

# INDUSTRIAL PREMISES FOR RENT

## > FAULQUEMONT



## BUILDING

## MOSL ID CARD

> ideally located in the  
Faulquemont industrial park  
(5 avenue Jean Monnet -  
Faulquemont).

> 40 km east of Metz, 14 km from  
two A4 motorway access points to  
Strasbourg and Saarbrücken.

### SURFACE AREA

Newly refurbished industrial premises of 1,263 m<sup>2</sup>.

#### On the ground floor:

- offices: 120 m<sup>2</sup>.
- compressor room: 8.74 m<sup>2</sup>.
- boiler room: 11.40 m<sup>2</sup>.
- storage room: 8.74 m<sup>2</sup>.
- hall: 963 m<sup>2</sup> (maximum ceiling height: 6.25 m).

#### On the first floor:

- offices: 120 m<sup>2</sup>.
- archives: 30.4 m<sup>2</sup>.

### RENTAL TERMS

> monthly rent excluding charges / excluding tax: 5 € / m<sup>2</sup> / month,  
excluding VAT at the current rate.

### AVAILABILITY

> Immediate.

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