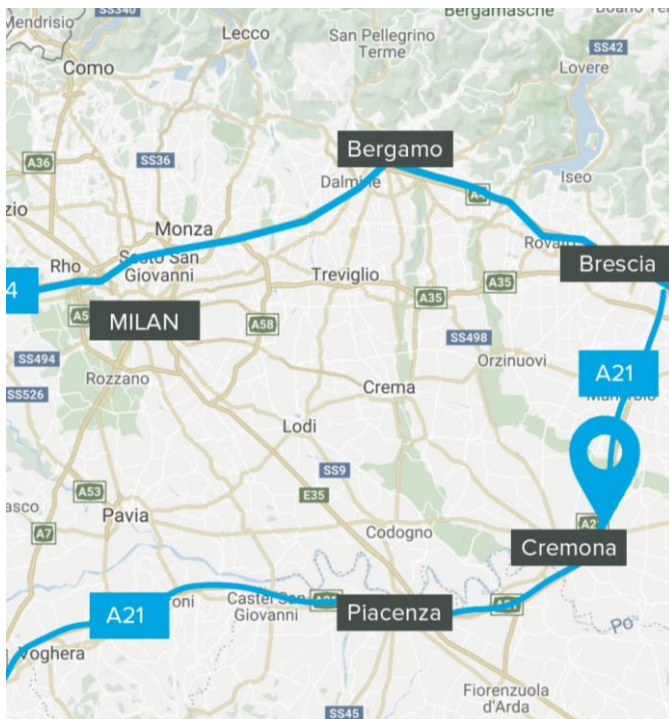
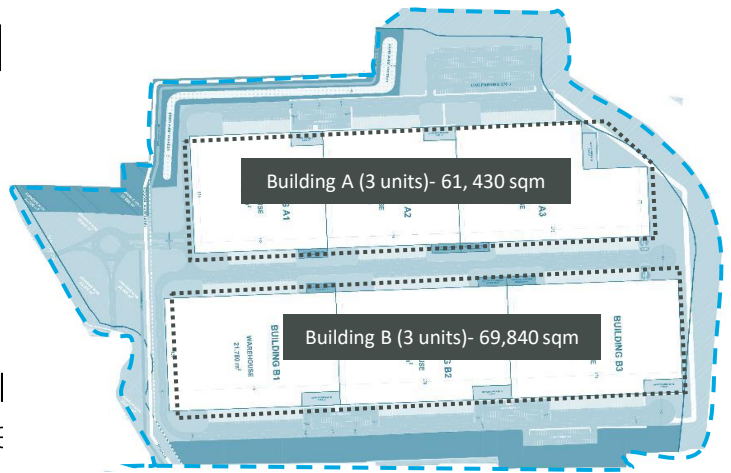


CREMONA (23,4 Ha) | Italy

45°08'54.4"N 10°04'39.6"E

UP TO 135,000 SQM
AVAILABLE WITHIN
18 MONTHS

Two speculatively developed
Grade-A logistics facilities in
Cremona, Lombardy, to the south
east of Milan and adjacent to the
A21 highway which connects
Piacenza and Brescia.



LOCATION CREMONA

Easy access to the A21 highway which links the area to both the E35, A4 and the wider Italian/European motorway network.

Access Point	Closest cities
A21 – 2 km	Piacenza – 40 km
E35 – 30 km	Brescia – 57 km
A4 – 45 km	Milan – 86 km



SITE INFORMATION

- The site is zoned as industrial and is suitable for logistics use, with all the utilities and urbanization in place.
- The site is located 100 km south east of Milan within the municipality of Cremona, 40 km east of Piacenza. From the site, it is 2km to the highway A21 (Piacenza – Brescia), via the SP10. It provides easy access to Milan, Turing and Brescia.
- The indicative potential building footprint provides for a scheme of 135,000 sqm of lettable area which will be divided into two units.

AREA BREAKDOWN

Warehouse	124,380 sqm
Office space	6,800 sqm
Mezzanine	TBD
Total buildable area	131,180 sqm
Truck docks	163
Parking trucks	33
Parking Cars	485



ABOUT LOGISTICS CAPITAL PARTNERS

Logistics Capital Partners is a pan-European Developer and Asset Manager specialized in logistics real estate. Since its launch in 2015, LCP has already allocated €400 million of development capital. LCP is known for its strong reputation and professional track record for delivering market leading exemplary projects and transactions. Currently, it has planned construction starts of 260,000 sqm and manages 450,000 sqm of logistics warehouses from its offices in the UK, Italy, Netherlands, Belgium, Spain and Luxembourg.

PERSON OF CONTACT

ANDREA BENVENUTI
 +39 333 67 91107
andrea@logisticscapitalpartners.com
www.logisticscapitalpartners.com



LCP Italy Srl

Via Ciovassino, 1A
 20121 Milan (MI)
 Italy
 T. +39 02 84 92 69 87

