

KASSEL UNIT 7 MAGNA PARK



34123 Kassel
Germany



Clear Hight
10m



13,254



142,665



Available
FEB 2022

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KASSEL UNIT 7 MAGNA PARK

KASSEL ECONOMIC REGION

Due to its location in the middle of Germany, the Kassel region is a highly sought-after location for logistics, distribution and e-commerce. Every destination in Germany can be reached within 5 hours, 24/7 operation is possible. A transshipment station for combined freight traffic is located in the northern area of the GVZ.

The 13,254 SQ M (124,665 SQ FT) logistics hall is located in the southern area of Magna Park Kassel directly at the Kassel-South motorway junction (A7/A44).

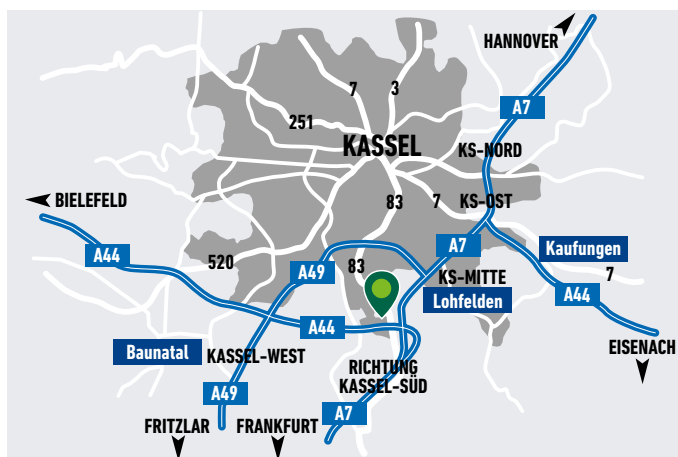
The GVZ has an excellent infrastructure with public transport, access to the KLV rail terminal, a truck depot with truck service workshops and hotels. Renowned companies such as Volkswagen, Rudolph Logistik, Zufall Logistik, SMA and Radial as well as



Strategic Location

A strategically well located site with direct access to the A7 and A44.

LOCATION AND TRAVEL DISTANCES



Destination	Km
Motorway access A7	1
Motorway access A44	7
Kreuz Kassel Mitte (A49/ A7)	7,5
Bad Hersfeld	63
Frankfurt Airport	196



Destination	Km
The Netherlands (NL)	300
Hamburg	313
Bremen	344
Munich	471

Office 340SQ M (3,660 SF)

21 Car parking spaces

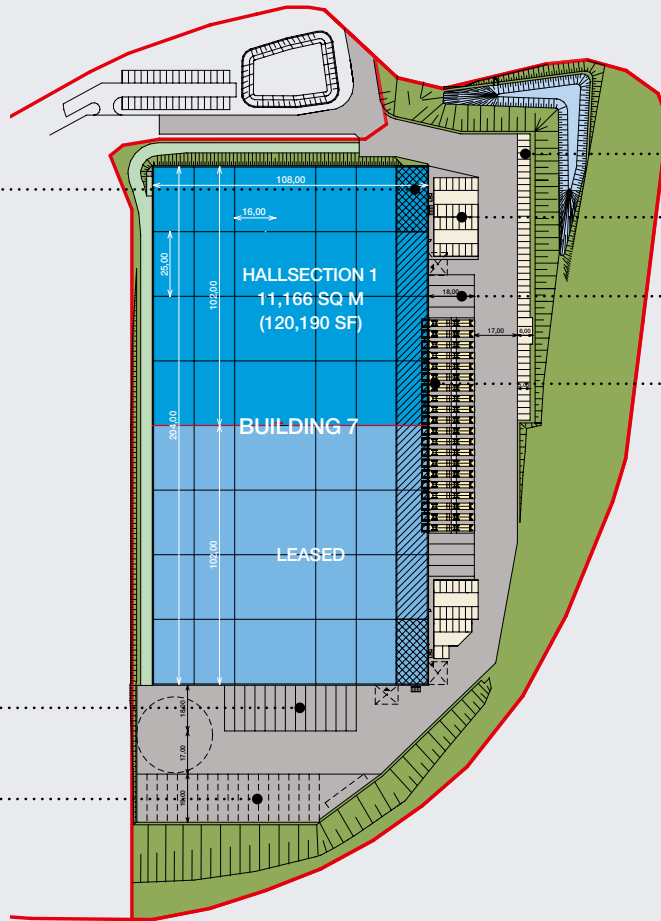
27 Car parking spaces

4 Trailer parking spaces

10 Dock Doors

Outdoor storage area

13 Trailer parking spaces



SITE & BUILDING SPECS



13,254



142,665



High spec

Warehouse	11,166 SQ M (120,190 SQ FT)
Mezzanine	966 SQ M (10,398 SQ FT)
Office / Social Rooms	340 SQ M (3,660 SQ FT)
Outdoor storage area	782 SQ M (8,417 SQ FT)
Car parking spaces	48
Trailer parking spaces	17
Dock Doors	10
Drive in Ramps	1
Floor loading capacity	5t/m ²
Clear Hight	10 m
ESFR-Sprinkler-System	



Kassel Unit 7 Magna Park
Lohfeldener Straße
34123 Kassel
Germany



SUSTAINABLE EXCELLENCE



GLP's logistics- and distribution properties meet high sustainability criteria worldwide through environmentally sound building solutions.

All new developments in Germany are certified to at least the DGNB Gold standard, making them more cost-effective to operate and maintain. In addition to reducing operating costs for users, GLP contributes to sustainability by improving the CO₂ balance, reducing energy and water consumption, and selecting certified and recyclable building materials.

GLP EUROPE

GLP is a leading global investment manager and business builder in logistics, real estate, infrastructure, finance and related technologies.

Our European operating portfolio consists of more than 4 million SQ M across the strategic logistic markets, which is 98% leased to blue chip customers such as Amazon, UPS and DHL. In addition, GLP Europe has a prime land bank which allows for the development of an additional 4 million SQ M.

GLP operates globally across Brazil, China, Europe, India, Japan, the U.S. and Vietnam. Our combined investing and operating expertise allows us to create value for our customers and investors, and have US\$97 billion in assets under management in real estate and private equity funds.



**approx. 43 million sq ft
portfolio**



**Leading with
innovation**



**European
market leader**



**Award winning
developments**

If you would like any further information on the building, or to arrange a meeting, please email or call:



GLP 

Diana Hohmeister
Senior Asset Manager

069 256 129 914
diana.hohmeister@glp.com

GLP

Taunusanlage 1 - Skyper, 18. OG, 60329 Frankfurt am Main, Germany
glp.com/eu