



General building specification:

LOCATION:

PARQUE INDUSTRIAL NELSON II (Venustiano Carranza #350),
Mexicali B.C. CP. 21383

PROPERTY AREA

12,014.81 M2

BUILDING AREA:

65,651 SqFt / 6,002.42m2

Warehouse 60,106.35 SqFt/ 5,487.31m2

offices: 5,544.6SqFt / 515.11m2

STRUCTURE (PRODUCTION WAREHOUSE AREA)

BUILDING CONFORMS WITH IBC CODES AND HAS A 5,452.20 m2
AREA OR 58,687 SQ FT

MAX. HEIGHT: 35.37 FT

MIN. HEIGHT: 28 FT

[More specifications: >>](#)

FLOOR SLAB:

6" CONCRETE PAD 3500 PSI

SEALED CONTROL AND CONSTRUCTION JOINTS

FLOOR HARDENER FINISH.

ROOF:

KR-18 SSR 24 GA WITH R-19 FIBERGLASS

STORM WATER COLLECTION GUTTERS AND DOWNSPOUTS

WALLS:

TERNIUM 2" PANEL R-11 26/26 gauge

WINDOWS FOR NATURAL LIGHTING

LIGHTING:

SUBSTATION: 1/225 KVA
30 FT/CANDLE IN PRODUCTION AREA (BASIC)

RESTROOMS:

AT THE MOMENT ONLY IN OFFICE AREA.
RESTROOMS IN WAREHOUSE AREA TO BE CONSTRUCTED.

DOCKS:

6 DOCKS AVAILABLE (1 @ 10,000 SQ FT) with Dock levelers and 1 Floor Dock.

PARKING SPACES

MANEUVEURING YARD:

1,800m2 (CONCRETE)

FIRE PROTECTION:

LOCAL CODES BUT PARK HAS A CENTRALIZED FIRE PROTECTION SYSTEM UNDER NFPA AND FM STANDARDS.

FOR MORE
INFORMATION:

HUMBERTO JUAREZ NELSON.

Director of Marketing and Business Development

hjn@nelson.com.mx

Telephone Numbers

Phone: (760) 357 0309

[Mexico:+52 \(686\) 553-4088](tel:+526865534088)