



Project Information

Breguetlaan

Breguetlaan 13
Oude Meer

To let

Warehouse- / office unit located on 'Sky Park' business park in Oude Meer.

Breguetlaan 13, Oude Meer

Project description

Warehouse- / office unit on the Sky Park business park, with a view on the runway on the east side of Schiphol Airport. The available unit comprise approximately 295 sq m warehouse space on the ground floor and approximately 143 sq m of office space on the 1st floor. The warehouse space is equipped with an overhead door, skylights that can be opened and a smooth finished concrete floor. The office space has windows that can be opened and has a pantry.

Business park Sky Park consists of various detached office and warehouse pavilions, which are built in the same style.

Location

The business unit is located directly near the Fokkerweg N232 and the Waterwolftunnel N201 to Aalsmeer. The Highway A9 Amstelveen-Schiphol Oost and the exit Hoofddorp of the Highways A4/A44 and A5, are easily accessible within approx. five minutes by car.

Within walking distance of the unit is a bus stop of bus line 180/181 (Circle line Schiphol) of which a bus leaves every 7 minutes during rush hour and every 15 minutes outside rush hour, Schiphol Airport is therefore accessible by public transport within approx. 30 minutes.

Surface area

The total floor area is approx. 438 sq m, divided as followed:

Warehouse	:	approx. 295 sq m
Office space	:	approx. 143 sq m

Parking

The unit comes with 4 parking spaces.

State of delivery

The warehouse features include, among other things:

- heating by means of gas heaters;
- smooth finished concrete floor;
- overhead door;
- skylights that open;
- clear height 6,5 m.;
- sanitary facilities.

The office space includes:

- windows that open;
- cable ducts;
- suspended ceilings with built-in light fixtures;
- sanitary facilities;
- pantry;
- carpeting.

The building is provided with energy label A.

Rental price

The rental price is € 46,000 per year, excluding VAT and service charges.

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

The service charges are € 5 per sq m per year excluding VAT based on an advance payment with a yearly settlement.

The tenant has direct connections for the supply of gas and electricity.

Acceptance

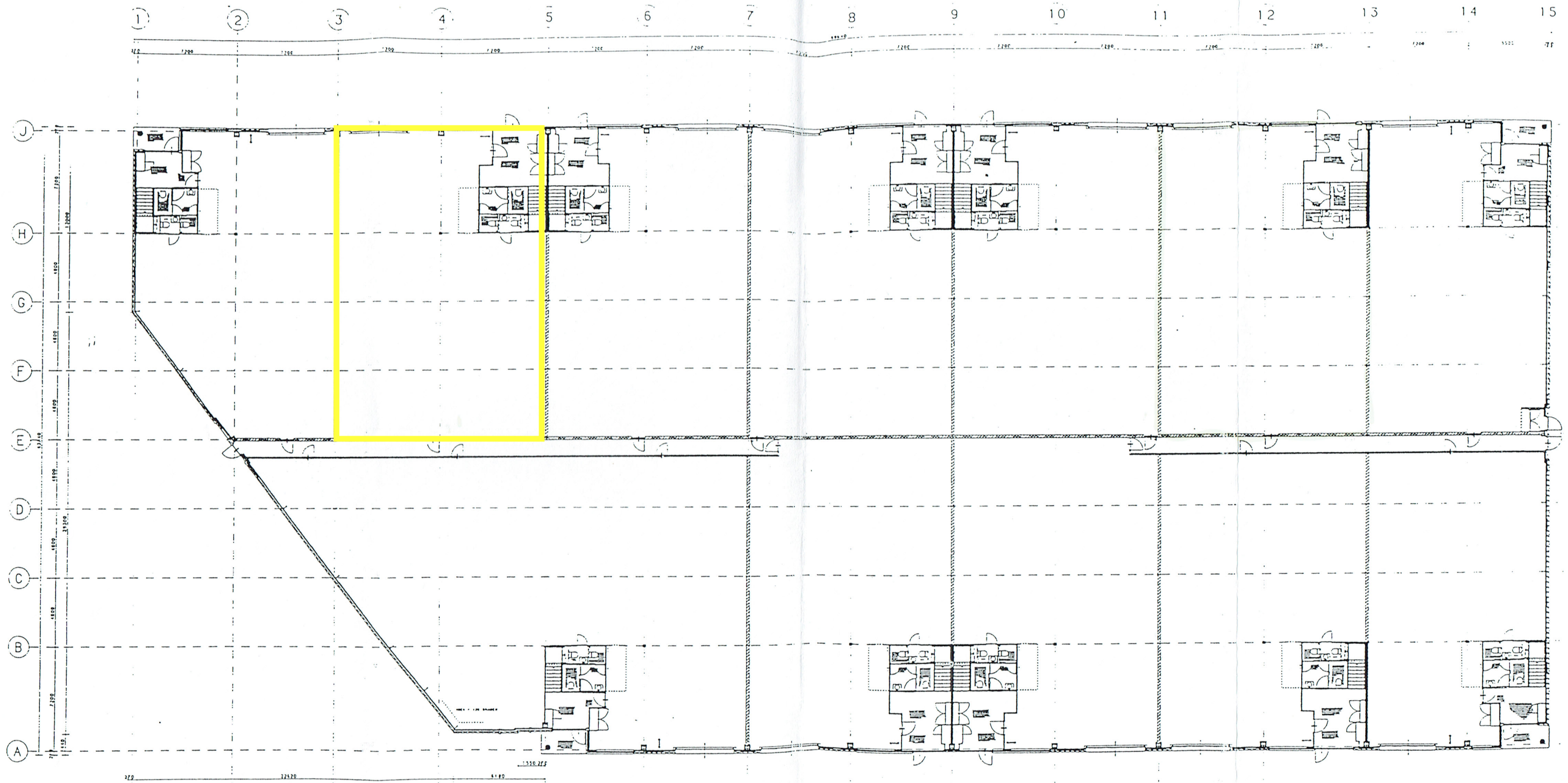
Immediately.

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DEFINITIEF	01	02
SKY PARK SCHIPHOL 'E DUDE MEER	03	04
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TOTAAL OVERZICHT PLATTEGROND GEBOUW 3	07	79-C
MILLEN & ROOSSEN B.V. TE AMSTERDAM		
van Overhagen architecten utrecht		