



**Proximity Parks**®

**STANDARD**

A CLOSER LOOK AT OUR **LAST MILE REAL ESTATE.**





THE

 **ProximityParks.**<sup>®</sup>

STANDARD

In order to maximize resources and streamline operations, we design, implement and over see every aspect of the construction process. Our team of professionals has vast experience in **conceptualization, architectural design, engineering and construction** so we're able to deliver **best-in-class projects** every time.



Dedicated employee and visitor parking (1/150 m<sup>2</sup> of warehouse space).

Appealing facades and corporate storefronts with modern design.

Sufficient loading docks with new ramps, levelers, bumpers and seals.

Concrete ramps for in-module access (At 6-8% slope for light vehicles).

Heavy-duty asphalt patios & ample maneuvering yards.



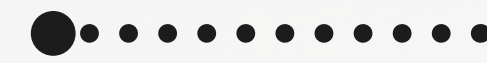


THE



STANDARD

Our team of in-house and external experts design each one of our **ProximityParks** with inputs and best practices generated by our **Logistics Intelligence Department** and with one objective in mind: **operational efficiency**. Our experienced construction team then applies best-in-class practices to ensure building **quality, timely delivery, and budget** adherence that our tenants can rely on.







Energy saving LED lighting and fixtures (300 Luxes in warehouse).

Hoses & Cabinets Fire Protection System (Sprinkler system upon request).

Natural Lighting from 3%- 5% (Depending upon LEED requirements).

New electrical installation and equipment. (Minimum capacity of 30 KVAs / 1,000 sqm).

New or renewed concrete floors (Load bearing 5 Ton/m<sup>2</sup>).





## A HIGHER STANDARD

The present and future of our industry begins with the commitment to be **responsible with the environment and people alike**. That's why we utilize existing **resources and sustainable technologies** to their full potential, returning plots and buildings to a productive state that injects prosperity, nature and safety in to the communities we operate in. We work with independent global auditors that certify that our properties meet the **highest standards**, and we target **USGBC LEED certification** for our entire portfolio of properties.





# SUSTAINABLE STANDARDS

Starting from 2020, we set ourselves the goal of certifying all our industrial parks **LEED**.

**ProximityParks** allows its users to get closer to their final consumer, **reducing vehicle transfer times** and **saving** an average of **20% in their CO2 emissions** to the environment.

**ProximityParks** has a standard where between **20% and 30%** of the **energy consumed** with in its parks must come from **solar panels**.

In every ProximityParks, **34% less water is consumed** than in an average industrial park.

Today we have **LEED Gold Certifications** in our **Monterrey Centro, Iztapalapa Norte and Coyoacán** industrial parks.



# GET CLOSER<sup>®</sup>



**Hugo Pérez**

+52 (55) 5105 2622

hp@proximityparks.com



**Diego Chávez Escobar**

+52 (55) 3500 5083

dchavez@proximityparks.com



info@proximityparks.com



+52 (55) 8647 0444



www.proximityparks.com



Pedregal 24-Piso 4, Lomas-Virreyes,  
Molino del Rey, Miguel Hidalgo, 11040  
Ciudad de México, México.

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 @proximityparksmx