

# BUILDING #3



## General building specification:

LOCATION:	PARQUE INDUSTRIAL NELSON II (Venustiano Carranza #350), Mexicali B.C. CP. 21383
PROPERTY AREA	12,014.81 M2
BUILDING AREA:	<b>60,841.92 SqFt / 5,652.40 m2</b> Warehouse 57,888.31 SqFt / 5,378 m2 offices: 2,953.61 SqFt / 274.40 m2
HVAC	Offices area will have HVAC , Exhaust fans on bathrooms
STRUCTURE (PRODUCTION WAREHOUSE AREA)	BUILDING CONFORMS WITH IBC CODES AND HAS A 5,652.40 m2 AREA OR 60,841.92 SQ FT
	MAX. HEIGHT: 35.37 FT
	CLEAR HEIGHT: 27.98 FT
<a href="#">More specifications: &gt;&gt;</a>	



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<b>FLOOR SLAB:</b>	6" CONCRETE PAD 3500 PSI  SEALED CONTROL AND CONSTRUCTION JOINTS  FLOOR HARDENER FINISH.
<b>ROOF:</b>	KR-18 SSR 24 GA WITH R-19 FIBERGLASS  STORM WATER COLLECTION GUTTERS AND DOWNSPOUTS
<b>WALLS:</b>	TERNIUM 2" PANEL R-11 26/26 gauge  WINDOWS FOR NATURAL LIGHTING
<b>LIGHTING:</b>	SUBSTATION: 1/112.5 KVA 30 FT/CANDLE IN PRODUCTION AREA (BASIC)
<b>RESTROOMS:</b>	Office Area
<b>DOCKS:</b>	6 DOCKS AVAILABLE (1 @ 10,000 SQ FT) with Dock levelers and 1 Floor Dock.
<b>PARKING SPACES</b>	45 Spaces
<b>MANEUVEURING YARD:</b>	1,800m2 (CONCRETE)
<b>FIRE PROTECTION:</b>	LOCAL CODES BUT PARK HAS A CENTRALIZED FIRE PROTECTION SYSTEM UNDER NFPA AND FM STANDARDS.
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