

NORTHEAST INVENTORY BUILDINGS



YOUR NEW INDUSTRIAL BUILDING
IS AVAILABLE

State	City	Industrial Park Code	Available Buildings	STATUS	Building Area	Expasion	Operation
Nuevo Leon	Apodaca	OMA	SPEC X	Available 3Q '23	10,436 m ²	27,258 m ²	Lease
		VAIP	SPEC B	Available 1Q '23	19,838 m ²	-	Lease
		VAIP	SPEC C	Available 2Q '23	6,696 m ²	11,748 m ²	Lease
		VAIP	SPEC E	Available 3Q '23	19,271 m ²	-	Lease
	Cienega de Flores	MTP	SPEC VII	Available 4Q '22	10,796 m ²	-	Lease
	Escobedo	VEP II	SPEC VII	Available 4Q '22	21,639 m ²	41,850 m ²	Lease
	Guadalupe	Acueducto	SPEC VII	Available 3Q '23	4,888 m ²	-	Lease
Coahuila	Santa Catarina	VSCIP	SPEC IX	Available 2Q '23	9,858 m ²	-	Lease
	Ramos Arizpe	VRAIP II	SPEC IV	Available 2Q '23	4,232 m ²	-	Lease
		VRAIP III	SPEC II	Available 3Q '23	15,563 m ²	-	Lease



APODACA. NUEVO LEON, MEX.

VYNMSA
Industrial Park

**AVAILABLE 3Q '23
FOR LEASE**

**OMA VYNMSA AERO INDUSTRIAL PARK
SPEC X**



LAND AREA:

20,901 M² | 224,976 SF



BUILDING AREA:

10,436 M² | 112,333 SF



EXPANSION:

27,258 M² | 293,407 SF



TOTAL AFTER EXPANSION:

37,694 M² | 405,740 SF



CLEAR HEIGHT: 10.94 M / 35'-11" FT



BAY SIZE: 50' X 69'-1"



LOADING DOCKS + RAMPS:

6 + 4 DOCKS & 2 RAMPS



STRUCTURE: STEEL RIGID FRAME



WALLS: PRE-CAST CONCRETE



FLOOR THICKNESS: 15 CM | 6"



ROOF: STANDING SEAM



PARKING SPACES: 86



PARK FENCE: TOTALLY FENCED



CONTROLLED ACCESS: CCTV 24/7



SUBSTATION (KVA'S): ACCORDING
TO THE CLIENT'S PROJECT.



APODACA. NUEVO LEON, MEX.



**AVAILABLE 1Q '23
FOR LEASE**

**VYNMSA APODACA INDUSTRIAL PARK
SPEC B**



LAND AREA:

36,617 M² | 394,142 SF



BUILDING AREA:

19,838 M² | 213,535 SF



CLEAR HEIGHT: 9.75 M | 32 FT



BAY SIZE: 50' X 77'-5"



LOADING DOCKS + RAMPS:

12 + 8 DOCKS & 2 RAMPS



PARKING SPACES: 165



STRUCTURE: STEEL RIGID FRAME



WALLS: PRE-CAST CONCRETE



FLOOR THICKNESS: 15 CM | 6"



ROOF: STANDING SEAM



PARK FENCE: TOTALLY FENCED



CONTROLLED ACCESS: CCTV 24/7



SUBSTATION (KVA'S): ACCORDING
TO THE CLIENT'S PROJECT.



APODACA. NUEVO LEON, MEX.

**AVAILABLE 2Q '23
FOR LEASE**

**VYNMSA APODACA INDUSTRIAL PARK
SPEC C**



LAND AREA:

13,149 M² | 141,534 SF



BUILDING AREA:

6,696 M² | 72,073 SF



EXPANSION:

11,748 M² | 126,457 SF



TOTAL AFTER EXPANSION:

18,444 M² | 198,530 SF



CLEAR HEIGHT: 9.75 M | 32 FT



BAY SIZE: 33' - 6" X 81' - 4"



LOADING DOCKS + RAMPS:

3 + 1 DOCKS & 1 RAMP



STRUCTURE: STEEL RIGID FRAME



WALLS: PRE-CAST CONCRETE



FLOOR THICKNESS: 15 CM | 6"



ROOF: STANDING SEAM



PARK FENCE: TOTALLY FENCED



CONTROLLED ACCESS: CCTV 24/7



SUBSTATION (KVA'S): ACCORDING
TO THE CLIENT'S PROJECT.



PARKING SPACES: 64



APODACA. NUEVO LEON, MEX.

VYNMSA
Industrial Park

**AVAILABLE 3Q '23
FOR LEASE**

**VYNMSA APODACA INDUSTRIAL PARK
SPEC E**



LAND AREA:

37,495 M² | 403,593 SF



BUILDING AREA:

19,272 M² | 207,440 SF



CLEAR HEIGHT: 11.07 M | 36'-4" FT



BAY SIZE: 50' X 80'-4"



LOADING DOCKS + RAMPS:

6 + 4 DOCKS & 2 RAMPS



PARKING SPACES: 159



STRUCTURE: STEEL RIGID FRAME



WALLS: PRE-CAST CONCRETE



FLOOR THICKNESS: 15 CM | 6"



ROOF: STANDING SEAM



PARK FENCE: TOTALLY FENCED



CONTROLLED ACCESS: CCTV 24/7



SUBSTATION (KVA'S): ACCORDING
TO THE CLIENT'S PROJECT.



CIENEGA DE FLORES. NUEVO LEON.



**AVAILABLE 4Q '22
FOR LEASE**

**MONTERREY TECHNOLOGY PARK
SPEC VII**



LAND AREA:

21,129 M² | 227,430 SF



BUILDING AREA:

10,796 M² | 116,208 SF



CLEAR HEIGHT: 9.14 M | 30 FT



BAY SIZE: 83' X 31'-9"



LOADING DOCKS + RAMPS:

6 + 4 DOCKS & 2 RAMPS



PARKING SPACES: 109



STRUCTURE: STEEL RIGID FRAME



WALLS: PRE-CAST CONCRETE



FLOOR THICKNESS: 15 CM | 6"



ROOF: STANDING SEAM



PARK FENCE: TOTALLY FENCED



CONTROLLED ACCESS: CCTV 24/7



SUBSTATION (KVA'S): ACCORDING
TO THE CLIENT'S PROJECT.



ESCOBEDO. NUEVO LEON, MEX.

**AVAILABLE 4Q '22
FOR LEASE**

**VYNMSA ESCOBEDO PARK
SPEC VII**



LAND AREA:

41,394 M² | 445,61 SF



BUILDING AREA:

21,639 M² | 232,920 SF



EXPANSION:

41,850 M² | 450,463 SF



TOTAL AFTER EXPANSION:

63,489 M² | 683,383 SF



CLEAR HEIGHT: 12.07 M | 39'-7" FT



BAY SIZE: 50' X 71' - 10"



LOADING DOCKS + RAMPS:

8 + 6 DOCKS & 2 RAMPS



STRUCTURE: STEEL RIGID FRAME



WALLS: PRE-CAST CONCRETE



FLOOR THICKNESS: 15 CM | 6"



ROOF: STANDING SEAM



PARKING SPACES: 203



PARK FENCE: TOTALLY FENCED



CONTROLLED ACCESS: CCTV 24/7



SUBSTATION (KVA'S): ACCORDING
TO THE CLIENT'S PROJECT.



GUADALUPE. NUEVO LEON, MEX.



**AVAILABLE 3Q '23
FOR LEASE**

**ACUEDUCTO INDUSTRIAL PARK
SPEC VII**



LAND AREA:

9,371 M² | 100,868 SF



BUILDING AREA:

4,888 M² | 52,614 SF



CLEAR HEIGHT: 10.33 M | 33'-11" FT



BAY SIZE: 33' - 5 5/8" X 73' - 2 3/4"



LOADING DOCKS + RAMPS:

3 + 1 DOCKS & 1 RAMP



PARKING SPACES: 39



STRUCTURE: STEEL RIGID FRAME



WALLS: PRE-CAST CONCRETE



FLOOR THICKNESS: 15 CM | 6"



ROOF: STANDING SEAM



PARK FENCE: TOTALLY FENCED



CONTROLLED ACCESS: CCTV 24/7



SUBSTATION (KVA'S): ACCORDING
TO THE CLIENT'S PROJECT.



SANTA CATARINA. NUEVO LEON, MEX.

VYNMSA
Industrial Park

**AVAILABLE 2Q '23
FOR LEASE**

**VYNMSA SANTA CATARINA IND'L PARK
SPEC IX**



LAND AREA:

18,820 M² | 202,576 SF



BUILDING AREA:

9,859 M² | 106,117 SF



CLEAR HEIGHT: 9.43 M | 30'-11" FT



BAY SIZE: 69' - 9" X 33' - 6"



LOADING DOCKS + RAMPS:

5 + 5 DOCKS & 1 RAMP



PARKING SPACES: 71



STRUCTURE: STEEL RIGID FRAME



WALLS: PRE-CAST CONCRETE



FLOOR THICKNESS: 15 CM | 6"



ROOF: STANDING SEAM



PARK FENCE: TOTALLY FENCED



CONTROLLED ACCESS: CCTV 24/7



SUBSTATION (KVA'S): ACCORDING
TO THE CLIENT'S PROJECT.



RAMOS ARIZPE. COAHUILA, MEX.

VYNMSA
Industrial Park

**AVAILABLE 2Q '23
FOR LEASE**

**VYNMSA RAMOS ARIZPE IND'L PARK II
SPEC IV**



LAND AREA:

7,933 M² | 85,390 SF



BUILDING AREA:

4,232 M² | 45,553 SF



CLEAR HEIGHT: 9.16 M | 30'-11" FT



BAY SIZE: 66'-6" X 33'-6"



LOADING DOCKS + RAMPS:

2 + 1 DOCKS & 1 RAMP



PARKING SPACES: 24



STRUCTURE: STEEL RIGID FRAME



WALLS: PRE-CAST CONCRETE



FLOOR THICKNESS: 15 CM | 6"



ROOF: STANDING SEAM



PARK FENCE: TOTALLY FENCED



CONTROLLED ACCESS: CCTV 24/7



SUBSTATION (KVA'S): ACCORDING
TO THE CLIENT'S PROJECT.



RAMOS ARIZPE, COAHUILA, MEX.

VYNMSA
Industrial Park

**AVAILABLE 3Q '23
FOR LEASE**

**VYNMSA RAMOS ARIZPE IND'L PARK III
SPEC II**



LAND AREA:

30,722 M² | 330,689 SF



BUILDING AREA:

15,563 M² | 167,519 SF



CLEAR HEIGHT: 9.43 M | 30'-11" FT



BAY SIZE: 50' X 77' - 9"



LOADING DOCKS + RAMPS:

6 + 4 DOCKS & 2 RAMP



PARKING SPACES: 89



STRUCTURE: STEEL RIGID FRAME



WALLS: PRE-CAST CONCRETE



FLOOR THICKNESS: 15 CM | 6"



ROOF: STANDING SEAM



PARK FENCE: TOTALLY FENCED



CONTROLLED ACCESS: CCTV 24/7



SUBSTATION (KVA'S): ACCORDING
TO THE CLIENT'S PROJECT.



State	City	Industrial Park Code	Available Buildings	STATUS	Building Area	Expansion	Operation
Guanajuato	Apaseo	VAIP	SPEC I	Available NOW	4,945 m ²	15,504 m ²	Lease
	Celaya	VCIP	SPEC II	Available NOW	4,945 m ²	13,872 m ²	Lease
	Irapuato	VGIP	SPEC V	Available 1Q '23	5,765 m ²	5,716 m ²	Lease
	Leon	VLIP	SPEC VIII	Available 1Q '23	6,015 m ²	3,408 m ²	Lease
	San Miguel de Allende	SMA	SPEC II	Available 1Q '23	6,351 m ²	6,501 m ²	Lease
	Silao	VGPI II	SPEC C	Available 4Q '22	5,041 m ²	3,570 m ²	Lease
Queretaro	El Marques	VQIP	SPEC IV	Available 4Q '22	5,689 m ²	3,223 m ²	Lease
San Luis Potosi	San Luis Potosi	Logistik II - VSLIP	SPEC I	Available 1Q '23	4,697 m ²	19,492 m ²	Lease
			SPEC III	Available 4Q '22	6,181 m ²	11,220 m ²	Lease



APASEO, GUANAJUATO, MEX.

**AVAILABLE NOW
FOR LEASE**

**VYNMSA APASEO INDUSTRIAL PARK
SPEC I**



LAND AREA:

9,805 M² | 105,542 SF



BUILDING AREA:

4,945 M² | 53,225 SF



EXPANSION:

15,504 M² | 166,884 SF



TOTAL AFTER EXPANSION:

20,449 M² | 220,109 SF



CLEAR HEIGHT: 9.14 M | 30 FT



BAY SIZE: 33' - 6" X 86' - 6"



LOADING DOCKS + RAMPS:

3 + 1 DOCKS & 1 RAMP



STRUCTURE: STEEL RIGID FRAME



WALLS: PRE-CAST CONCRETE



FLOOR THICKNESS: 15 CM | 6"



ROOF: STANDING SEAM



PARKING SPACES: 46



PARK FENCE: TOTALLY FENCED



CONTROLLED ACCESS: CCTV 24/7



SUBSTATION (KVA'S): 30MVA



CELAYA, GUANAJUATO, MEX.



AVAILABLE NOW FOR LEASE

VYNMSA CELAYA INDUSTRIAL PARK SPEC II



LAND AREA:

10,841 M² | 116,689 SF



BUILDING AREA:

4,945 M² | 53,225 SF



EXPANSION:

13,872 M² | 149,317 SF



TOTAL AFTER EXPANSION:

18,817 M² | 202,542 SF



CLEAR HEIGHT: 9.14 M | 30 FT



BAY SIZE: 33' - 6" X 86' - 6"



LOADING DOCKS + RAMPS:

2 + 1 DOCKS & 1 RAMP



STRUCTURE: STEEL RIGID FRAME



WALLS: PRE-CAST CONCRETE



FLOOR THICKNESS: 15 CM | 6"



ROOF: STANDING SEAM



PARKING SPACES: 48



PARK FENCE: TOTALLY FENCED



CONTROLLED ACCESS: CCTV 24/7



SUBSTATION (KVA'S): 30MVA



IRAPUATO, GUANAJUATO, MEX.



AVAILABLE 1Q 2023 FOR LEASE

VYNMSA GUANAJUATO INDUSTRIAL PARK SPEC V



LAND AREA:

13,072 M² | 140,703 SF



BUILDING AREA:

5,765 M² | 62,055 SF



EXPANSION:

5,716 M² | 61,530 SF



TOTAL AFTER EXPANSION:

11,481 M² | 123,585 SF



CLEAR HEIGHT: 9.14 M | 30 FT



BAY SIZE: 33' - 6" X 86' - 7"



LOADING DOCKS + RAMPS:

3 + 2 DOCKS & 1 RAMP



STRUCTURE: STEEL RIGID FRAME



WALLS: PRE-CAST CONCRETE



FLOOR THICKNESS: 15 CM | 6"



ROOF: STANDING SEAM



PARKING SPACES: 42



PARK FENCE: TOTALLY FENCED



CONTROLLED ACCESS: CCTV 24/7



SUBSTATION (KVA'S): 20MVA



LEON, GUANAJUATO, MEX.

VYNMSA
Industrial Park

**AVAILABLE 1Q 2023
FOR LEASE**

**VYNMSA LEON INDUSTRIAL PARK
SPEC VIII**



LAND AREA:

13,375 M² | 143,967 SF



BUILDING AREA:

6,015 M² | 64,749 SF



CLEAR HEIGHT: 10.33 M | 33' - 11"



BAY SIZE: 33' - 6" X 67' - 9"



LOADING DOCKS + RAMP:

3 + 2 DOCKS & 1 RAMP



PARKING SPACES: 51



STRUCTURE: STEEL RIGID FRAME



WALLS: PRE-CAST CONCRETE



FLOOR THICKNESS: 15 CM | 6"



ROOF: STANDING SEAM



PARK FENCE: TOTALLY FENCED



CONTROLLED ACCESS: CCTV 24/7



SUBSTATION (KVA'S): ACCORDING
TO THE CLIENT'S PROJECT.



SAN MIGUEL, GUANAJUATO, MEX.



**AVAILABLE 1Q 2023
FOR LEASE**

**POLIGONO SAN MIGUEL DE ALLENDE
SPEC II**



LAND AREA:

12,951 M² | 139,403 SF



BUILDING AREA:

6,351 M² | 68,358 SF



EXPANSION:

6,501 M² | 69,972 SF



TOTAL AFTER EXPANSION:

12,852 M² | 138,330 SF



CLEAR HEIGHT: 10.33 M | 33' - 11"



BAY SIZE: 33' - 6" X 69' - 1"



LOADING DOCKS + RAMP:

3 + 1 DOCKS & 1 RAMP



STRUCTURE: STEEL RIGID FRAME



WALLS: PRE-CAST CONCRETE



FLOOR THICKNESS: 15 CM | 6"



ROOF: STANDING SEAM



PARKING SPACES: 57



PARK FENCE: TOTALLY FENCED



CONTROLLED ACCESS: CCTV 24/7



SUBSTATION (KVA'S): ACCORDING
TO CLIENT'S PROJECT



SILAO, GUANAJUATO, MEX.



AVAILABLE 4Q 2022 FOR LEASE

VYNMSA GUANAJUATO PTO INTERIOR I SPEC C



LAND AREA:

9,575 M² | 103,068 SF



BUILDING AREA:

5,041 M² | 54,258 SF



EXPANSION:

3,570 M² | 38,427 SF



TOTAL AFTER EXPANSION:

8,611 M² | 92,685 SF



CLEAR HEIGHT: 9.14 M / 30 FT



BAY SIZE: 75' - 6 5/8" X 33' - 5 5/8"



LOADING DOCKS + RAMPS:

3 + 2 DOCKS & 1 RAMP



STRUCTURE: STEEL RIGID FRAME



WALLS: PRE-CAST CONCRETE



FLOOR THICKNESS: 15 CM | 6"



ROOF: STANDING SEAM



PARKING SPACES: 50



PARK FENCE: TOTALLY FENCED



CONTROLLED ACCESS: CCTV 24/7



SUBSTATION (KVA'S): ACCORDING TO CLIENT'S PROJECT



EL MARQUES, QUERETARO, MEX.

**AVAILABLE 4Q 2022
FOR LEASE**

**VYNMSA QUERETARO INDUSTRIAL PARK
SPEC IV**



LAND AREA:

12,301 M² | 132,406 SF



BUILDING AREA:

5,689 M² | 61,234 SF



EXPANSION:

3,223 M² | 34,694 SF



TOTAL AFTER EXPANSION:

8,812 M² | 95,928 SF



CLEAR HEIGHT: 9.14 M | 30 FT



BAY SIZE: 33' - 6" X 85' - 5"



LOADING DOCKS + RAMPS:

3 + 2 DOCKS & 1 RAMP



STRUCTURE: STEEL RIGID FRAME



WALLS: PRE-CAST CONCRETE



FLOOR THICKNESS: 15 CM | 6"



ROOF: STANDING SEAM



PARKING SPACES: 58



PARK FENCE: TOTALLY FENCED



CONTROLLED ACCESS: CCTV 24/7



SUBSTATION (KVA'S): ACCORDING
TO CLIENT'S PROJECT



SAN LUIS POTOSI, SLP, MEX.

**AVAILABLE 1Q 2023
FOR LEASE**

**LOGISTIK INDUSTRIAL PARK II
SPEC I**



LAND AREA: 10,300 M² | 110,868 SF



BUILDING AREA: 4,697 M² | 50,553 SF



EXPANSION: 19,492 M² | 209,812 SF



TOTAL AFTER EXPANSION:

24,189 M² | 260,365 SF



CLEAR HEIGHT: 10.33 M | 33' – 11" FT



BAY SIZE: 33' – 6" X 73' – 11"



LOADING DOCKS + RAMPS:

3 + 1 DOCKS & 1 RAMP



BUILDING LIGHT: 300 LUVEX



FIRE PROTECTION SYSTEM: INSTALLED



SKYLIGHTS: 5% APPROX.



OFFICE AREA: 200 M² | 2,153 SF



VENTILATION SYSTEM: 2CPH



STRUCTURE: STEEL RIGID FRAME



WALLS: PRE-CAST CONCRETE



FLOOR THICKNESS: 15 CM | 6"



ROOF: STANDING SEAM



PARKING SPACES: 52



PARK FENCE: TOTALLY FENCED



CONTROLLED ACCESS: CCTV 24/7



SUBSTATION (KVA'S): 500 KVA



**GROUNDING AND LIGHTNING
PROTECTION:** EQUIPPED



SAN LUIS POTOSI, SLP, MEX.



**AVAILABLE 4Q 2022
FOR LEASE**

**LOGISTIK INDUSTRIAL PARK II
SPEC III**



LAND AREA:

10,449 M² | 112,472 SF



BUILDING AREA:

6,181 M² | 66,534 SF



EXPANSION:

11,220 M² | 120,778 SF



TOTAL AFTER EXPANSION:

17,401 M² | 187,312 SF



CLEAR HEIGHT: 9.14 M | 30 FT



BAY SIZE: 33' - 6" X 82' - 10"



LOADING DOCKS + RAMPS:

3 + 1 DOCKS & 1 RAMP



STRUCTURE: STEEL RIGID FRAME



WALLS: PRE-CAST CONCRETE



FLOOR THICKNESS: 15 CM | 6"



ROOF: STANDING SEAM



PARKING SPACES: 52



PARK FENCE: TOTALLY FENCED



CONTROLLED ACCESS: CCTV 24/7



SUBSTATION (KVA'S): ACCORDING
TO CLIENT'S PROJECT