

# FOR LEASE

\$ 25,625.58 USD

Guatemala - Escuintla

Masagua

Listing ID: 002462519039

LOGISTICS COMPLEX | MASAGUA HIGHWAY World-Class Warehousing | Strategic Location in Escuintla

**AVAILABILITY & DIMENSIONS** 4 Units Available: Ranging from 3,216 m<sup>2</sup> to 2,987 m<sup>2</sup>. Office Space: Each unit includes from 188.48 m<sup>2</sup> mezzanine for administrative use. Clearance Height from: 12m shoulder height (14.20m at the ridge).

**OPERATIONAL EFFICIENCY** Loading Docks: 11 trailer docks per unit, equipped with dock levelers. Maneuvering Area: Extensive yard designed for heavy-duty transport and easy rotation. Maintenance Included: 24/7 security, major repairs (roof, floors, drainage, gutters), property taxes (IUSI), and administration. **LEASE TERMS** Currency: Prices in USD + VAT. Lease Term: Minimum 3 years. Annual Increase: 3%.

**SECURE YOUR SPACE TODAY!** Optimize your supply chain at the most strategic connectivity point toward Puerto Quetzal. Would you like to schedule a technical visit or receive the pricing list? Contact us



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**RE/MAX PLUS**

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Each office is independently owned and operated