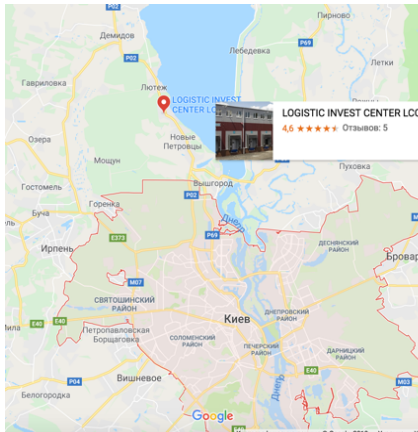


**WE OFFER  
FOR RENT**

## PHARMACEUTICAL MULTI-BUILDING WAREHOUSE OF "A" CLASS

### LOCATION

8A Dubrivska st., Stary Petrivtsi village, Vyshgorod district Kyiv region, Ukraine  
Highway P-02 (Kiev-Ovruch)  
To the border of Kyiv - 8.6 km  
Airport "Zhulyany" -31 km  
VKAD - 15 km



### PARAMETERS OF THE WAREHOUSE

**TOTAL AREA OF THE OBJECT- 9 500 SQ. M., WHICH INCLUDES:**

- warehousing facilities (1-st floor, 3 blocks)- 8 150 sq. m. (3570/2820/1760);
  - office premises (3-rd floor)-580 sq. m.;
  - technical, support and other premises (1 - 2-nd floors) - 670 sq. m.;
  - checkpoint (separate building, 2 floors) - 100 sq. m.
- Operational height -9 m.; top point of the roof - 13.5 m.; - column spacing 12 m. x 24 m.; concrete floor (load -5 tone. on sq. m.)

**GROUND AREA- 1,96 HA (LAND OWNERSHIP)**

### FACILITIES

**Beginning of operation -  
September 2012**

### TENANTS

Ltd. «Bravareks Ukraine»  
(09/2012 -01/2014)

**Public company  
«Farmak»(03/2014 -03/2019)**

- own boiler room
- Complete transformer substation (CTS)1000 kVA
- Complete transformer substation (CTS) 250 kVA
- sewerage system
- truck scales
- an external video surveillance system

- tracking system for 10 000 palletes
- 2 diesel generators for backup power supply
- supply and exhaust system of conditioning and creation of microclimate (regulation t 15 - 25°C and humidity up to 60%)
- 5 refrigerating chambers (t 2-8 °C or 8-15°C, humidity up to 60%) - comp. area of 500 sq. m
- automatic fire alarm, sprinkler system of water fire extinguishing
- sectional gates with hydraulic hoists - 12 pcs.



### LEASE TERMS

**THE OBJECT IS OFFERED FOR RENT SINCE 2019**

**It is possible to rent functional and separate parts of the warehouse complex:  
3570 sq. m. and 4580 sq. m.**

Structure of payments under the lease: rental payments, operational expenses, compensation of utility costs

Calculations are made in UAH according to the National Bank of Ukraine rate.



37256581  
LOGISTIC INVEST CENTER LLC



OFFICE@LOGISTICCENTER.COM.UA



+38 (096) 428-86-06  
IVAN AKDERLI  
CEO



+38 (067) 244-12-99  
NATALIIA MOSTYTSKA  
CFO