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A PEROT COMPANY®

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**MÖCKERN**



# HILLWOOD MÖCKERN

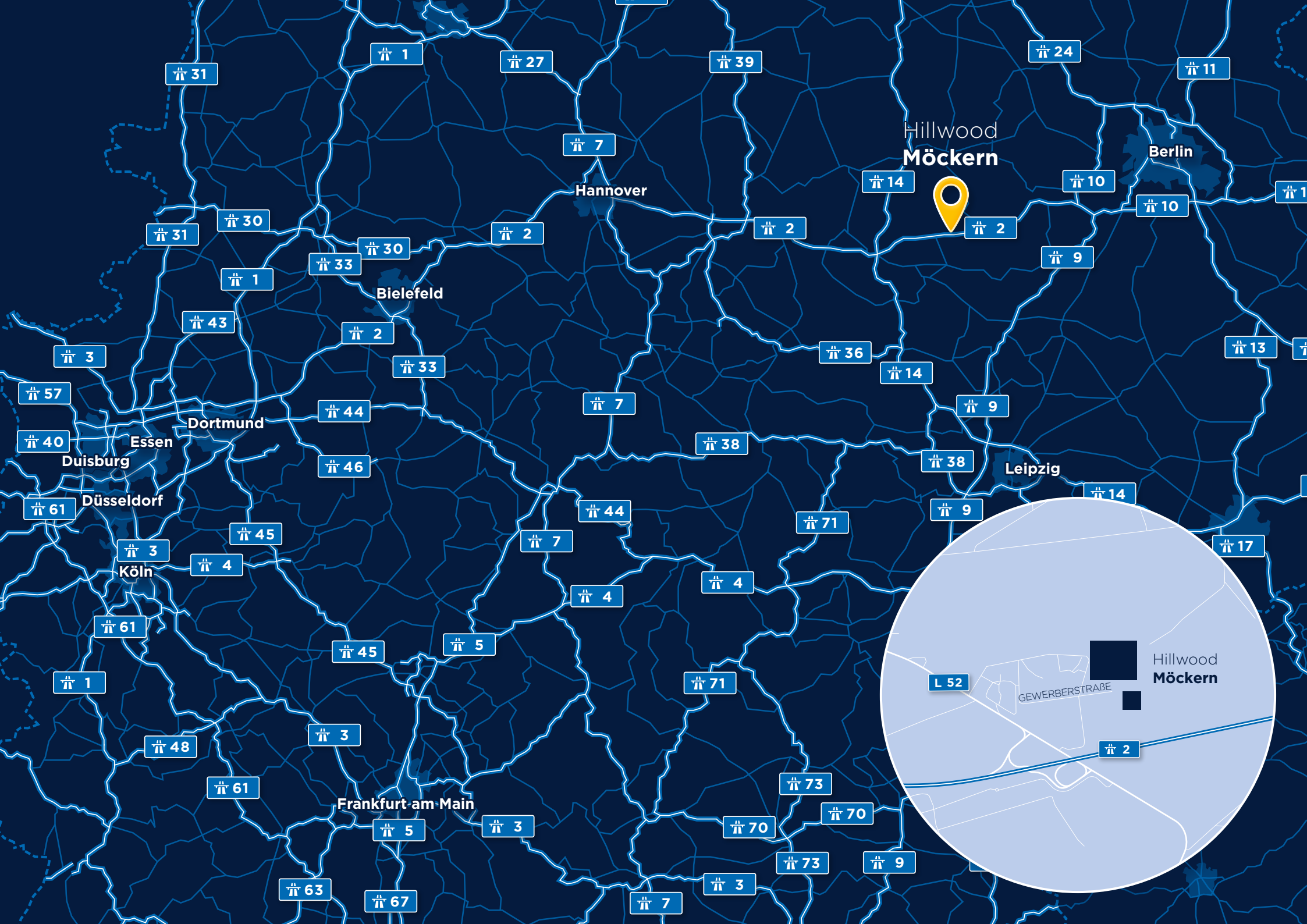
## OBJEKT-DATEN / KEY FACTS:

|                                                                                    |                                               |                                        |
|------------------------------------------------------------------------------------|-----------------------------------------------|----------------------------------------|
|  | Lage<br>Location:                             | <b>Gewerbestraße<br/>39291 Möckern</b> |
|  | Hallenfläche<br>Warehouse space:              | <b>46 315 m²</b>                       |
|  | Hallen<br>Warehouses:                         | <b>5</b>                               |
|  | Hauptverkehrsanbindung<br>Main thoroughfares: | <b>Autobahn/highway A2</b>             |

## ENTFERNUNG / DISTANCE:

|                                                                                     |                                        |               |
|-------------------------------------------------------------------------------------|----------------------------------------|---------------|
|  | A2 Autobahn<br>A2 highway:             | <b>0.5 km</b> |
|  | Kreisstadt Burg<br>District town Burg: | <b>14 km</b>  |
|  | Flughafen Berlin<br>Berlin Airport:    | <b>120 km</b> |

|                                |                                                                                                                                                                             |        |                                                                                       |               |
|--------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------|---------------------------------------------------------------------------------------|---------------|
| <b>Magdeburg<br/>Rothensee</b> |                                                                                        | 27 km  |  | <b>0:20 h</b> |
| <b>Potsdam</b>                 |                                                                                        | 95 km  |  | <b>0:58 h</b> |
| <b>Wolfsburg</b>               |   | 113 km |  | <b>1:08 h</b> |



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Berlin

Hannover

Bielefeld

Dortmund

Essen

Duisburg

Düsseldorf

Köln

Frankfurt-am-Main

Leipzig

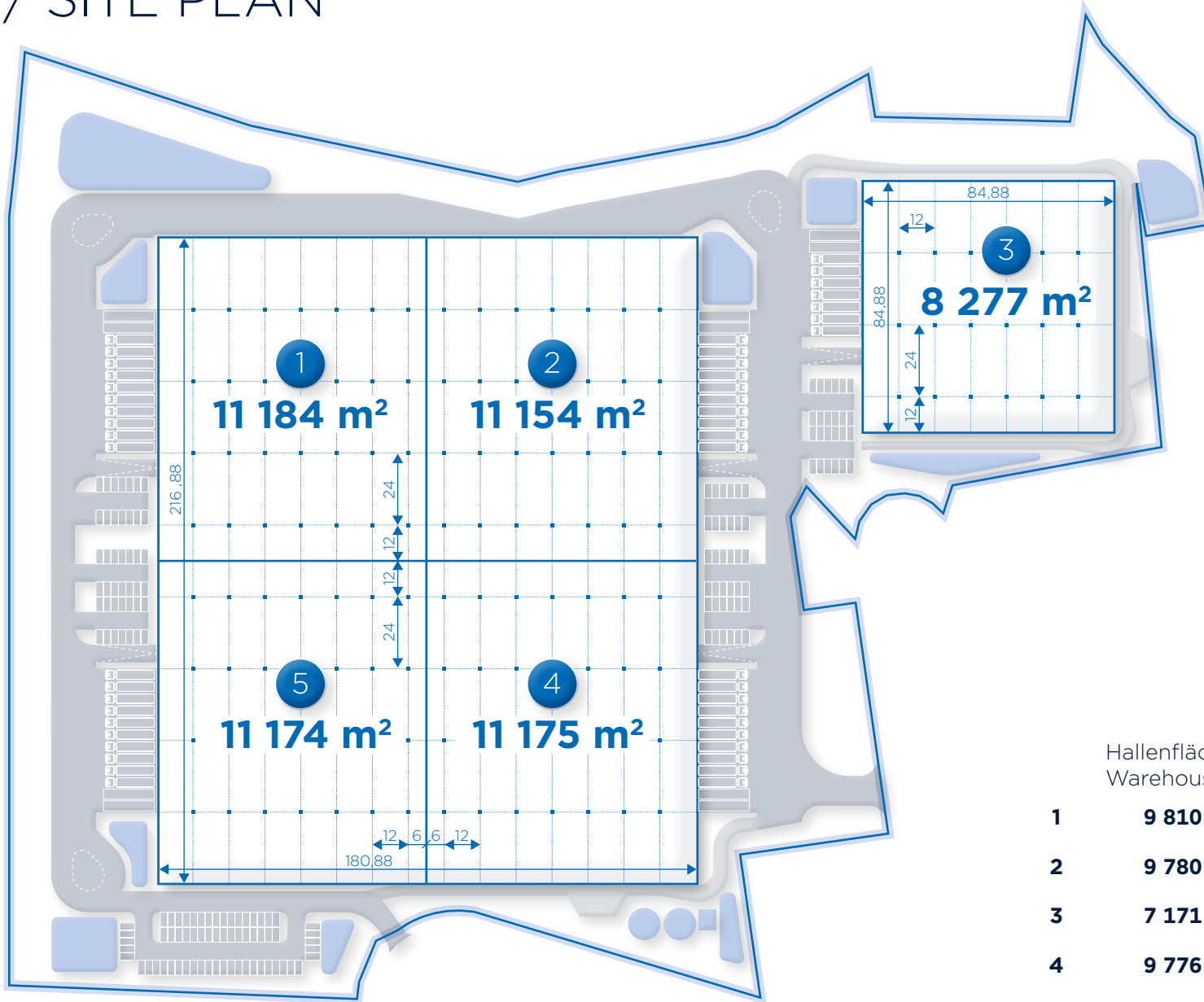
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L 52

GEWERBERSTRAßE

2

## / SITE PLAIN



Verfügbare Mietflächen Gesamt: **52 962 m²**  
Total available rental space:

|              | Hallenfläche<br>Warehouse space: | Bürofläche<br>Office space: | Mezzaninfläche<br>Mezzanine space: |
|--------------|----------------------------------|-----------------------------|------------------------------------|
| <b>1</b>     | <b>9 810 m²</b>                  | <b>308 m²</b>               | <b>1 066 m²</b>                    |
| <b>2</b>     | <b>9 780 m²</b>                  | <b>308 m²</b>               | <b>1 066 m²</b>                    |
| <b>3</b>     | <b>7 171 m²</b>                  | <b>395 m²</b>               | <b>711 m²</b>                      |
| <b>4</b>     | <b>9 776 m²</b>                  | <b>383 m²</b>               | <b>1 016 m²</b>                    |
| <b>5</b>     | <b>9 778 m²</b>                  | <b>381 m²</b>               | <b>1 015 m²</b>                    |
| <b>Total</b> | <b>46 315 m²</b>                 | <b>1 775 m²</b>             | <b>4 874 m²</b>                    |

# SPEZIFIKATION

## / SPECIFICATION:



Lichte Höhe  
Clear height: **12 m**



Stützenraster  
Column grid: **12 x 24 m**



Bodenbelastbarkeit  
Floor loading: **5 t/m²**



RWAs  
Skylights: **bis zu / up to 2%**



PKW-Stellplätze  
Automobile Parking: **166**



LKW-Stellplätze  
Trailer Parking: **10**



LKW-Ladehof  
Truck Court: **35 m**



Dachaufbau  
Roof Construction: **Trapezblech, Isolierung, PVC-Abdichtung**  
**Trapezoid sheet, Insulation, PVC-Membrane**



Fertigstellung  
Completion: **Q2 2025**



Überladebrücken  
Dock High Doors: **47**



Überladebrücken Jumbo  
Dock High Doors Jumbo: **5**



Ebenerdige Tore  
Drive-In Doors: **5**



LED Beleuchtung  
LED Lighting



ESFR Sprinkleranlage  
ESFR sprinkler installation



Staubfreier Boden  
Anti-dust floor finishing



WGK3-fähig  
Water hazardous foil 3

## WEITERE INFORMATIONEN

### / ADDITIONAL INFORMATION:



WWW  
Website



Lage  
Location





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**Kontakt / Contact:**

HWE Germany GmbH | Bockenheimer Landstraße 17-19, 60325 Frankfurt, Deutschland

**[www.hillwood.de](http://www.hillwood.de) | [info@hillwood.de](mailto:info@hillwood.de)**

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