Park Eskilstuna DC3

Warehouse	15,064 sqm
Office	145 sqm
Mezzanine	1,444 sqm
- mezzanine storage	1,166 sqm
- mezzanine office	278 sqm
Total	16,653 sqm

Prologis Park Eskilstuna DC3 Specifications

Building description

Building specifications:

- Dimensions - According to drawings on page 4.
- Width: 120,96 m; Depth - 126,96 m.
- Column spacing - According to drawings on page 4.
- Loading gates - Hörmann electrically operated, 6 ton hinged leveler.
- Parking lots - 61 Parking places, 10 with EV charging.
- Clear height - 12.2 m warehouse, 5.5 m under mezzanine.
- Sky lights - 2% of roof area.
- Facade windows.

Technical specifications

- Total power utility - 600 A.
- Lighting - Warehouse 200 lux, Picking area 300 lux, office 500 lux, outside loading area 75 lux.
- Sprinkler system - FM Global & SBF 120:8.
- Goods category (sub-category to the above) - Cartoned Unexpanded Plastics.
- Allowed goods according to sprinkler system - FM Global: Cartoned Unexpanded Plastics.
- Ventilation Warehouse - Mechanical.
- Ventilation Office - Ventilated and cooled.
- Heating Warehouse - District heating, dimensioned for 18 degrees Celsius.
- Heating Office - District heating, dimensioned for 21 degrees Celsius.
- Fire alarm system - According to SBF 110:8.
- Evacuation alarm system - According to SBF 110:8 connected to sprinkler system.
- Sound transition class - office - Minimum C.
- Solar panels - Prepared for roof load, 20 kg/sqm.

Sustainability

- Certificates - BREEAM targeted level "Very Good".
- Cool Earth - Yes, compensation made.

Prologis Essentials

For easy set up and smooth operations

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

Prologis Essentials is the first complete warehouse solutions platform that lets you run, optimize and grow your business; how, when and wherever you want.

It conveniently brings you all the set-up and operational equipment needed for a cost effective, quick and care-free start. It is your source for replacements, upgrades or temporary solutions as well – making life easier and giving you back valuable time.



FORKLIFTS

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



RACKING

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



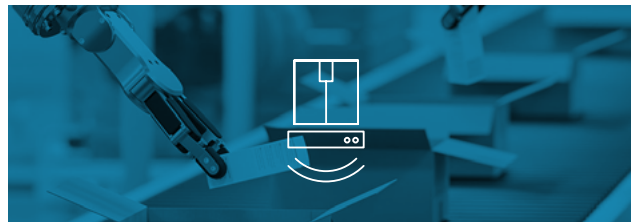
SOLARSMART

Harness green energy and benefit from onsite power while reducing your carbon footprint.



LED LIGHTING

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



WAREHOUSE ROBOTS

Transform your fulfilment and order picking with efficient, multi-bot systems to suit all needs.



SAFETY

Durable protective gear to help look after people, materials, fittings and equipment in any warehouse environment.

About Prologis

Prologis is the leading global developer and owner of industrial and logistics property and a trusted partner to some of the world's best-known organisations. Our success is driven by our desire to help our customers thrive and a commitment to make a difference on a global scale. Some 1.7% of Global GDP flows through our buildings and, thanks to our global reach, corporate culture and a desire to be a force for good in the neighbourhoods where we are based and where we are building, we strive to deliver a better tomorrow.

Prologis in Sweden

With modern industrial warehouse and distribution facilities, Prologis serves customers in Sweden from six locations, including the country's major coastal cities of Gothenburg and Stockholm, plus other strategic logistics locations that facilitate efficient distribution throughout the Nordic and Baltic countries. The company also holds land for development in Sweden.

\$1.2 B
assets under
managements

99,9%
occupancy

0.91 M
square meters
of total portfolio

36
buildings

GLOBAL SNAPSHOT

850,000
employees under
Prologis' roofs

112,7 M
square meters

4
continents

2.8 %
of GDP for the 19 countries
where we do business

5,495
buildings

\$ 195,8 B
assets under management

100 GLOBAL
most sustainable corporations,
ranked 20th in the U.S.

6,600
customers

1983
founded

2,466
employees

19
countries

#75
S&P 500 member

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