

# MOENCHENGLADBACH REGIOPARKRING LOGISTICS CENTRE



41199  
Mönchengladbach  
Germany



24h/7  
Authorisation



Clear Height  
13,5 m



68,722



Available  
Q1 2025

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# MOENCHENGLADBACH REGIOPARKRING LOGISTICS CENTRE

## RHEIN-RUHR ECONOMIC REGION

The Rhine-Ruhr economic region, which is the most populous metropolitan region in Germany with around ten million inhabitants, is located in the centre of Europe. A broad industry mix of international corporations and medium-sized companies with a global market orientation enables direct industry networks along the value chain. The proximity to prestigious universities and colleges as well as the high availability of qualified labour in the region offers extraordinary potential for logistics and distribution.

Centrally located in the Rhine-Ruhr region, the property in Mönchengladbach has extremely attractive transport links to the A61, A46 and A44 motorways.

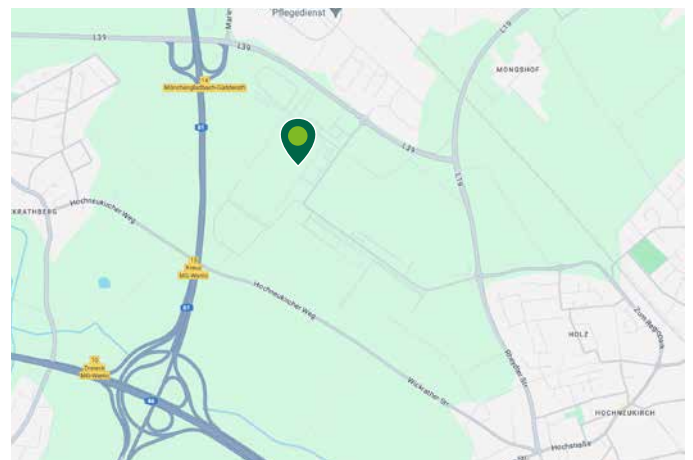
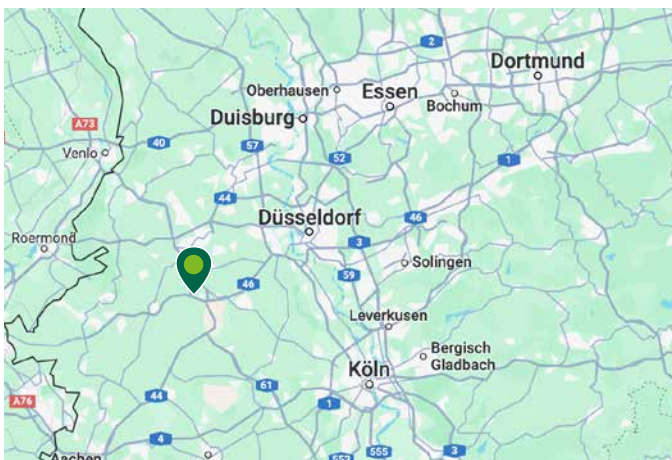
A well-developed rail network and proximity to international airports and numerous inland ports along the Rhine ensure efficient accessibility and fast distribution routes.



### Strategic location

Located site with excellent access to the A61, A46 and A44 motorways.

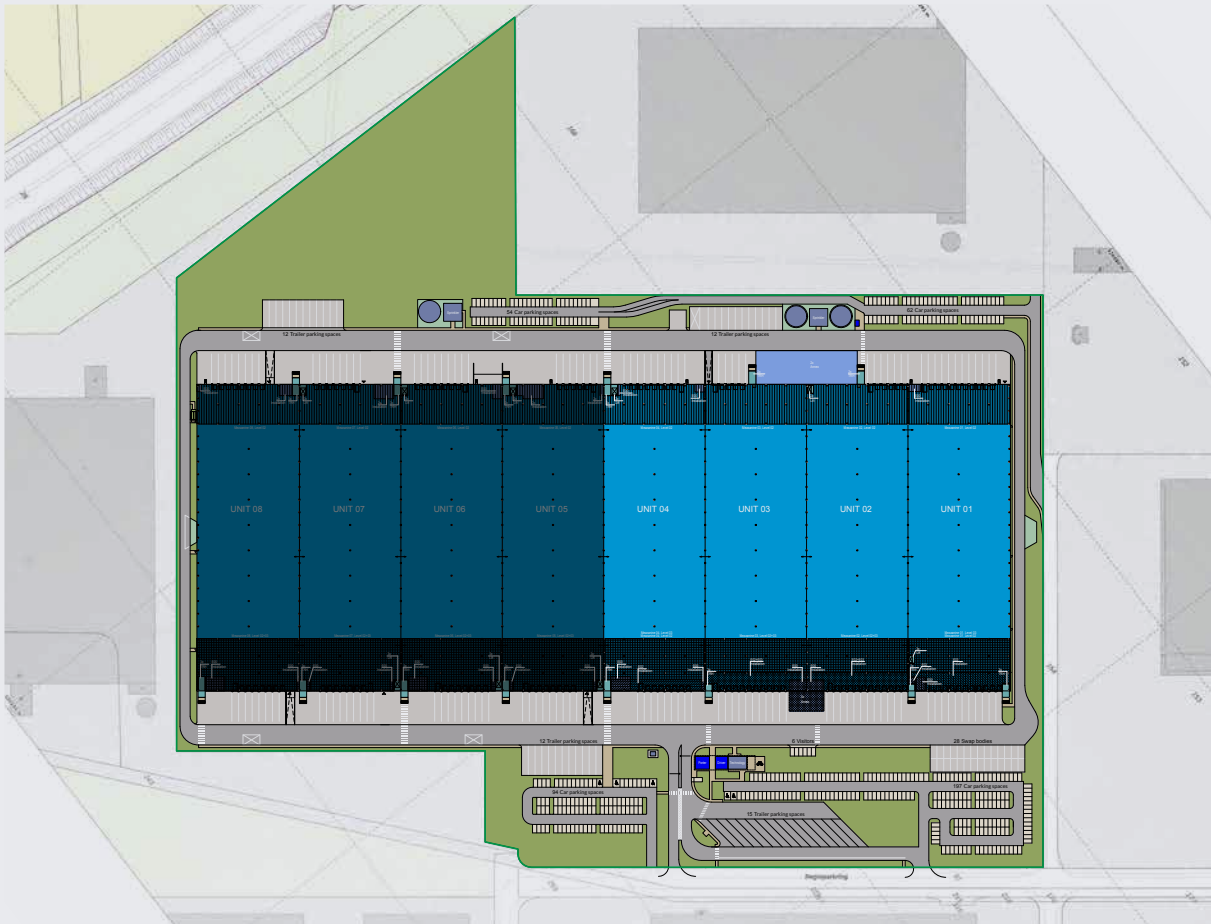
## LOCATION AND TRAVEL DISTANCES



Ziel	Km
Motorway access (A61)	1,5
Motorway junction (A6)	3,5
Motorway junction (A44)	8
Duesseldorf	38

Ziel	Km
Cologne	63
Duisburg harbour	65
Dortmund	118
Rotterdam	206





## SITE & BUILDING SPECS



68,722



PV-System



High spec

	Unit 1 - 3	Unit 4
Warehouse	32,431 m <sup>2</sup>	10,592 m <sup>2</sup>
Office / Social Rooms	8,274 m <sup>2</sup>	439 m <sup>2</sup>
Mezzanine	12,012 m <sup>2</sup>	4,974 m <sup>2</sup>
Trailer parking spaces	19	6
Car parking spaces	160	49
Dock Doors	32	12
Drive in Ramps	4	1
Jumbo Dock Doors	6	2
Floor loading capacity	6t / m <sup>2</sup>	6t / m <sup>2</sup>
Clear Height	13,5 m	13,5 m
ESFR-Sprinkler-System	✓	✓



**LOGISTICS CENTRE**  
**Mönchengladbach**  
 Regioparkring 14  
 41199 Moenchengladbach  
 Germany



# SUSTAINABLE EXCELLENCE



GLP's logistics- and distribution properties meet high sustainability criteria worldwide through environmentally sound building solutions.

All new developments in Germany are certified to at least the DGNB Gold standard, making them more cost-effective to operate and maintain. In addition to reducing operating costs for users, GLP contributes to sustainability by improving the CO<sub>2</sub> balance, reducing energy and water consumption, and selecting certified and recyclable building materials.

## GLP EUROPE

GLP is a leading global business builder, owner and operator of logistics real estate, data centers and renewable energy technologies. GLP's deep expertise and operational insights allow it to build and scale high-quality businesses and create value for its customers. GLP owns and operates assets and businesses in 17 countries across Asia, Europe and the Americas. GLP Capital Partners, a global manager for alternative investments with approximately \$126 billion in assets under management as of 31 December 2023, is the exclusive investment and asset manager of GLP.

Our European operating portfolio consists of more than 9.7 million SQM across the strategic logistic markets, which is leased to blue chip customers such as Amazon, DHL and GXO Logistics. In addition, GLP Europe has a prime land bank which allows for the development of an additional 1.7 million SQM.



**approx. 9,7 million sq m  
(104 sq ft) portfolio**



**Leading with  
innovation**



**European  
market leader**



**Award winning  
developments**

**For more information about GLP or the property, please visit our homepage or contact us:**



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