



Prologis Park La Louvière DC1

Belgium

PROLOGIS PARK LA LOUVIÈRE DC1 / AERIAL



Highway
E42 - 2 km
E19 - 1 km



Airport
Brussels Airport - 60 km
Brussels South Airport - 28 km



Sea Port
Antwerpen - 100 km

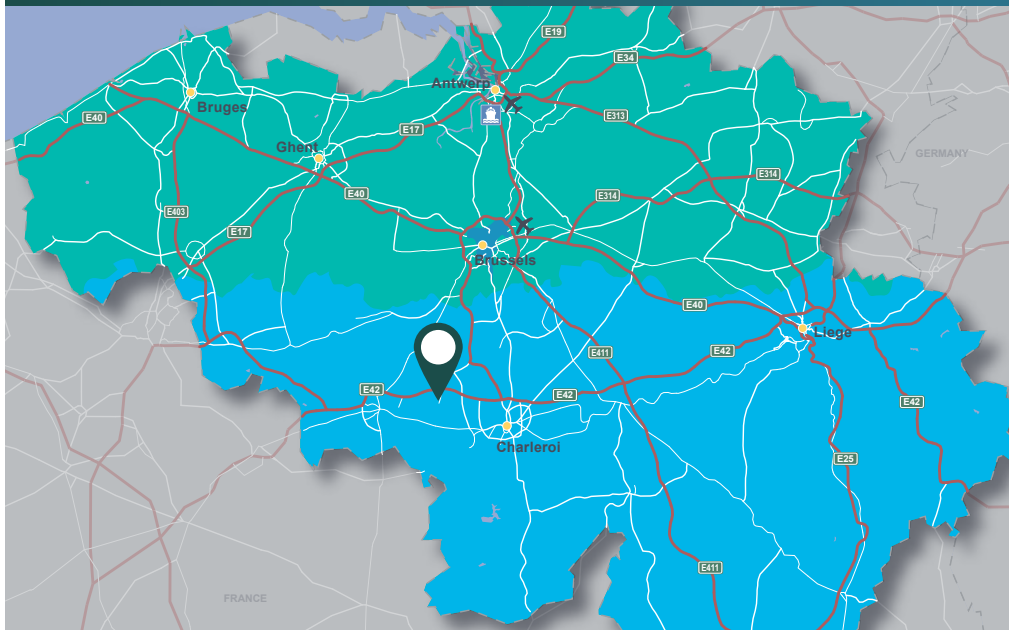


Clear height
5 m

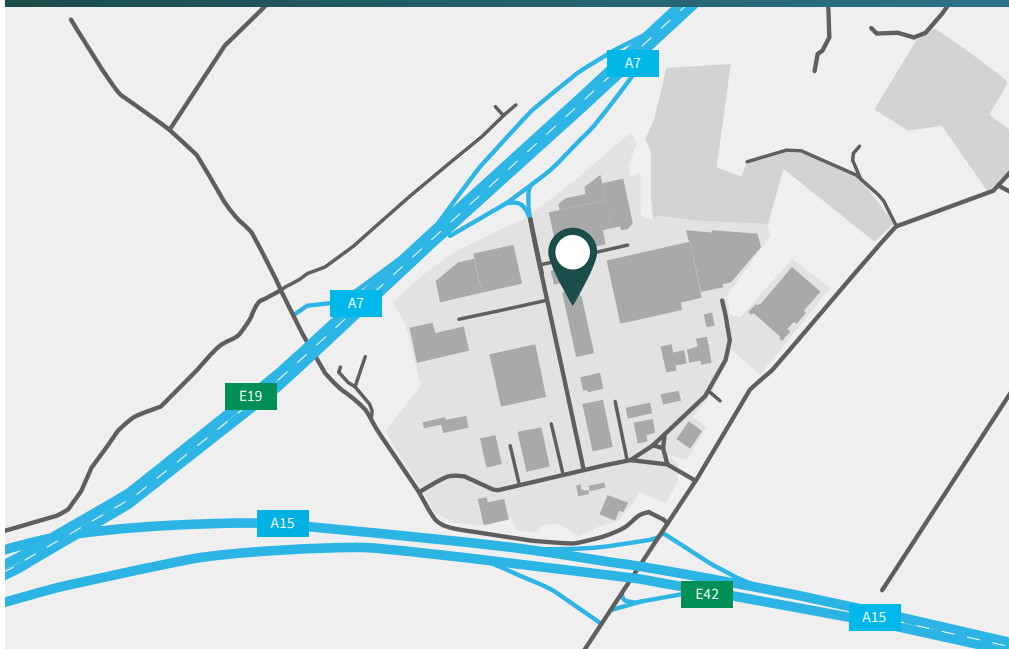


Floor load
40 kN/sqm

PROLOGIS PARK LA LOUVIÈRE DC1 / COUNTRY MAP



PROLOGIS PARK LA LOUVIÈRE DC1 / CATCHMENT MAP 5KM

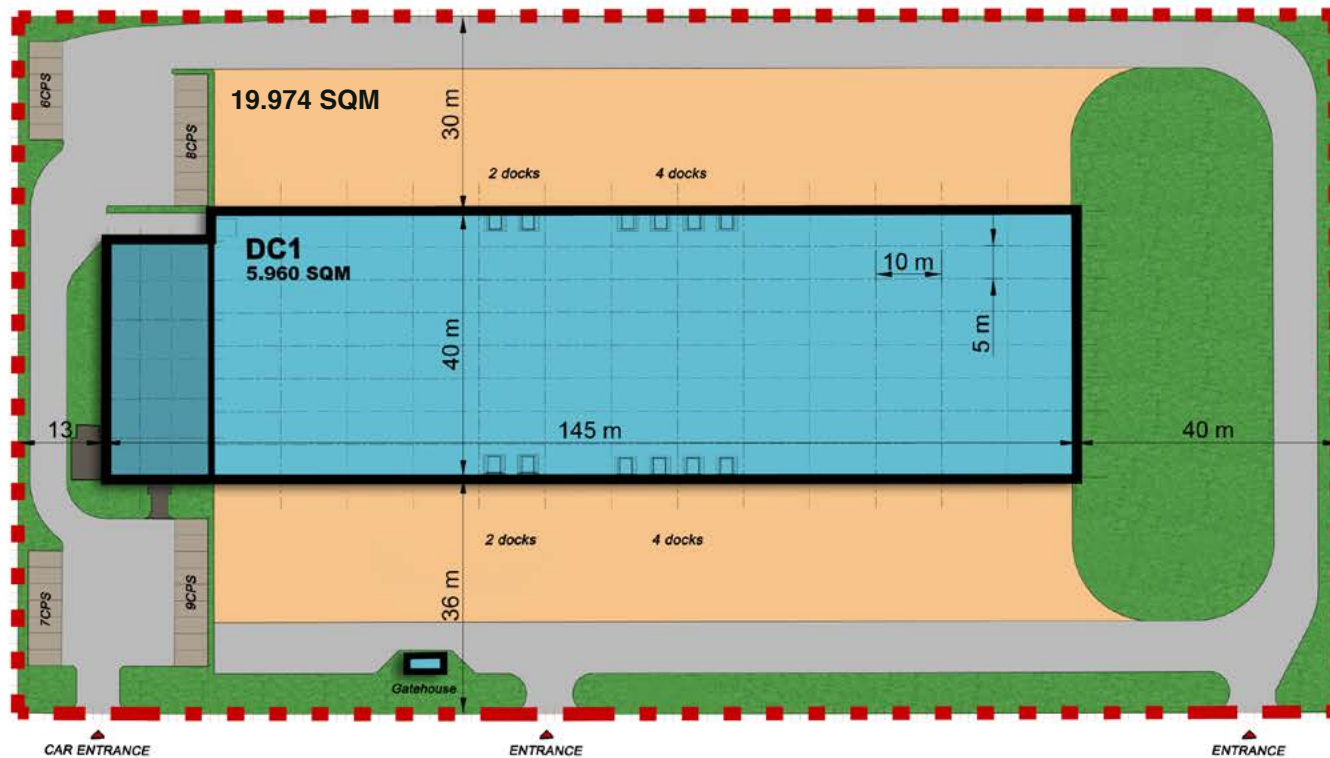


Location

Situated in the southwest region of Belgium, between the cities of Charleroi and Mons, lies our site of Houdeng-Gœgnies—a key player in the La Louvière logistics region. The rich industrial heritage of this region is marked by a significant demand from occupiers and a record of low vacancy rates, which drives further rental growth.

One of the key factors contributing to the success of Houdeng-Gœgnies is its prime location. Situated adjacent to the E19 highway, the site offers excellent connectivity to the Belgian road network. Additionally, Houdeng-Gœgnies benefits from its close proximity to Brussels-South-Charleroi Airport. The combination of a well-connected highway network and an international airport makes Houdeng-Gœgnies an attractive location for logistics and distribution businesses.

The logistics region of La Louvière has established itself as a highly sought-after destination for businesses operating in the industry. It has drawn attention by setting a record for the lowest prime logistics yield in Belgium. This achievement reflects the region's exceptional investment potential, making it an attractive proposition for investors and developers alike.



TOTAL AREA OVERVIEW

Prologis Park La Louvière DC1

Warehouse 5,373 SQM

Office 587 SQM

Total 5,960 SQM

Parking 102 pcs

Total Ground Area 19,974 SQM

Prologis Park La Louvière DC1 Specifications

Building description

Warehouse

- Loading dock(s)+leveler : 8.
- Concrete polished floor.
- Sprinklers.
- Span : 40 m.
- Roof in metallic sandwich panels.
- Changing rooms L/G
- Toilets L/G.
- Emergency exit.
- Entrance lorries, electr. : 1.
- Smoke curtains.
- Eaves height : 5 m.
- Forklift loading area.
- Skylight(s).
- Steel frame.
- Metallic sandwich panels.
- Loading docks : 72.

Exterior

- Fence.
- Parkings.

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.



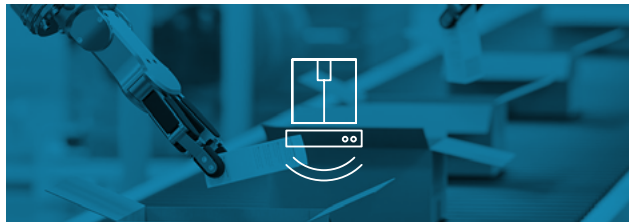
SOLARSMART

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.

PROLOGIS BENELUX

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