



Project Information

Pesetaweg

Pesetaweg 32
Nieuw-Vennep

To let

Warehouse/office space at business park Nieuw-Vennep Zuid

Pesetaweg 32, Nieuw-Vennep

Project description

Modern warehouse space with a total surface area of approx. 1,050 sq m at business park Nieuw-Vennep Zuid. It concerns approx. 750 sq m warehouse space situated on the ground floor and approx. 300 sq m office space divided over the ground and 1st floor. The warehouse space is amongst other things provided with an overhead door and power current.

Business park Nieuw-Vennep Zuid is a modern area with an active park management organisation providing services such as area security, signage and maintenance of green areas and roads. The collective on-site security is done by means of security cameras and mobile surveillance. West of the area lies a green zone with water features and walking trails. For further information about the business park and park management, go to nieuwvennepzuid.nl

Location

Business park Nieuw-Vennep Zuid is easily accessible by car and is situated on the N207, the provincial road connecting Lisse to Alphen aan de Rijn, close to the exit of the A4/A44 (Amsterdam-Rotterdam-Den Haag). The Spoorlaan guarantees easy access to the business park from Hoofddorp. In terms of public transport, the park can be reached by bus via bus line 164 (departing from NS railway stations Hoofddorp and Nieuw-Vennep as well as other locations). This bus line has stops at the park on the Pondweg and Frankweg. The shopping centre of Nieuw-Vennep lies within close proximity, accommodating, for instance, super markets, lunch facilities, shops and child care service.

Surface area

The total surface area is approx. 1,050 sq m, divided as follows:

Warehouse space : approx. 750 sq m.
Office space : approx. 300 sq m.

The warehouse space is situated on the ground floor, the office space is divided over the ground and 1st floor.

Parking

Parking places are available situated on private ground.

State of delivery

The warehouse space features include:

- electrical operated overhead door and separate persons entrance;
- power current;
- gas heaters;
- lighting;
- clear height approx. 6,30 m;
- floor load approx. 2,500 kg/sq m.

The warehouse space is provided with windows in de façade (with security bars) making it a pleasant light space.

The office space features include:

- spacious entrance;
- air conditioning units;
- heating by means of radiators;
- cable ducts with connections for data, electricity and telephone;
- sanitary facilities;
- pantry;
- LED lighting (partly).

The building has energy label C.

Rental price

The rental price is € 81,750 per year excluding service charges and VAT.

Lessor and Lessee explicitly declare that in determining the rent, the rent level is based on the starting point that Lessee will permanently utilise a minimum percentage as determined by law (or at a later stage to be determined) of the leased space for purposes giving right to VAT deductions, so that taxed rent may be opted for.

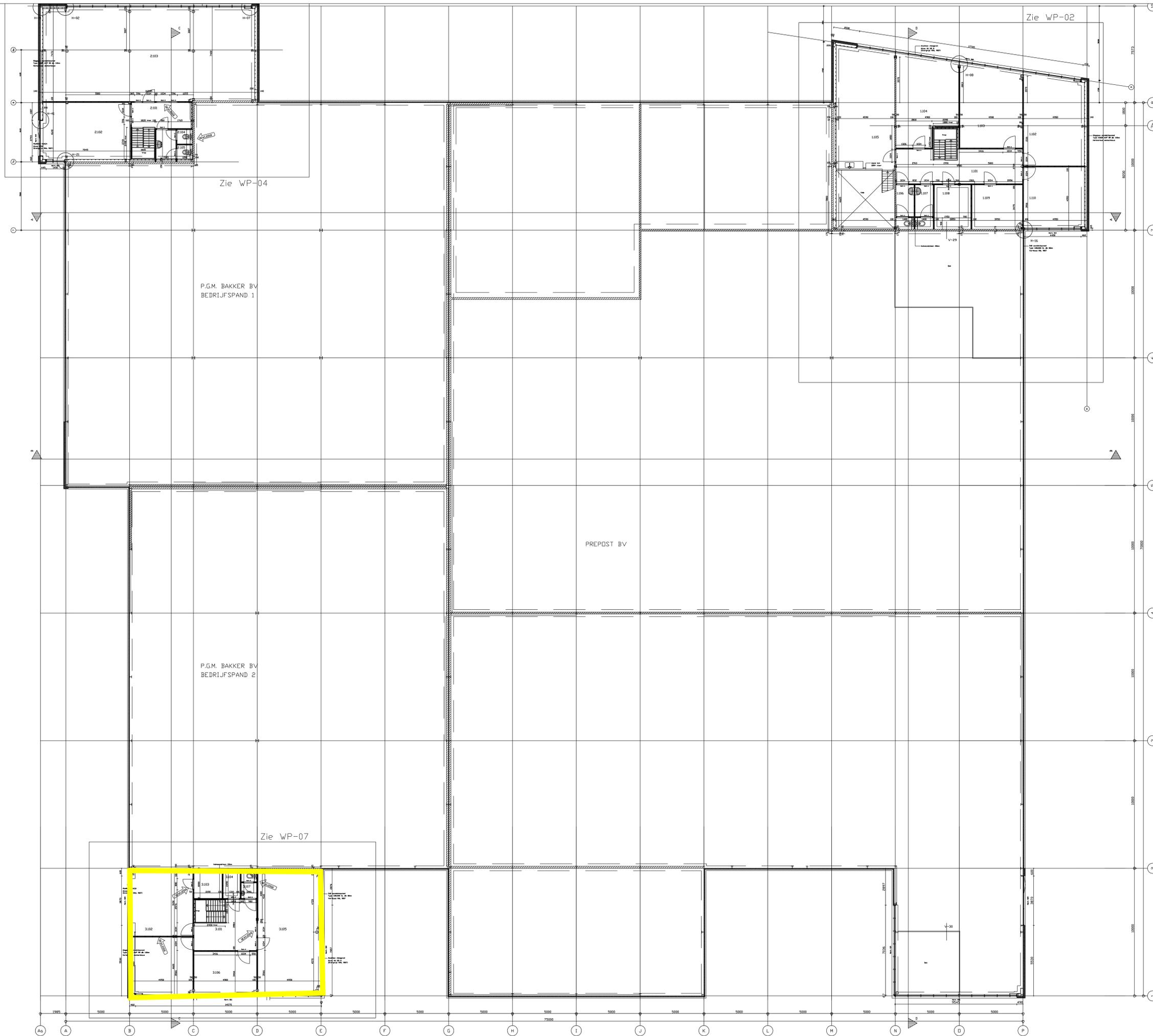
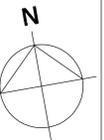
Service charges

Lessee has its own connections for the supply of gas, water and electricity. The park management contribution is for the account of lessee.

Acceptance

By mutual agreement, approx. November 2021.

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Zie WP-04

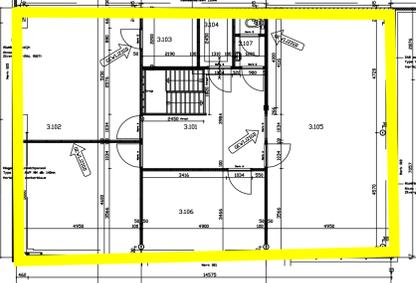
P.G.M. BAKKER BV
BEDRIJFSPAND 1

P.G.M. BAKKER BV
BEDRIJFSPAND 2

PREPOST BV

Zie WP-02

Zie WP-07



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TEK: WERKTEKENING TOTAAL 1E VERDIEPING 3500 +P		CAD: ARKHY/ASD	
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