













# MARAN N22

MEXICALI, MÉXICO

Fully-functional facility located at Cucapah Industrial Park, with plenty of resources available for a world-class company ready to move in.



 Land Area	85,426 Sq.Ft.
 Building Area	48,098 Sq.Ft.
 Office, Lunchroom and Restrooms Area	5,001 Sq.Ft.
 Clear Height	24 Ft.
 Structure	Rigid frame structure 60.7 x 29.5 Ft, local Code compliant
 Electrical	300 KVA dedicated substation
 Roof	24 GA standing, R-19 insulated seam roof
 Fire System	According to City Code (Cabinets and fire hoses, with dedicated Diesel engine pump and water tank)
 Security	Eight-foot concrete fence along the entire perimeter; guard shack
 Floors	5-inch steel reinforced 3,000 psi concrete slab
 Loading/Unloading	Two docks with an option for two more
 Vehicle Parking	For 24 vehicles, inside the premises

Contact us  
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**MARAN**  
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