



Available for lease

Green Square Logistics I, Aalsmeer



*Achieve
Ambitions*



Green Square Logistics I, Aalsmeer

A high-quality warehouse of a total surface of approximately 24,081 sq.m. will be developed at Green Square Business Campus in Aalsmeer. The development will be ready in Q3 2022 and will meet all the modern specs of logistics real estate with sufficient parking on site.

Location

Green Square Logistics I is the perfect choice if you wish to optimize your (logistics) operations. Why, you ask? The development is ideally located in the heart of the Randstad: between Amsterdam Schiphol Airport, Aalsmeer and the Aalsmeer Flower Auction.

With both the city center of Amsterdam and the airport at short distance, Aalsmeer makes an unprecedented sustainable and healthy location for companies active in the high-tech (floriculture) sector, Home Gift & Garden sector, manufacturing industries and/or logistics. The vibrant Green Square is future-proof and offers a wide choice for local, regional and international businesses.

The area around Amsterdam Schiphol Airport has become an international hub, with many logistic businesses within 5 min. These businesses offer a wide range of services in the field of warehousing, order picking and transport, customs formalities, storage and maintenance and other logistic services.

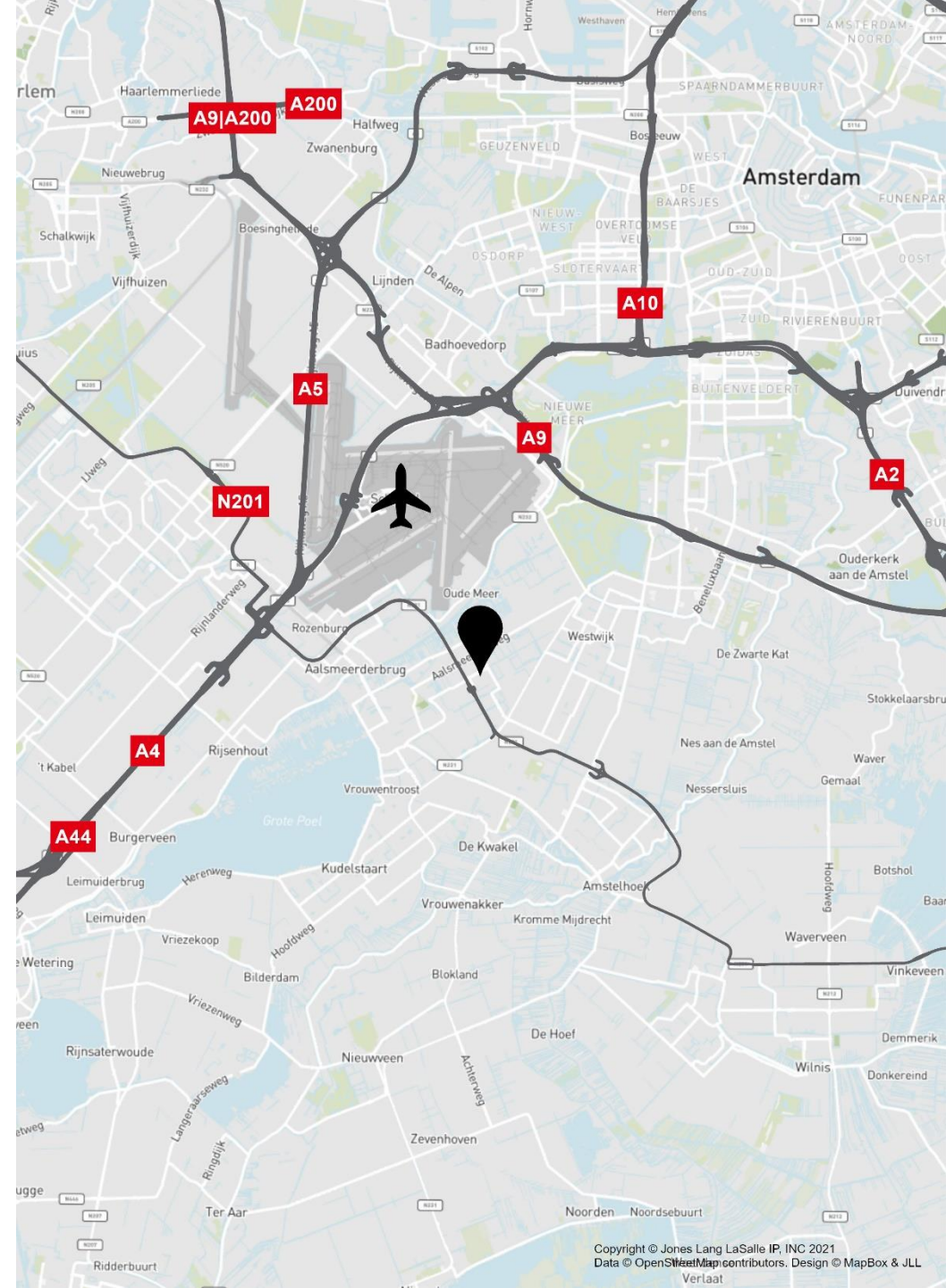
Accessibility

By car

The warehouse is excellent accessible with its own exit on the N201. By car, Amsterdam is accesible in 15 minutes and the airport is only a 5-minute drive away.

By public transport

Starting in December 2021, a (temporary) bus connection is planned with a route and stop via the Zwarteweg. In mid-2023, the bus route will run permanently over the Middenweg and will stop at the Middenweg Oost bus stop, which is located on walking distance from the development.



Available spaces

Approx 24,081 sq.m. (GFA) is currently available for rent, divided as follows:

Description		Surface (GFA)
Warehouse		19,686 sq.m.
Mezzanine		2,723 sq.m.
Office space	ground floor	719 sq.m.
Office space	first floor	526 sq.m.
Office space	second floor	427 sq.m.
Total		24,081 sq.m.

The property also has a roof terrace of approx. 93 sq.m on the second floor.

Parking

159 parking spaces on site.





Delivery level

Green Square Logistics I will be delivered according the modern logistics standard, including among others:

Warehouse:

- Clear height of 12.3 m¹;
- Maximum floor load of approx. 5,000 kg/sq.m.;
- 22 loading docks;
- 2 overheaddoors on ground level;
- ESFR sprinkler system (K25);
- LED-lighting.

Office space:

- ESFR sprinkler system (K25);
- Maximum floor load of approx. 5,000 kg/sq.m.;
- Fitted with underfloor heating.
- Suspended ceiling;
- LED-lighting.

Outside terrain:

- Fully fenced;
- 3 gates;
- 159 parking spaces for cars;
- Bike parking;
- 16 EV-parking spaces

Rent

To be determined.

Service charges

To be determined.

Lease term

10 years with a 5 year renewal period. The notice period is 12 months.

Commencement date

In consultation. Construction will be completed in Q3 2022.

Lease agreement

Lease of Office Accommodation and other Commercial Accommodation established by the Real Estate Council (ROZ) 2015.

VAT

All amounts exclude service costs and Value Added Tax (VAT).



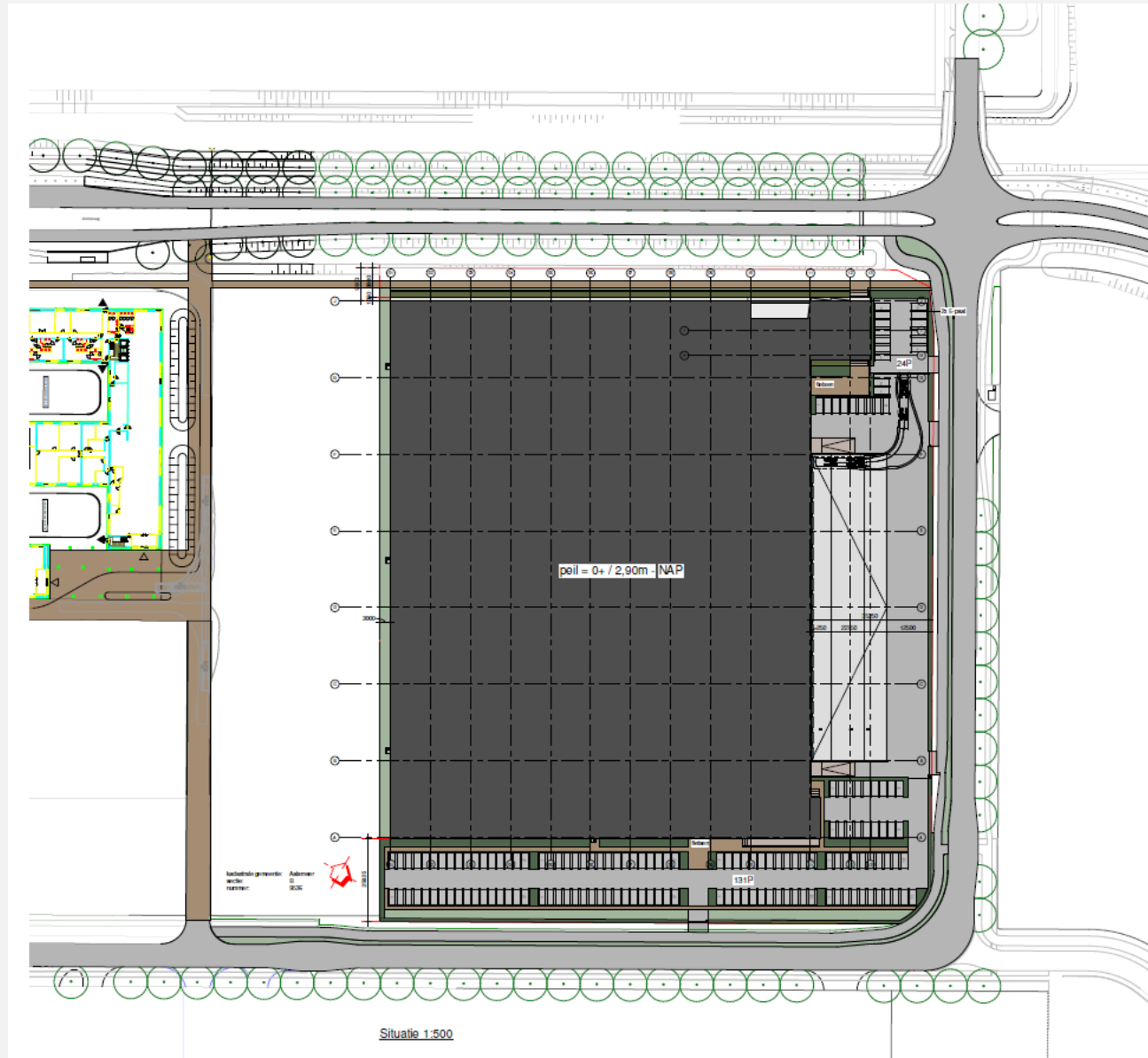
Photos

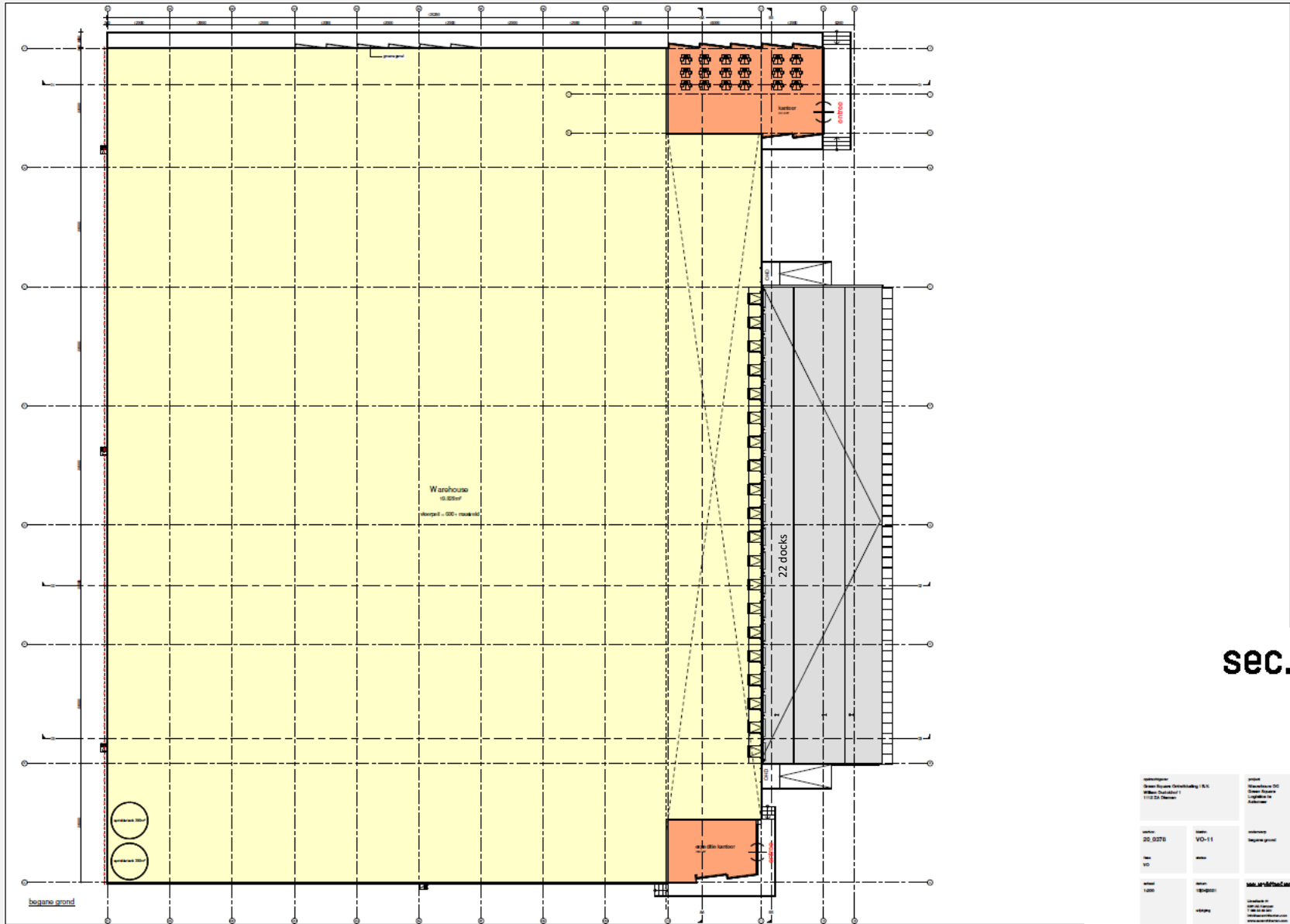


Photos



Floor plans





SEC.

Onderneming Green Square Development B.V. Willem Ruiterdijk 1 1112 CA, Oostzaan		Project Warehouse 00 Green Square Logistics 10	
Locatie 20_0276 101	Plan VO-11 101	Versie Begane grond	
Teken 1001	Datum 18-09-2021	Makelaar/DeLijn Looijen & 1000 Amsterdam 020 487 2222 www.delijn.nl	

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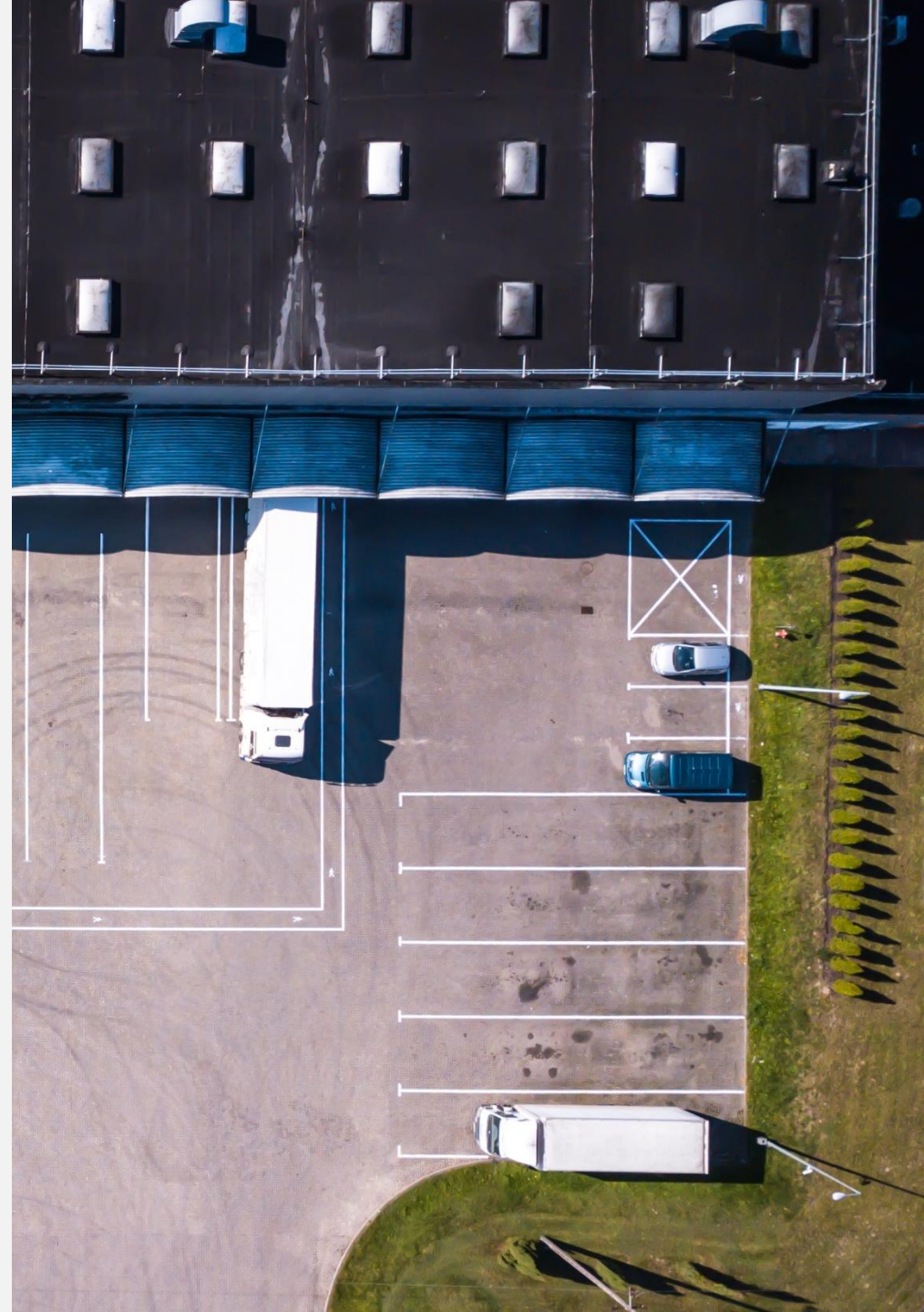
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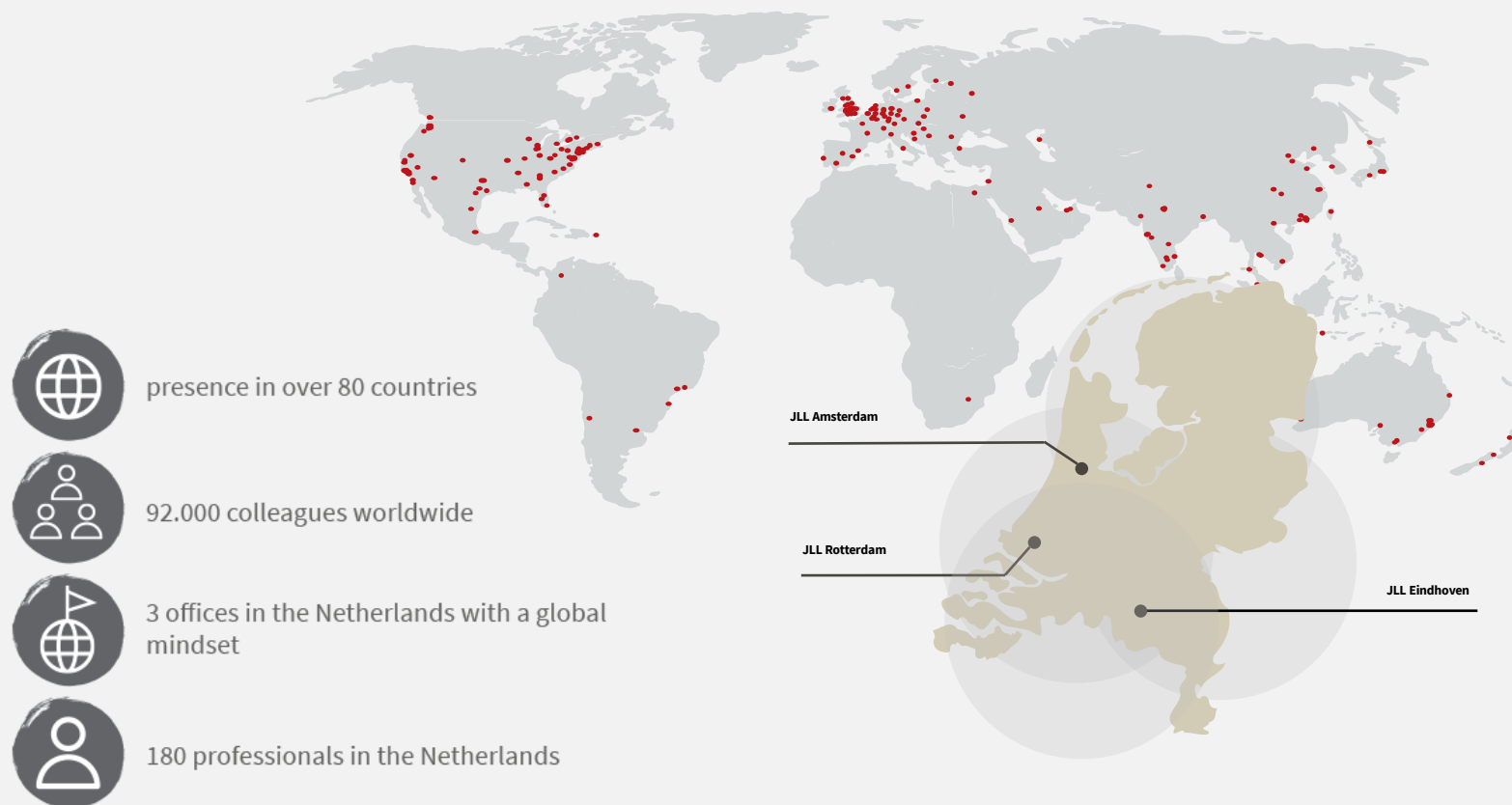
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