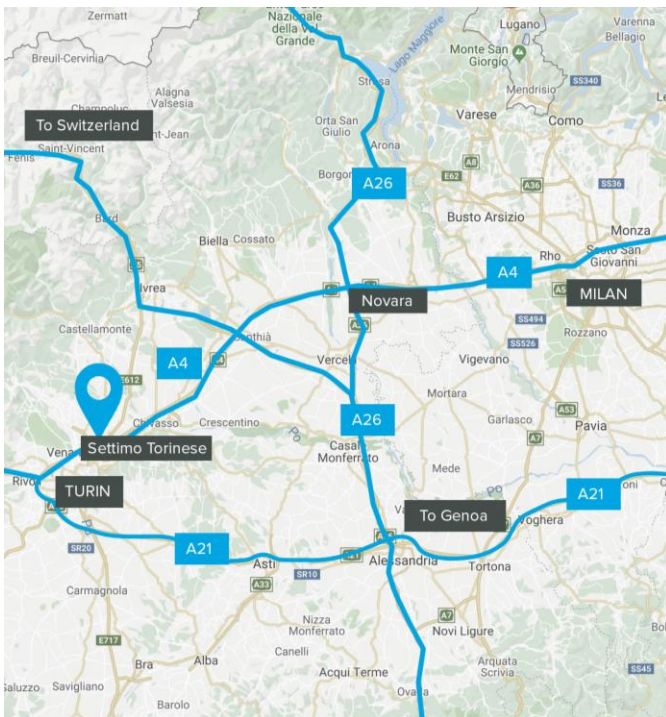
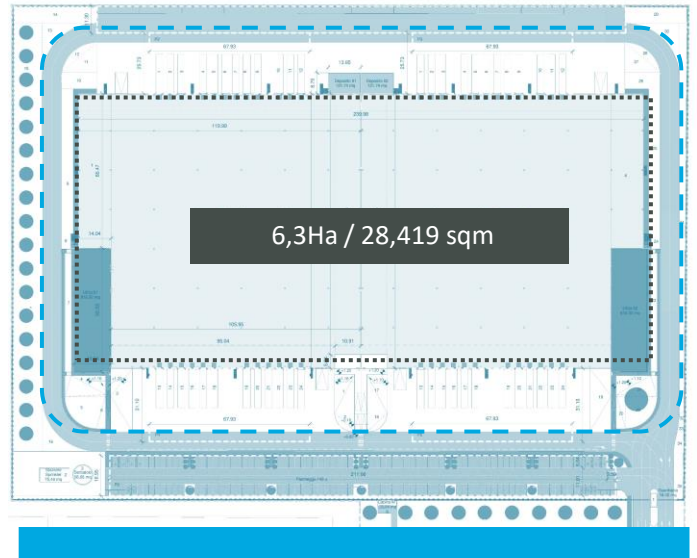


# TURIN (6,3 Ha) | ITALY

45°09'47.7"N 7°47'19.7"E

28,419 SQM  
AVAILABLE WITHIN  
18 MONTHS

Large scale logistics development site in the municipality of Settimo Torinese. The site is zoned industrial and suitable for logistics use. The site allows for the development of a new grade A logistics warehouse.



## LOCATION

### SETTIMO TORINESE, TURIN

Located near the city of Settimo Torinese close to Turin, the plot has easy access to the A4 and the A21.

LOGISTICS ACCESS	CITIES
A4 – 8 km	Milan – 135 km
A21 – 40 km	Piacenza – 185 km
	Turin – 16 km



## SITE INFORMATION

- Land zone for industrial use, with all the utilities in place.
- The site has direct access to the highway A4.
- The site is located 16km away from Turin whose metro area has a population of 2,2 million.
- The site allows for the development of 1 building with a total surface of 28,419 sqm

## AREA BREAKDOWN

Warehouse	26,524 sqm
Office space	1,633 sqm
Guardhouse	18 sqm
Technical space	244 sqm
<b>Total buildable area</b>	<b>28, 419 sqm</b>
Truck docks	48
Parking trucks	12
Parking Cars	149



## 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.

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