

# SEGRO PARK BERLIN AIRPORT

GEBRÜDER-HIRTH-STRASSE 14, 16, 18 IN 12526 BERLIN



**PARK EXTENSION PHASE 6B**



The new building type  
at the SEGRO Park Berlin Airport



Sustainable  
timber-framed building



3 units  
with approx. 800 sq m each



Excellent connection  
to A113, A117 and B96a



Available now

# SEGro PARK BERLIN AIRPORT

12.5   
KILOMETRES TO  
A10 BERLINER RING

12.7   
KILOMETRES TO A100

7.6   
KILOMETRES TO  
BER AIRPORT

2.5   
KILOMETRES TO A113

1.9   
KILOMETRES TO  
BER AIRPORT  
TERMINAL 5

700   
METRES TO B96a

23   
KILOMETRES TO  
BERLIN CITY

2.7   
KILOMETRES TO  
A117



„Am Seegraben“

1.2 km



„Grünbergallee“

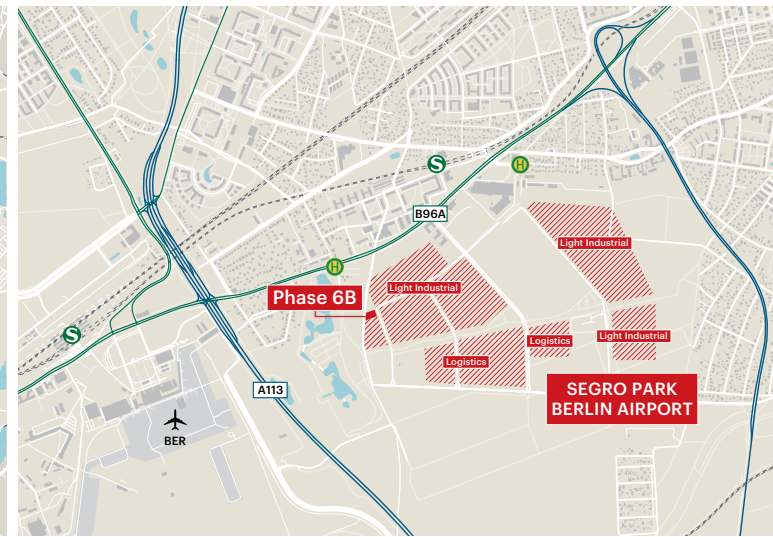
1.2 km

„Seeweg“

1.2 km

„Flughafen BER, Terminal 5“

2.6 km



| Unit         | Warehouse        | Service        | Mezzanine      | Total            |
|--------------|------------------|----------------|----------------|------------------|
| T1           | 610sq m          | 103sq m        | 109sq m        | 822sq m          |
| T2           | 593sq m          | 100sq m        | 104sq m        | 797sq m          |
| T3           | 610sq m          | 103sq m        | 109sq m        | 822sq m          |
| <b>Total</b> | <b>1,813sq m</b> | <b>306sq m</b> | <b>322sq m</b> | <b>2,441sq m</b> |

## SUSTAINABILITY FEATURES

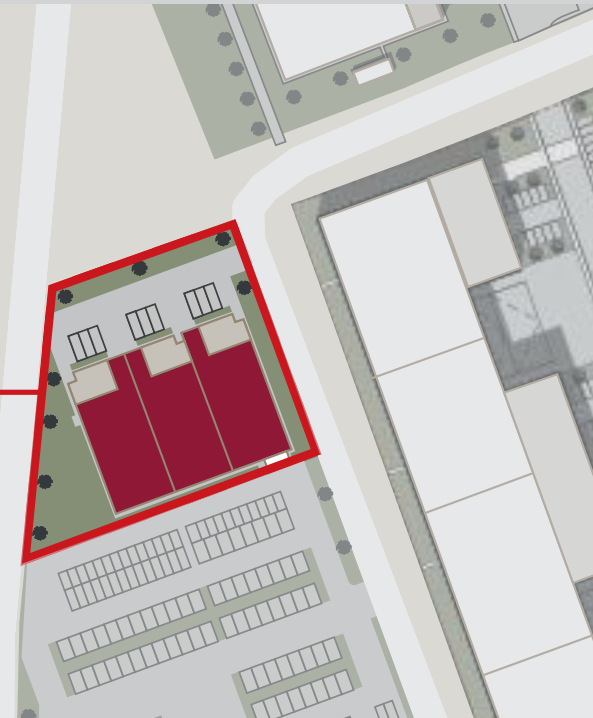
- Timber-framed structure
- BEG40 standard
- Recyclable facade
- Recyclable materials
- Green facade
- Photovoltaic system
- EV charging stations
- Biodiversity & species protection areas

## SPECIFICATIONS

- Warehouse height: 6 m clear height
- Floor load capacity: 5 t/sqm (forklifts up to max. 5 t total weight)
- Each unit includes 1 van loading door (3.4 m W x 3.5 m H)
- Windows in the warehouse area
- LED lighting
- Skylights for optimal daylight and ventilation
- Energy-efficient construction, DGNB Gold
- Separate supply for each unit with district heating, water, and green electricity to optimise ancillary costs
- Electrical capacity per unit: 63 A, expandable upon request



 Available units



# 3 POSSIBLE FIT-OUT OPTIONS



# SUSTAINABILITY IS PART OF OUR DNA

**Sustainability is not a trend, but a foundation:** Phase 6B not only meets high ESG standards but integrates environmental and climate protection from the very beginning.



 **Recyclable materials**  
Incl. facade

 **Green facade**

 **BEG40 standard**  
High-performance insulated building envelope

 **LED lighting**  
and skylights

 **Timber-framed structure**

 **Photovoltaic system**  
with 134 kWp

 **Green infrastructure**  
EV charging stations



CONTACT

SEGRO

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