

**YOUR NEW INDUSTRIAL BUILDING
IS AVAILABLE**

State	City	Industrial Park Code	Available Buildings	Status	Building Area	Expansion	Operation	Equipment						
Nuevo León	Apodaca	VAIP	SPEC H	Available NOW	20,648 m²	N/A	Lease		790 m²		FPS		3 CPH	
			SPEC G	Under Construction Available 4Q '24	10,421 m²	N/A	Lease	According to client needs						
			SPEC J	Under Construction Available 4Q '24	18,051 m²	N/A	Lease	According to client needs						
		VAAIP	SPEC IV	Available NOW	13,478 m²	N/A	Lease		381 m²		FPS		3 CPH	 Installed
	Ciénega de Flores	VNIP	SPEC A	Under Construction Available 4Q '24	33,590 m²	35,053 m²	Lease	According to client needs						
			SPEC B	Under Construction Available 1Q '25	18,328 m²	N/A	Lease	According to client needs						
	Pesquería	ATP	SPEC V	Under Construction Available 1Q '25	11,211 m²	N/A	Sale / Lease	According to client needs						
	Santa Catarina	VMIP	SPEC I	Under Construction Available 1Q '25	9,080 m²	N/A	Lease	According to client needs						
			SPEC II	Under Construction Available 2Q '25	16,312 m²	N/A	Lease	According to client needs						
		VMIP II	SPEC III	Available 2Q '25	20,166 m²	16,709 m²	Lease	According to client needs						
			SPEC I	Available 3Q '25	24,455 m²	N/A	Lease	According to client needs						
	Montemorelos	Land Available for BTS Projects				-	Sale / Lease	According to client needs						
Coahuila	Ramos Arizpe	VRAIP	SPEC IX	Under Construction Available 4Q '24	4,711 m²	N/A	Lease	According to client needs						
		VRAIP IV	SPEC I	Under Construction Available 1Q '25	10,328 m²	8,405 m²	Lease	According to client needs						
			SPEC II	Under Construction Available 2Q '25	26,160 m²	11,416 m²	Lease	According to client needs						
	Torreón	VTIP	SPEC I	Under Construction Available 1Q '25	6,034 m²	7,966 m²	Lease	According to client needs						
			SPEC II	Under Construction Available 1Q '25	11,235 m²	7,980 m²	Lease	According to client needs						



Apodaca, Nuevo León, MX.

AVAILABLE NOW **FOR LEASE**

VYNMSA APODACA INDUSTRIAL PARK **SPEC H**



LAND AREA:

34,728 m² | 373,809 SF



BUILDING AREA:

20,648 m² | 222,254 SF



CLEAR HEIGHT:

9.75 m | 32'



BAY SIZE:

50' x 81' - 5"



LOADING DOCKS + RAMPS:

17 + 1 DOCKS & 2 RAMPS



INTERIOR ROOMS:

790 m² | 8,507 SF.



VENTILATION SYSTEM

3 CPH



FIRE PROTECTION SYSTEM

Basic Hose System



STRUCTURE:

STEEL RIGID FRAME



WALLS:

PRE-CAST CONCRETE



FLOOR THICKNESS:

15 CM | 6"



ROOF:

STANDING SEAM



PARKING SPACES:

117



PARK FENCE:

TOTALLY FENCED



GUARD HOUSE:

9.90 m² | 106.56 SF

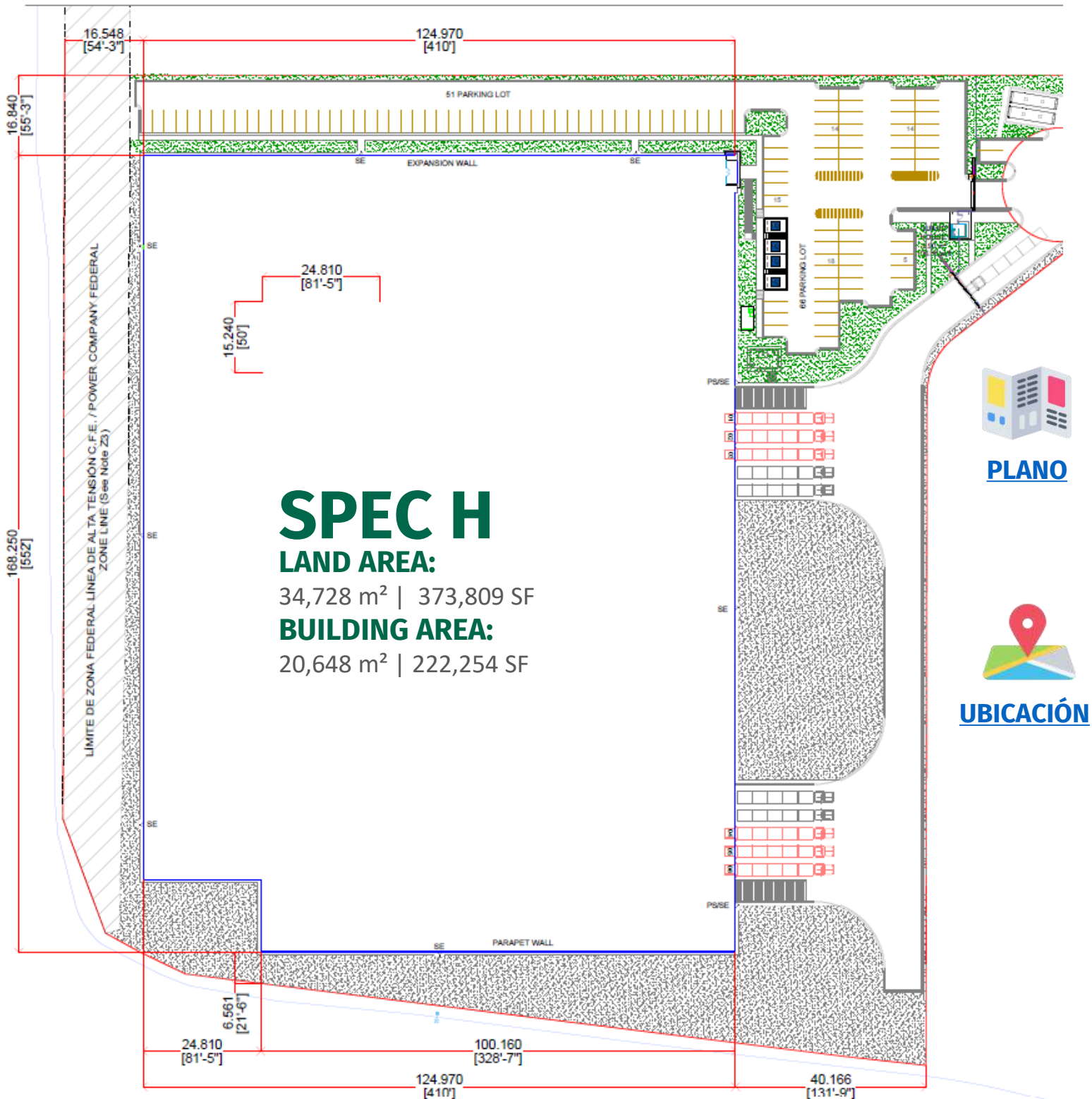


SUBSTATION (KVA's):

Installed and ready to be used

CEL: 81-2202-8599 | INFO@VYNMSA.COM | VYNMSA.COM

VYNMSA Apodaca Industrial Park



PLANO



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Apodaca, Nuevo León, MX.

UNDER CONSTRUCTION

AVAILABLE 4Q '24 FOR LEASE

VYNMSA APODACA INDUSTRIAL PARK

SPEC G



LAND AREA:

19,441 m² | 209,261 SF



BUILDING AREA:

10,421 m² | 112,175 SF



CLEAR HEIGHT:

9.75 m | 32'



BAY SIZE:

33'-6" x 67'-3"



LOADING DOCKS + RAMP:

6 + 3 DOCKS & 1 RAMP



PARKING LOTS:

74



BUILDING STRUCTURE:

STEEL RIGID FRAME



WALLS:

PRE-CAST CONCRETE



FLOOR THICKNESS:

15 CM | 6"



ROOF MATERIAL

STANDING SEAM ROOF



PARK FENCE:

TOTALLY FENCED



CONTROLLED ACCESS:

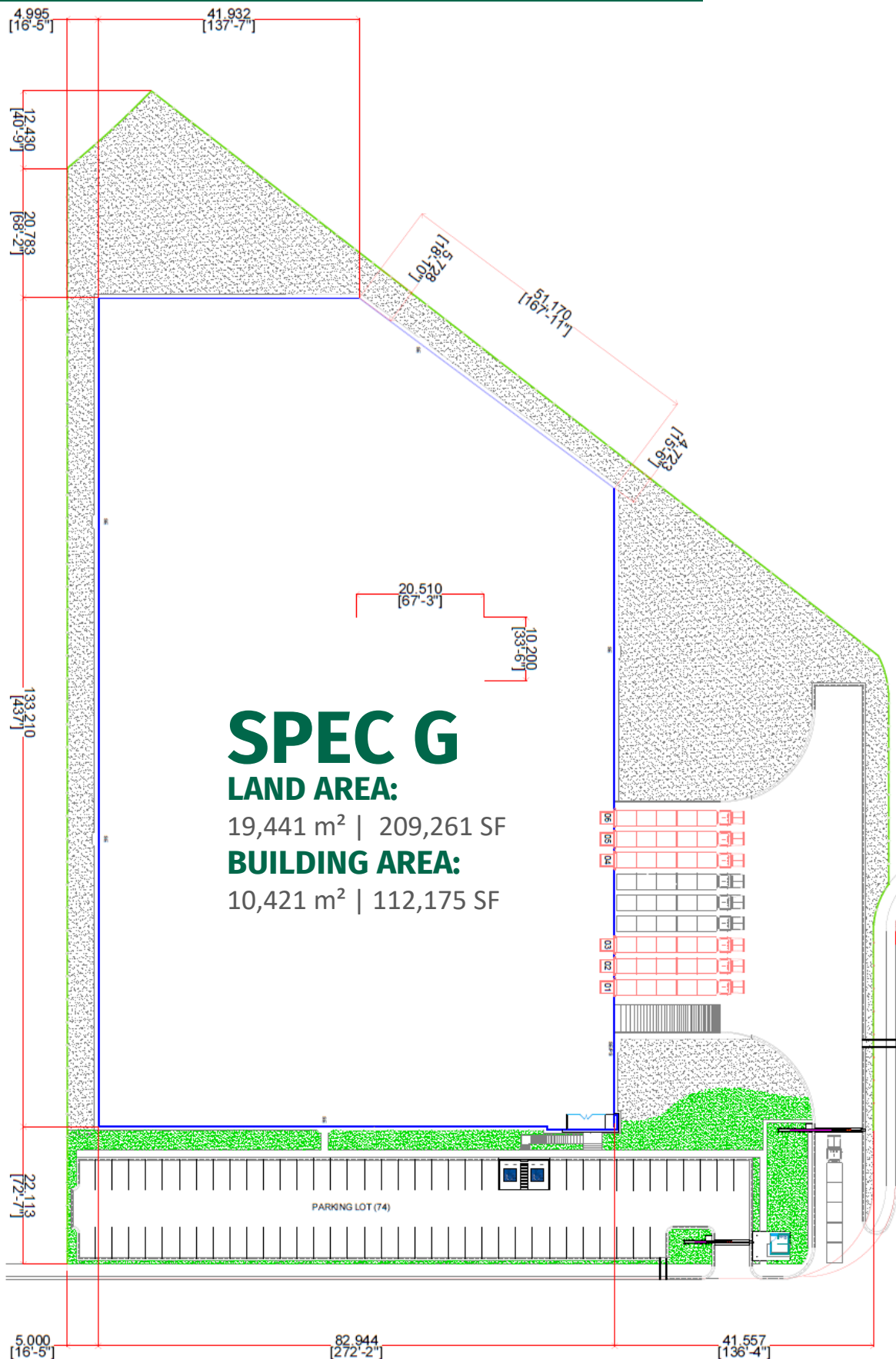
CCTV 24/7



SUBSTATION (KVA's):

According to the client's Project.

VYNMSA Apodaca Industrial Park



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Apodaca, Nuevo León, MX.

UNDER CONSTRUCTION

AVAILABLE 4Q '24 FOR LEASE VYNMSA APODACA INDUSTRIAL PARK **SPEC J**



LAND AREA:

30,236 m² | 325,458 SF



BUILDING AREA:

18,051 m² | 194,303 SF



CLEAR HEIGHT:

9.75 m | 32'



BAY SIZE:

48'- 5" x 79'- 4"



**LOADING DOCKS +
RAMP:**

6 + 4 DOCKS & 1 RAMP



PARKING LOTS:

120



BUILDING STRUCTURE:

STEEL RIGID FRAME



WALLS:

PRE-CAST CONCRETE



FLOOR THICKNESS:

15 CM | 6"



ROOF MATERIAL

STANDING SEAM ROOF



PARK FENCE:

TOTALLY FENCED



CONTROLLED ACCESS:

CCTV 24/7

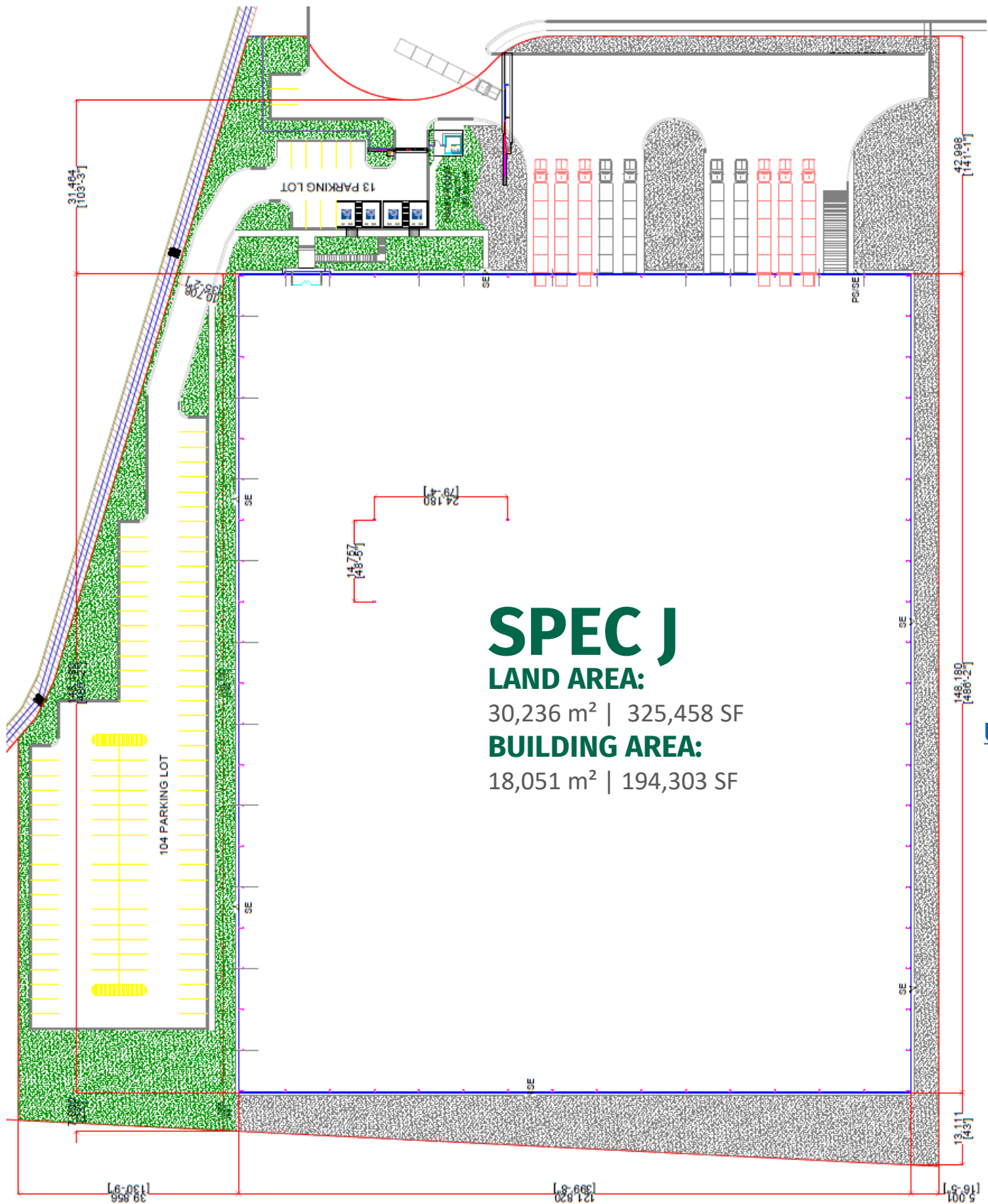


SUBSTATION (KVA's):

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Project.

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VYNMSA Apodaca Industrial Park



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Apodaca, Nuevo León, MX.

AVAILABLE NOW
FOR LEASE

VYNMSA AEROPUERTO APODACA
INDUSTRIAL PARK
SPEC IV



LAND AREA:

26,716 m² | 287,569 SF



BUILDING AREA:

13,478 m² | 145,076 SF



CLEAR HEIGHT:

9.81 m | 32' - 2"



BAY SIZE:

71' - 7" x 50'



INTERIOR ROOMS

381 m² | 4,100 SF



LOADING DOCKS + RAMP:

6 + 4 DOCKS & 2 RAMP



PARKING LOTS:

162



VENTILATION SYSTEM

3 CPH



BUILDING STRUCTURE:

STEEL RIGID FRAME



WALLS:

PRE-CAST CONCRETE



FLOOR THICKNESS:

15 CM | 6"



ROOF MATERIAL

STANDING SEAM ROOF



PARK FENCE:

TOTALLY FENCED



CONTROLLED ACCESS:

CCTV 24/7



FIRE PROTECTION SYSTEM

Basic Hose System

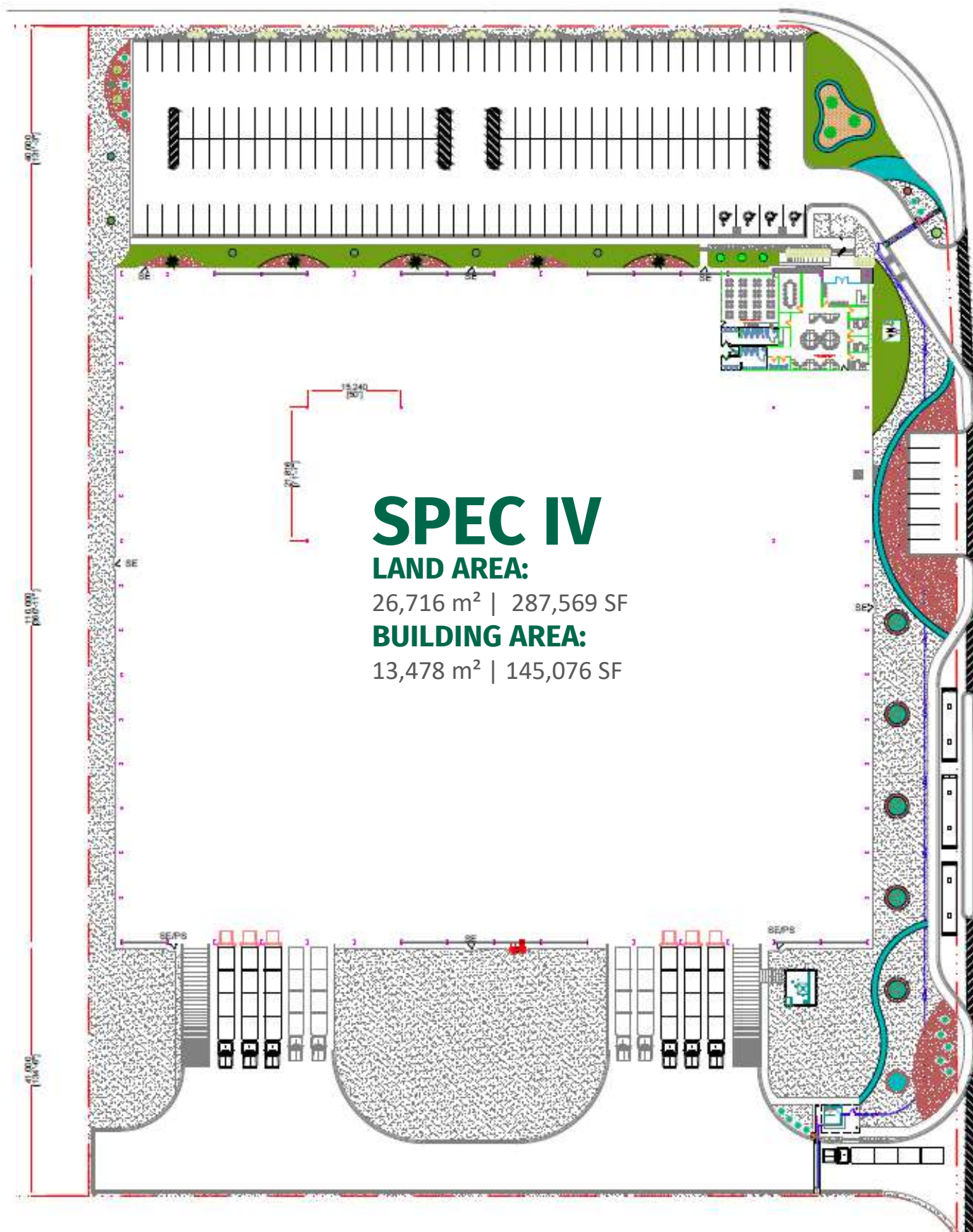


SUBSTATION (KVA's):

Installed and ready to be used

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VYNMSA Aeropuerto Apodaca Industrial Park



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Ciénaga de Flores, Nuevo León, MX.

UNDER CONSTRUCTION

**AVAILABLE 4Q '24
FOR LEASE**

**VYNMSA NORTH INDUSTRIAL
PARK -
SPEC A**



LAND AREA:

58,735 m² | 632,218 SF



BUILDING AREA:

33,590 m² | 361,562 SF



LAND EXPANSION AREA:

58,835 m² | 633,295 SF



BUILDING EXPANSION AREA:

35,053 m² | 377,311 SF



CLEAR HEIGHT:

9.75 m | 32'



BAY SIZE:

50' x 81'-3"



LOADING DOCKS + RAMPS:

12 + 12 DOCKS & 2 RAMPS



PARKING LOTS:

217



BUILDING STRUCTURE:

STEEL RIGID FRAME



WALLS:

PRE-CAST CONCRETE



FLOOR THICKNESS:

15 CM | 6"



ROOF MATERIAL

STANDING SEAM ROOF



PARK FENCE:

TOTALLY FENCED



CONTROLLED ACCESS:

CCTV 24/7

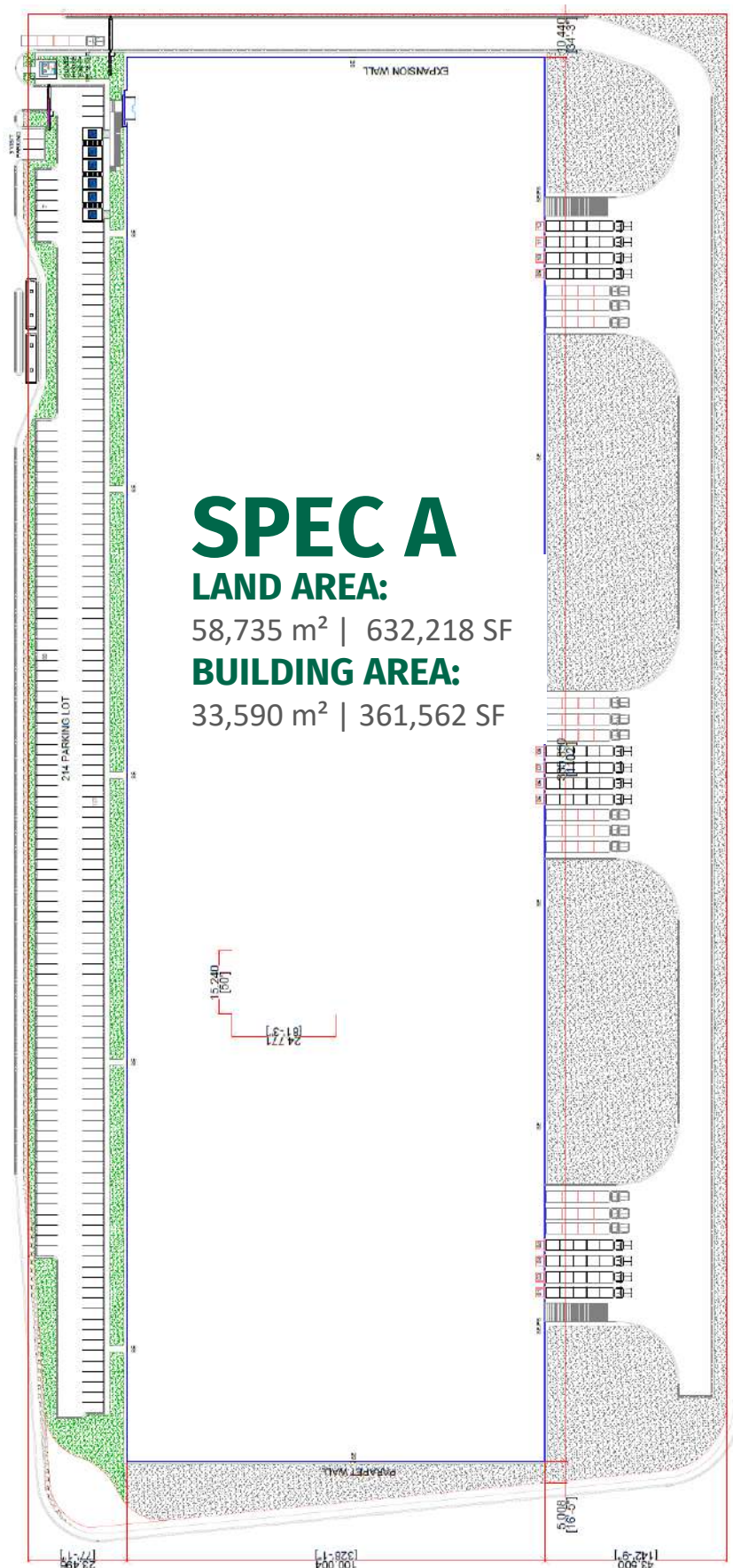


SUBSTATION (KVA's):

According to the client's
Project.

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VYNMSA North Industrial Park



SPEC A

LAND AREA:

58,735 m² | 632,218 SF

BUILDING AREA:

33,590 m² | 361,562 SF



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Ciénaga de Flores, Nuevo León, MX.

UNDER CONSTRUCTION
AVAILABLE 1Q '25
FOR LEASE

VYNMSA NORTH INDUSTRIAL
PARK -
SPEC B



LAND AREA:

36,799 m² | 396,101 SF



BUILDING AREA:

18,330 m² | 197,308 SF



CLEAR HEIGHT:

9.75 m | 32'



BAY SIZE:

50' x 73'- 11"



**LOADING DOCKS +
RAMP:**

8 + 6 DOCKS & 2 RAMPS



PARKING LOTS:

124



BUILDING STRUCTURE:

STEEL RIGID FRAME



WALLS:

PRE-CAST CONCRETE



FLOOR THICKNESS:

15 CM | 6"



ROOF MATERIAL

STANDING SEAM ROOF



PARK FENCE:

TOTALLY FENCED



CONTROLLED ACCESS:

CCTV 24/7

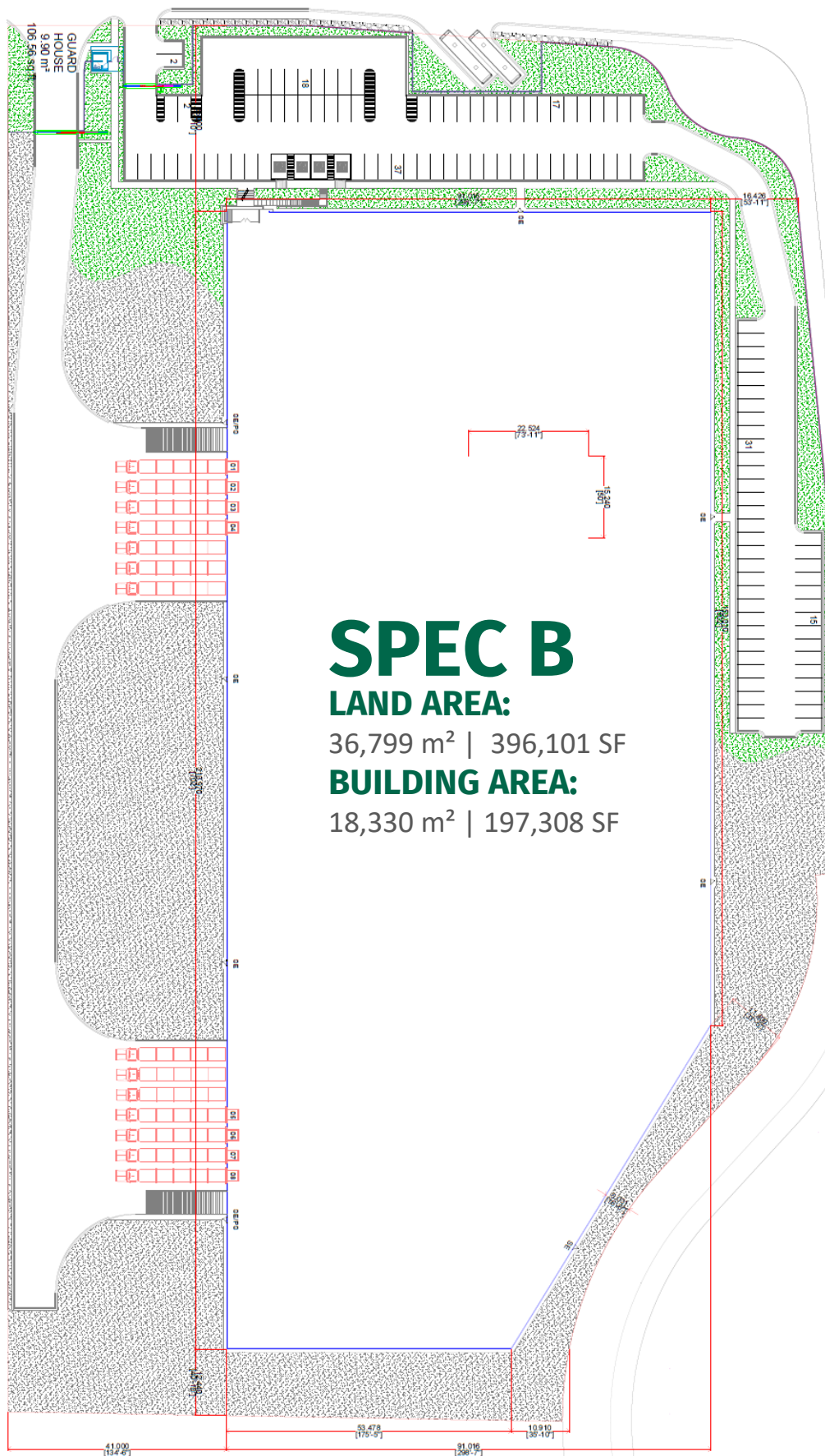


SUBSTATION (KVA's):

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VYNMSA North Industrial Park



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Pesquería, Nuevo León , MX.



UNDER CONSTRUCTION

AVAILABLE 1Q '25
FOR SALE/LEASE

AIRPORT TECHNOLOGY PARK -
SPEC V



LAND AREA:

20,346 m² | 219,002 Sq.Ft



BUILDING AREA:

11,211 m² | 124,215 Sq.Ft.



CLEAR HEIGHT:

9.14 m | 30'



BAY SIZE:

33' - 6" x 74' - 8"



**LOADING DOCKS +
RAMPS:**

6 + 5 DOCKS & 1 RAMP



PARKING LOTS:

108



BUILDING STRUCTURE:

STEEL RIGID FRAME



WALLS:

PRE-CAST CONCRETE



FLOOR THICKNESS:

15 CM | 6"



ROOF MATERIAL

STANDING SEAM ROOF



PARK FENCE:

TOTALLY FENCED



CONTROLLED ACCESS:

CCTV 24/7

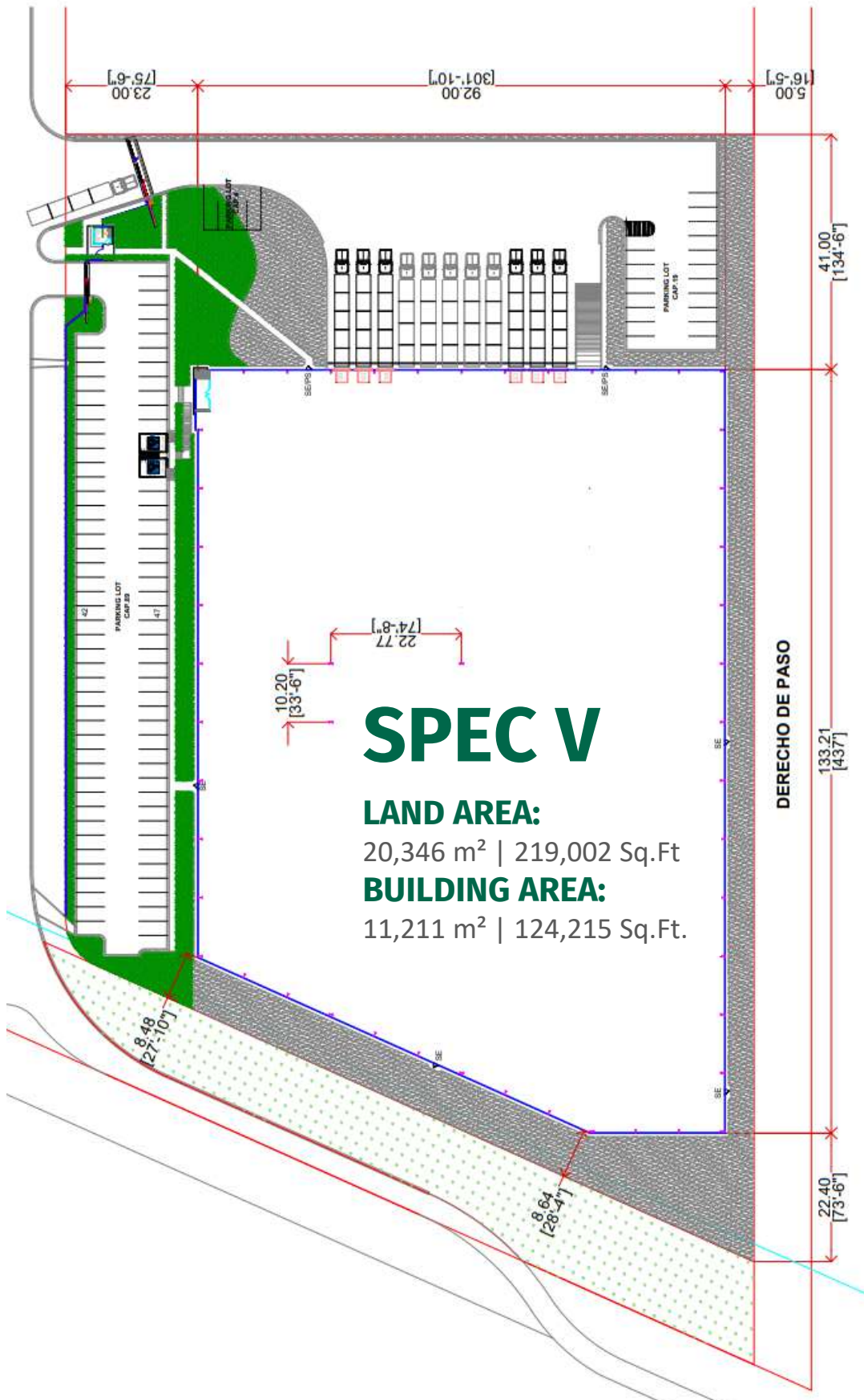


SUBSTATION (KVA's):

According to the client's
Project.

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Airport Technology Park



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Santa Catarina, Nuevo León , MX.



UNDER CONSTRUCTION

**AVAILABLE 1Q '25
FOR LEASE**

**VYNMSA METROPOLITAN
INDUSTRIAL PARK -
SPEC I**



LAND AREA:

16,363 m² | 176,130 SF



BUILDING AREA:

9,080 m² | 97,736 SF



BAY SIZE:

80' - 5" x 33' - 2"



CLEAR HEIGHT:

9.14 m | 30'



**LOADING DOCKS +
RAMPS:**

4 + 5 DOCKS & 1 RAMP



PARKING LOTS:

55



BUILDING STRUCTURE:

STEEL RIGID FRAME



WALLS:

PRE-CAST CONCRETE



FLOOR THICKNESS:

15 CM | 6"



ROOF MATERIAL

STANDING SEAM ROOF



PARK FENCE:

TOTALLY FENCED



CONTROLLED ACCESS:

CCTV 24/7

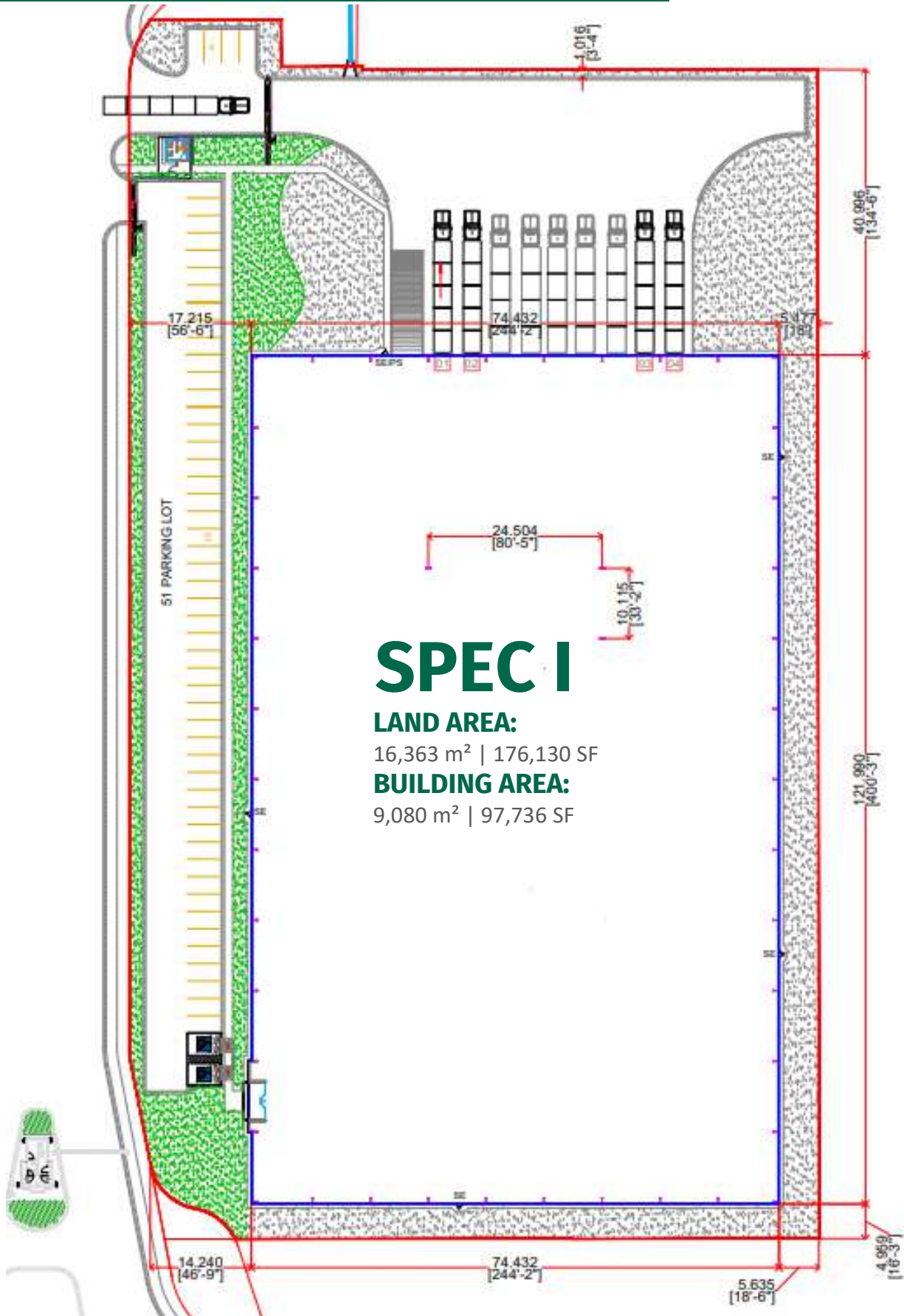


SUBSTATION (KVA's):

According to the client's
Project.

CEL: 81-2202-8599 | INFO@VYNMSA.COM | VYNMSA.COM

VYNMSA Metropolitan Ind'l Park



SPEC I

LAND AREA:

16,363 m² | 176,130 SF

BUILDING AREA:

9,080 m² | 97,736 SF



[PLANO](#)



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Santa Catarina, Nuevo León , MX.

VYNMSA
Industrial Park

UNDER CONSTRUCTION

**AVAILABLE 1Q '25
FOR LEASE**

**VYNMSA METROPOLITAN
INDUSTRIAL PARK -
SPEC II**



LAND AREA:

32,143 m² | 345,984 SF



BUILDING AREA:

16,312 m² | 175,580 SF



BAY SIZE:

83' – 6" x 50'



CLEAR HEIGHT:

9.14 m | 30'



**LOADING DOCKS +
RAMPS:**

6 + 8 DOCKS & 1 RAMP



PARKING LOTS:

123



BUILDING STRUCTURE:

STEEL RIGID FRAME



WALLS:

PRE-CAST CONCRETE



FLOOR THICKNESS:

15 CM | 6"



ROOF MATERIAL

STANDING SEAM ROOF



PARK FENCE:

TOTALLY FENCED



CONTROLLED ACCESS:

CCTV 24/7

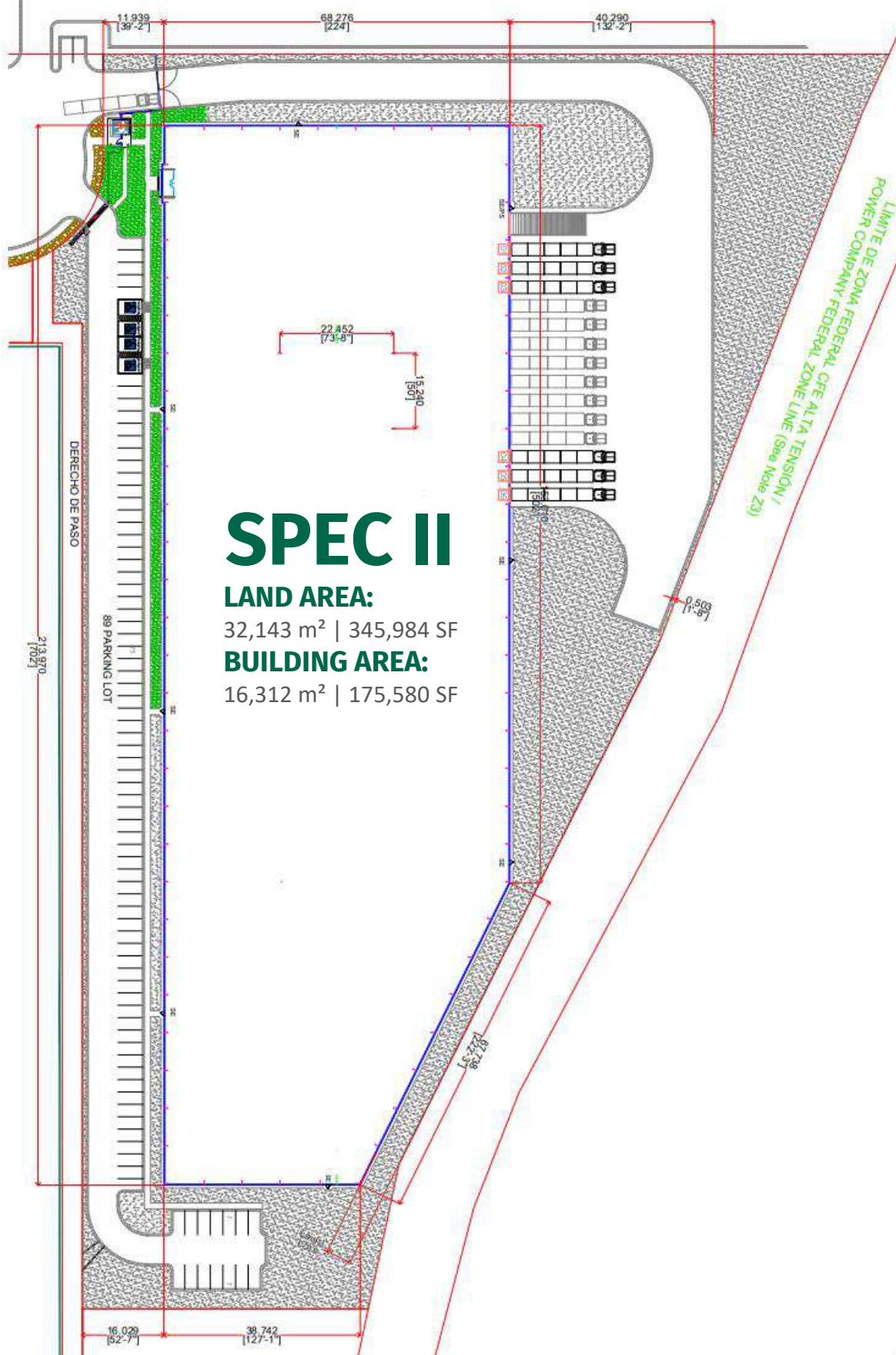


SUBSTATION (KVA's):

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VYNMSA Metropolitan Ind'l Park



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Santa Catarina, Nuevo León , MX.

VYNMSA
Industrial Park

**AVAILABLE 2Q '25
FOR LEASE**

**VYNMSA METROPOLITAN
INDUSTRIAL PARK -
SPEC III**



LAND AREA:

38,748 m² | 417,080 SF



BUILDING AREA:

20,169 m² | 217,103 SF



BUILDING EXPANSION AREA:

16,709 m² | 179,857 SF



BAY SIZE:

74' – 4" x 50'



CLEAR HEIGHT:

9.14 m | 30'



LOADING DOCKS + RAMPS:

8 + 6 DOCKS & 2 RAMPS



PARKING LOTS:

144



BUILDING STRUCTURE:

STEEL RIGID FRAME



WALLS:

PRE-CAST CONCRETE



FLOOR THICKNESS:

15 CM | 6"



ROOF MATERIAL

STANDING SEAM ROOF



PARK FENCE:

TOTALLY FENCED



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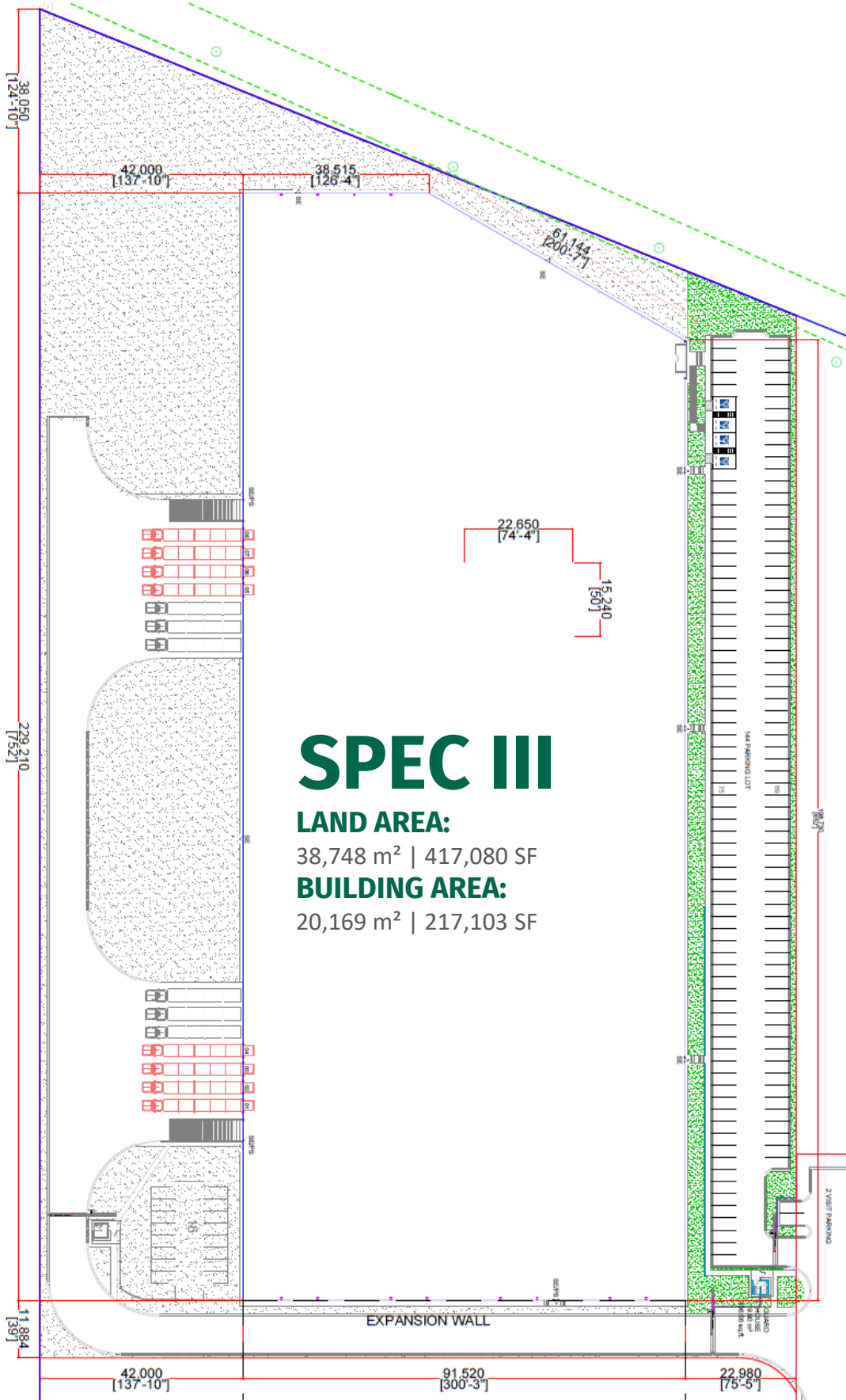
CCTV 24/7



SUBSTATION (KVA's):

According to the client's
Project.

VYNMSA Metropolitan Ind'l Park



PLANO



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Santa Catarina, Nuevo León , MX.

**AVAILABLE 1Q '25
FOR LEASE**

**VYNMSA METROPOLITAN
INDUSTRIAL PARK II -
SPEC I**



LAND AREA:

52,690 m² | 567,150 SF



BUILDING AREA:

24,455 m² | 263,229 SF



BAY SIZE:

50' x 81' - 4"



CLEAR HEIGHT:

9.14 m | 30'



**LOADING DOCKS +
RAMPS:**

12 + 8 DOCKS & 2 RAMPS



PARKING LOTS:

154



BUILDING STRUCTURE:

STEEL RIGID FRAME



WALLS:

PRE-CAST CONCRETE



FLOOR THICKNESS:

15 CM | 6"



ROOF MATERIAL

STANDING SEAM ROOF



PARK FENCE:

TOTALLY FENCED



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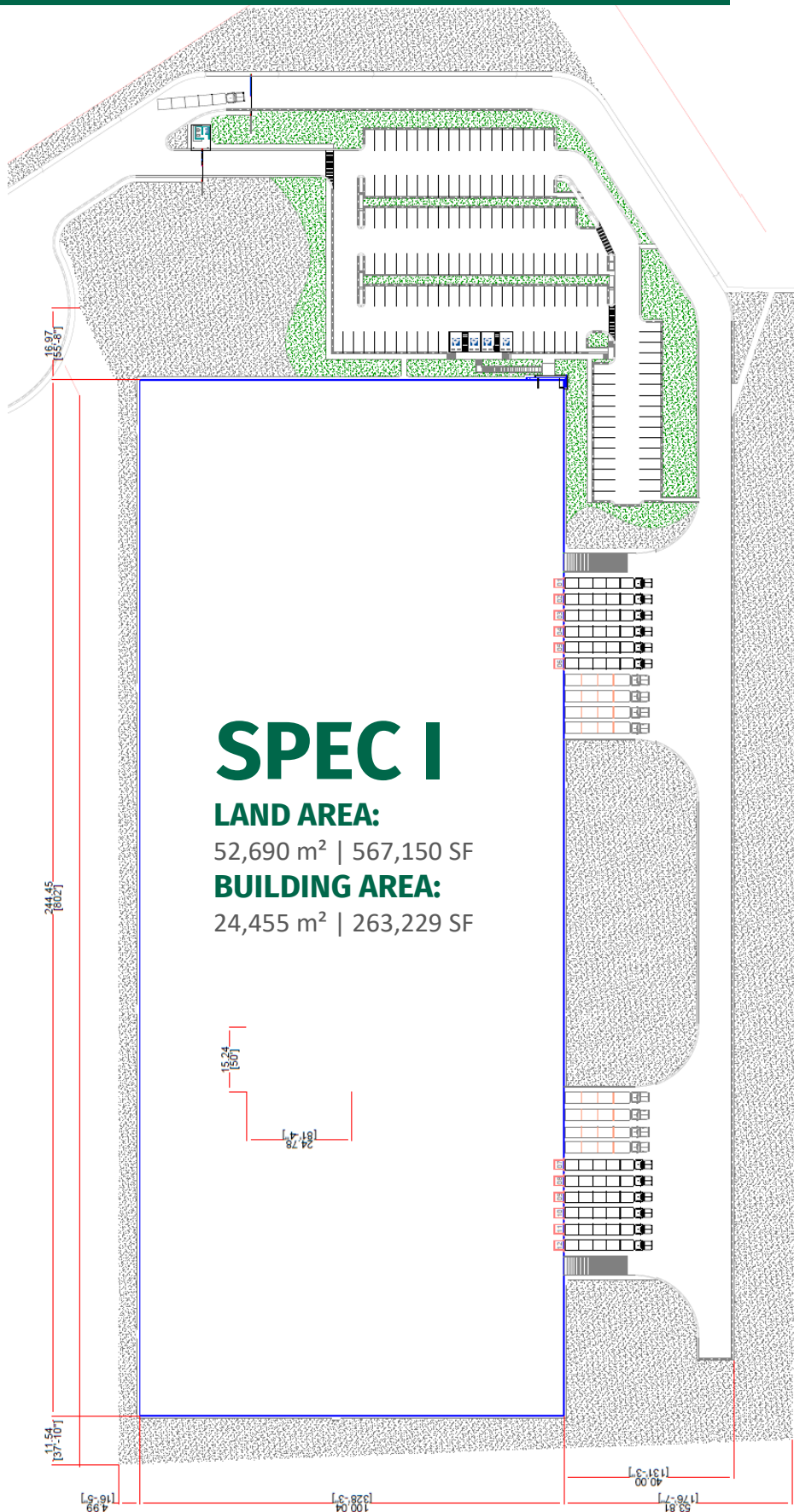
CCTV 24/7



SUBSTATION (KVA's):

According to the client's
Project.

VYNMSA Metropolitan Ind'l Park II



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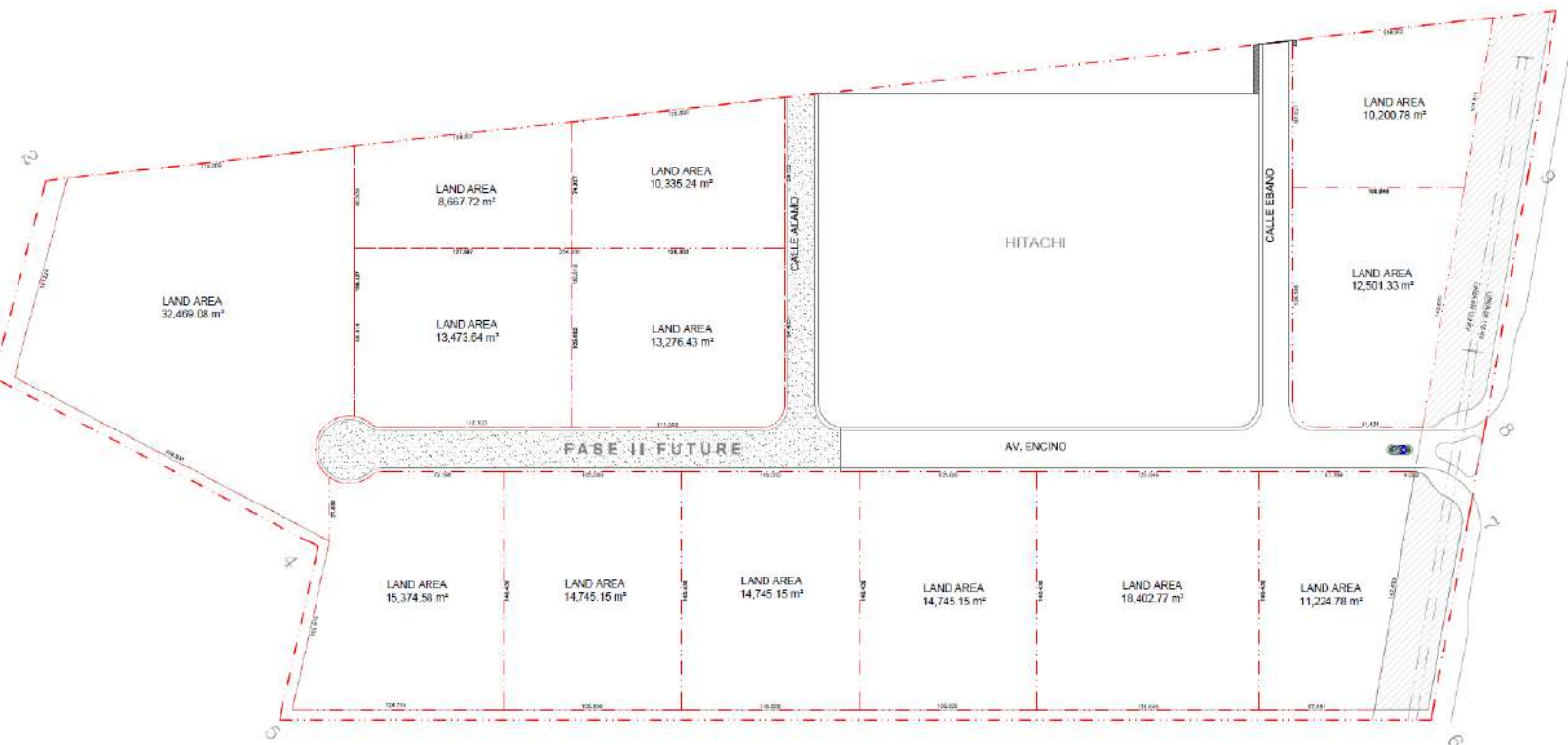
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Montemorelos, Nuevo León, MX.

**LAND AVAILABLE
FOR BTS PROJECTS**

**VYNMSA
MONTEMORELOS
INDUSTRIAL PARK**



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Ramos Arizpe, Coahuila, MX.

UNDER CONSTRUCTION

**AVAILABLE 4Q '24
FOR LEASE**

**VYNMSA RAMOS ARIZPE
INDUSTRIAL PARK I -
SPEC IX**



LAND AREA:

10,219 m² | 109,996 SF



BUILDING AREA:

4,711 m² | 50,694 SF



BAY SIZE:

62' - 6" x 34' - 9"



CLEAR HEIGHT:

9.14 m | 30'



**LOADING DOCKS +
RAMPS:**

2 + 2 DOCKS & 1 RAMP



PARKING LOTS:

35



BUILDING STRUCTURE:

STEEL RIGID FRAME



WALLS:

PRE-CAST CONCRETE



FLOOR THICKNESS:

15 CM | 6"



ROOF MATERIAL

STANDING SEAM ROOF



PARK FENCE:

TOTALLY FENCED



CONTROLLED ACCESS:

CCTV 24/7

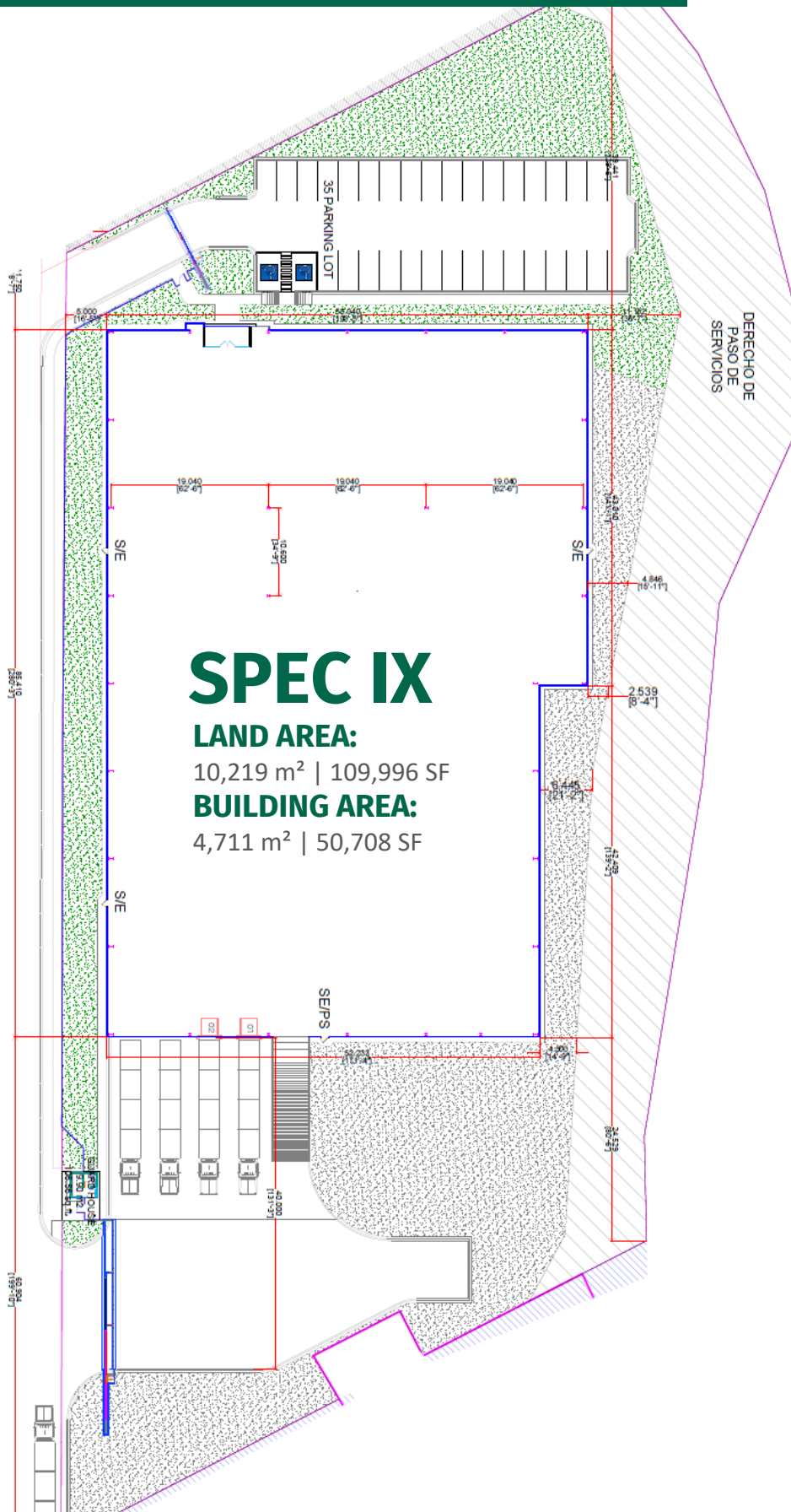


SUBSTATION (KVA's):

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Project.

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VYNMSA Ramos Arizpe Ind'l Park I



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Ramos Arizpe, Coahuila, MX.



UNDER CONSTRUCTION

**AVAILABLE 1Q '25
FOR LEASE**

**VYNMSA RAMOS ARIZPE
INDUSTRIAL PARK IV -
SPEC I**



LAND AREA:

20,140 m² | 216,783 SF



BUILDING AREA:

10,328 m² | 111,174 SF



LAND EXPANSION AREA:

14,709 m² | 158,326 SF



BUILDING EXPANSION AREA:

8,405 m² | 90,469 SF



CLEAR HEIGHT:

9.14 m | 30'



BAY SIZE:

33' - 6" x 74' - 4"



LOADING DOCKS + RAMPS:

4 + 4 DOCKS & 1 RAMP



BUILDING STRUCTURE:

STEEL RIGID FRAME



WALLS:

PRE-CAST CONCRETE



FLOOR THICKNESS:

15 CM | 6"



ROOF MATERIAL

STANDING SEAM ROOF



PARK FENCE:

TOTALLY FENCED



CONTROLLED ACCESS:

CCTV 24/7

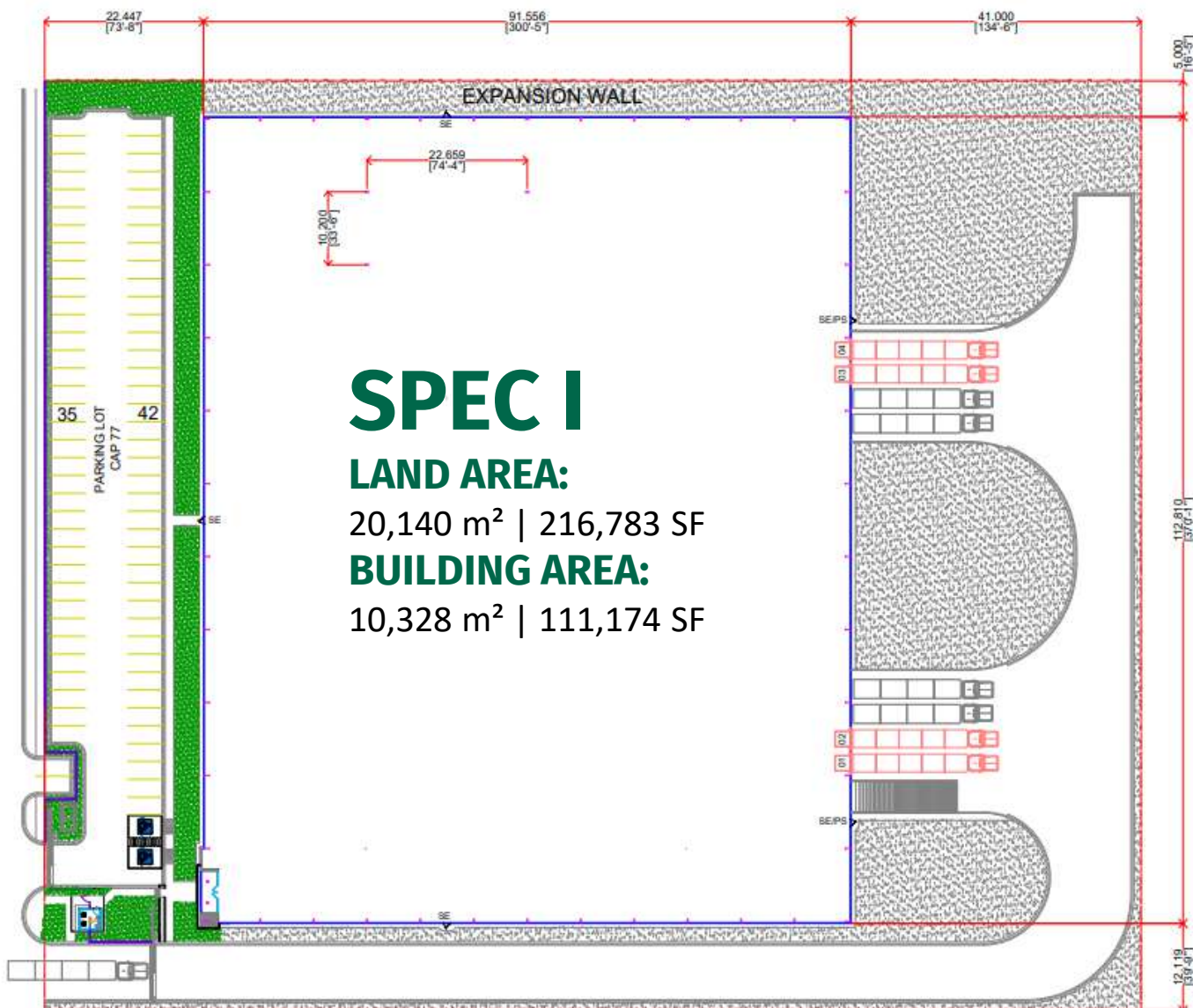


SUBSTATION (KVA's):

According to the client's
Project.

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VYNMSA Ramos Arizpe Ind'l Park IV



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Ramos Arizpe, Coahuila, MX.



**AVAILABLE 2Q '25
FOR LEASE**

**VYNMSA RAMOS ARIZPE
INDUSTRIAL PARK IV -
SPEC II**



LAND AREA:

43,619 m² | 469,511 SF



BUILDING AREA:

26,160 m² | 281,582 SF



LAND EXPANSION AREA:

16,387 m² | 176,388 SF



BUILDING EXPANSION AREA:

11,416 m² | 22,884 SF



CLEAR HEIGHT:

9.14 m | 30'



BAY SIZE:

50' x 69' - 7"



LOADING DOCKS + RAMPS:

12 + 10 DOCKS & 2 RAMPS



PARKING LOTS:

213



BUILDING STRUCTURE:

STEEL RIGID FRAME



WALLS:

PRE-CAST CONCRETE



FLOOR THICKNESS:

15 CM | 6"



ROOF MATERIAL

STANDING SEAM ROOF



PARK FENCE:

TOTALLY FENCED



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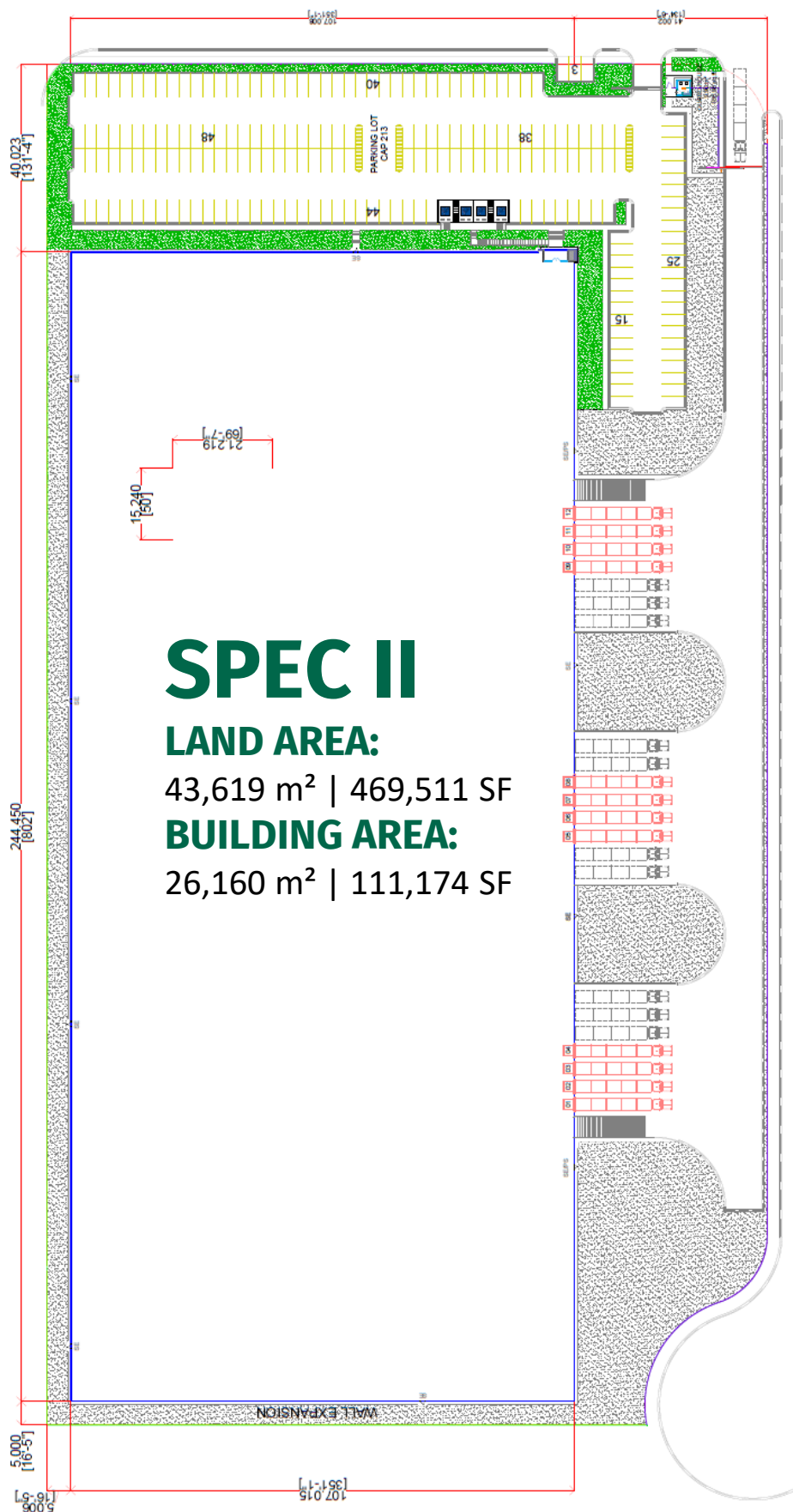
CCTV 24/7



SUBSTATION (KVA's):

According to the client's
Project.

VYNMSA Ramos Arizpe Ind'l Park IV



PLANO



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Torreón, Coahuila, MX.



Industrial Park

UNDER CONSTRUCTION

**AVAILABLE 1Q '25
FOR LEASE**

**VYNMSA TORREÓN
INDUSTRIAL PARK -
SPEC I**



LAND AREA:

12,243 m2 | 131,782 Sq.Ft.



BUILDING AREA:

5,663 m2 | 60,962 Sq.Ft



BAY SIZE:

33' - 6" x 74' - 5"



CLEAR HEIGHT:

9.14 m | 30'



**LOADING DOCKS +
RAMPS:**

3 + 2 DOCKS & 1 RAMP



PARKING LOTS:

48



BUILDING STRUCTURE:

STEEL RIGID FRAME



WALLS:

PRE-CAST CONCRETE



FLOOR THICKNESS:

15 CM | 6"



ROOF MATERIAL

STANDING SEAM ROOF



PARK FENCE:

TOTALLY FENCED



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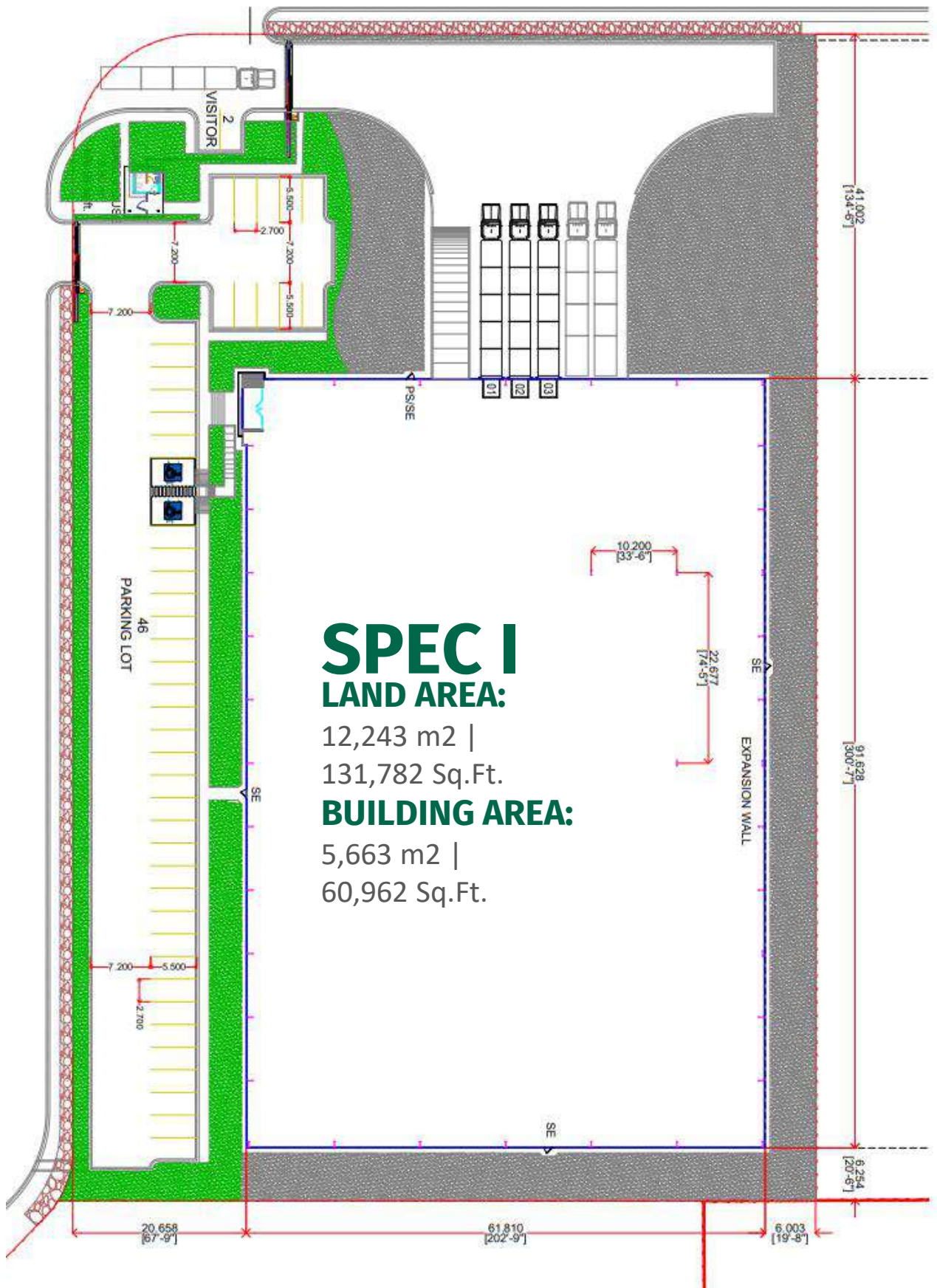
CCTV 24/7



SUBSTATION (KVA's):

According to the client's
Project.

VYNMSA Torreón Ind'l Park



[PLANO](#)



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Torreón, Coahuila, MX.



Industrial Park

UNDER CONSTRUCTION

**AVAILABLE 1Q '25
FOR LEASE**

**VYNMSA TORREÓN
INDUSTRIAL PARK -
SPEC II**



LAND AREA:

21,908 m2 | 235,816 Sq.Ft



BUILDING AREA:

11,235 m2 | 120,937 Sq.Ft



BAY SIZE:

50' x 68' - 1"



CLEAR HEIGHT:

9.14 m | 30'



**LOADING DOCKS +
RAMPS:**

4 + 4 DOCKS & 1 RAMP



PARKING LOTS:

73



BUILDING STRUCTURE:

STEEL RIGID FRAME



WALLS:

PRE-CAST CONCRETE



FLOOR THICKNESS:

15 CM | 6"



ROOF MATERIAL

STANDING SEAM ROOF



PARK FENCE:

TOTALLY FENCED



CONTROLLED ACCESS:

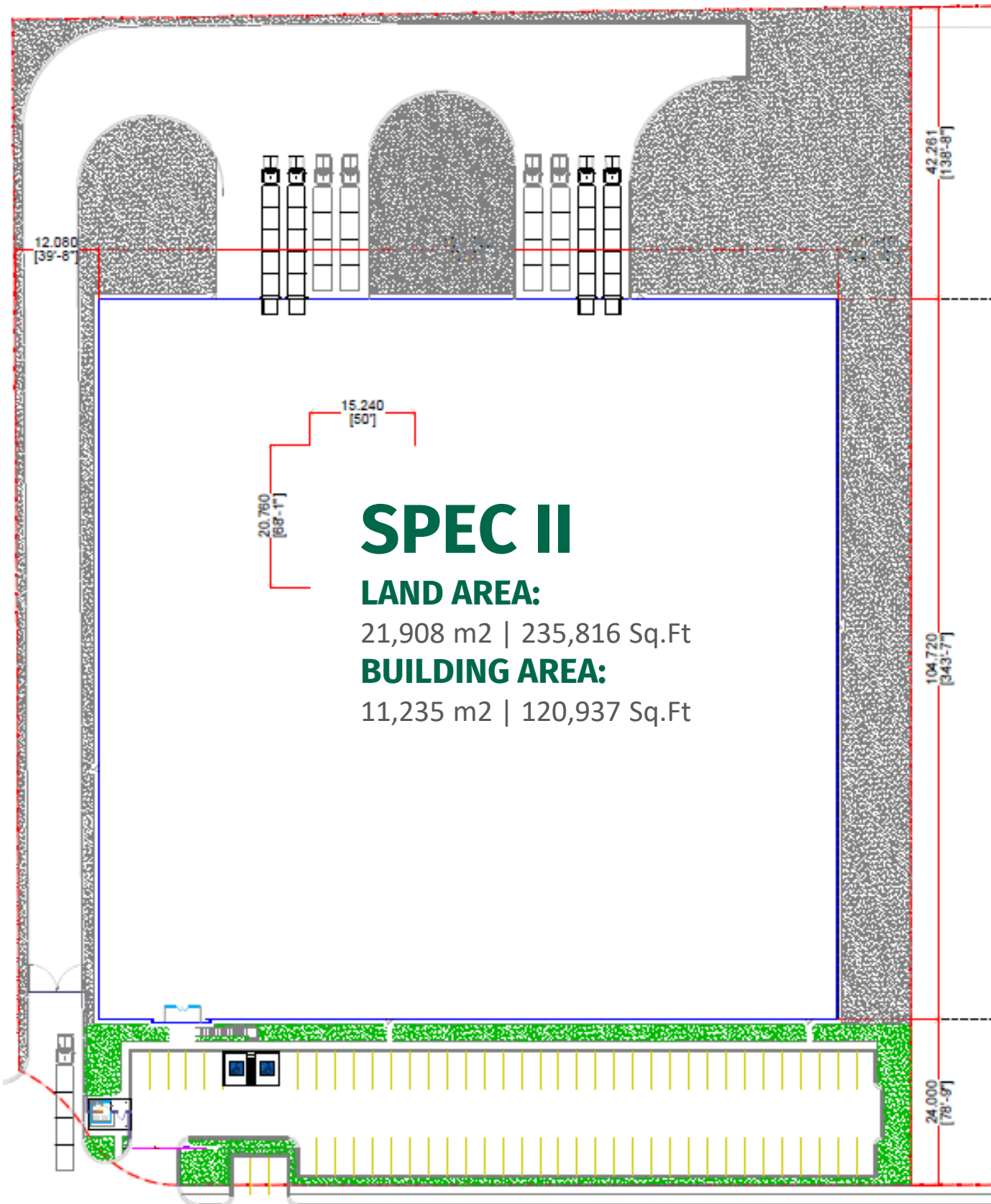
CCTV 24/7



SUBSTATION (KVA's):

According to the client's
Project.

VYNMSA Torreón Ind'l Park



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State	City	Industrial Park Code	Available Buildings	Status	Building Area	Expansion	Operation	Equipment		
Guanajuato	Celaya	VCIP	SPEC II	Available NOW	4,945 m ²	13,872 m ²	Sale / Lease		Installed	According to client needs
	Irapuato	VGIP	SPEC V	Available NOW	5,765 m ²	15,564 m ²	Sale / Lease		Installed	According to client needs
	León	VLIP	SPEC IX	Available NOW	6,995 m ²	2,316 m ²	Lease			According to client needs
	Silao	VGPI	SPEC II	Available NOW	4,129 m ²	N/A	Lease		Installed	According to client needs
Querétaro	El Marqués	PQA	SPEC A	Under Construction I Available 2Q '25	19,587 m ²	N/A	Lease			According to client needs
			SPEC B	Under Construction I Available 2Q '25	17,952 m ²	N/A	Lease			According to client needs
		VQIP	SPEC V	Under Construction I Available 2Q '25	10,459 m ²	N/A	Lease			According to client needs
			SPEC VI	Available 2Q '25	16,354 m ²	N/A	Lease			According to client needs
	Querétaro	PIQ	SPEC VII	Available 2Q '25	28,740 m ²	N/A	Lease			According to client needs
			SPEC C	January 2025	8,913 m ²	N/A	Lease			According to client needs
San Luis Potosí	San Luis Potosí	Logistik I	SPEC IV	Available 1Q '25	4,593 m ²	N/A	Lease		Installed	According to client needs
			SPEC XIII	Available NOW	5,198 m ²	11,781 m ²	Sale / Lease		306 m ²	 FPS  Installed  Installed
		Logistik II	SPEC IV	Available 2Q '25	6,523 m ²	6,458 m ²	Sale / Lease			According to client needs



Celaya, Guanajuato, MX.



AVAILABLE NOW
FOR SALE / LEASE

VYNMSA CELAYA INDUSTRIAL PARK -
SPEC II



LAND AREA:

10,841 m² | 116,689 SF



BUILDING AREA:

4,945 m² | 53,225 SF



EXPANSION:

13,872 m² | 149,317 SF



**TOTAL AFTER
EXPANSION:**

18,817 m² | 202,542 SF



CLEAR HEIGHT:

9.14 m | 30'



BAY SIZE:

33' - 6" x 86' - 6"



**LOADING DOCKS +
RAMPS:**

2 + 1 DOCKS & 1 RAMP



STRUCTURE:

STEEL RIGID FRAME



WALLS:

PRE-CAST CONCRETE



FLOOR THICKNESS:

15 CM | 6"



ROOF:

STANDING SEAM



PARKING SPACES:

48



PARK FENCE:

TOTALLY FENCED



CONTROL ACCESS:

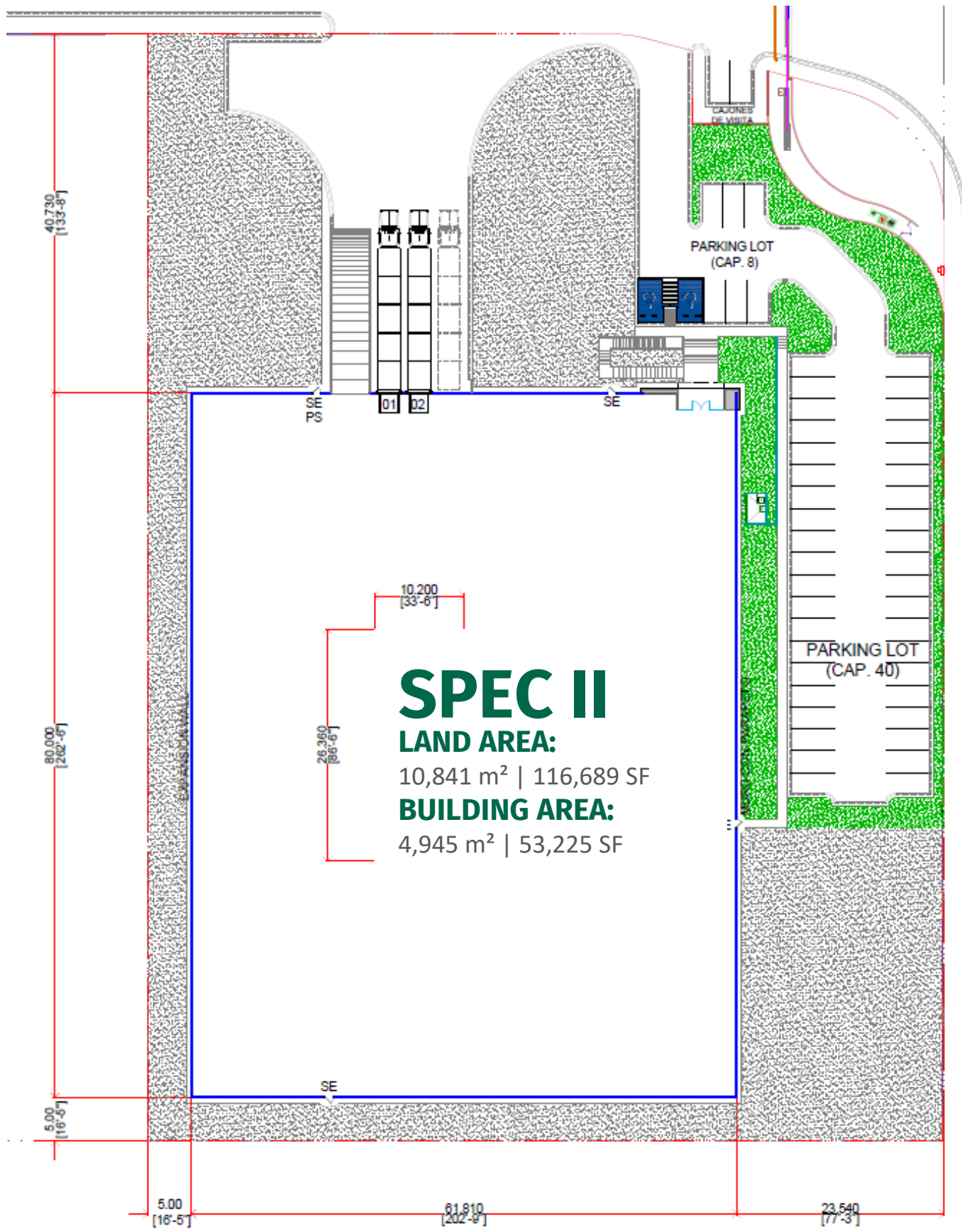
CCTV 24/7



SUBSTATION (KVA's):

30 MVA

VYNMSA CELAYA INDUSTRIAL PARK



[PLANO](#)



[UBICACIÓN](#)



Irapuato, Guanajuato, MX.



AVAILABLE NOW

FOR SALE / LEASE

VYNMSA GUANAJUATO INDUSTRIAL PARK -

SPEC V



LAND AREA:

13,072 m² | 140,703 SF



BUILDING AREA:

5,765 m² | 62,055 SF



EXPANSION:

15,500 m² | 166,841 SF



**TOTAL AFTER
EXPANSION:**

11,481 m² | 123,585 SF



CLEAR HEIGHT:

9.14 m | 30'



BAY SIZE:

33' - 6" x 86' - 7"



**LOADING DOCKS +
RAMPS:**

3 + 2 DOCKS & 1 RAMP



STRUCTURE:

STEEL RIGID FRAME



WALLS:

PRE-CAST CONCRETE



FLOOR THICKNESS:

15 CM | 6"



ROOF:

STANDING SEAM



PARKING SPACES:

42



PARK FENCE:

TOTALLY FENCED



GUARD HOUSE:

9.90 m² | 106.56 SF

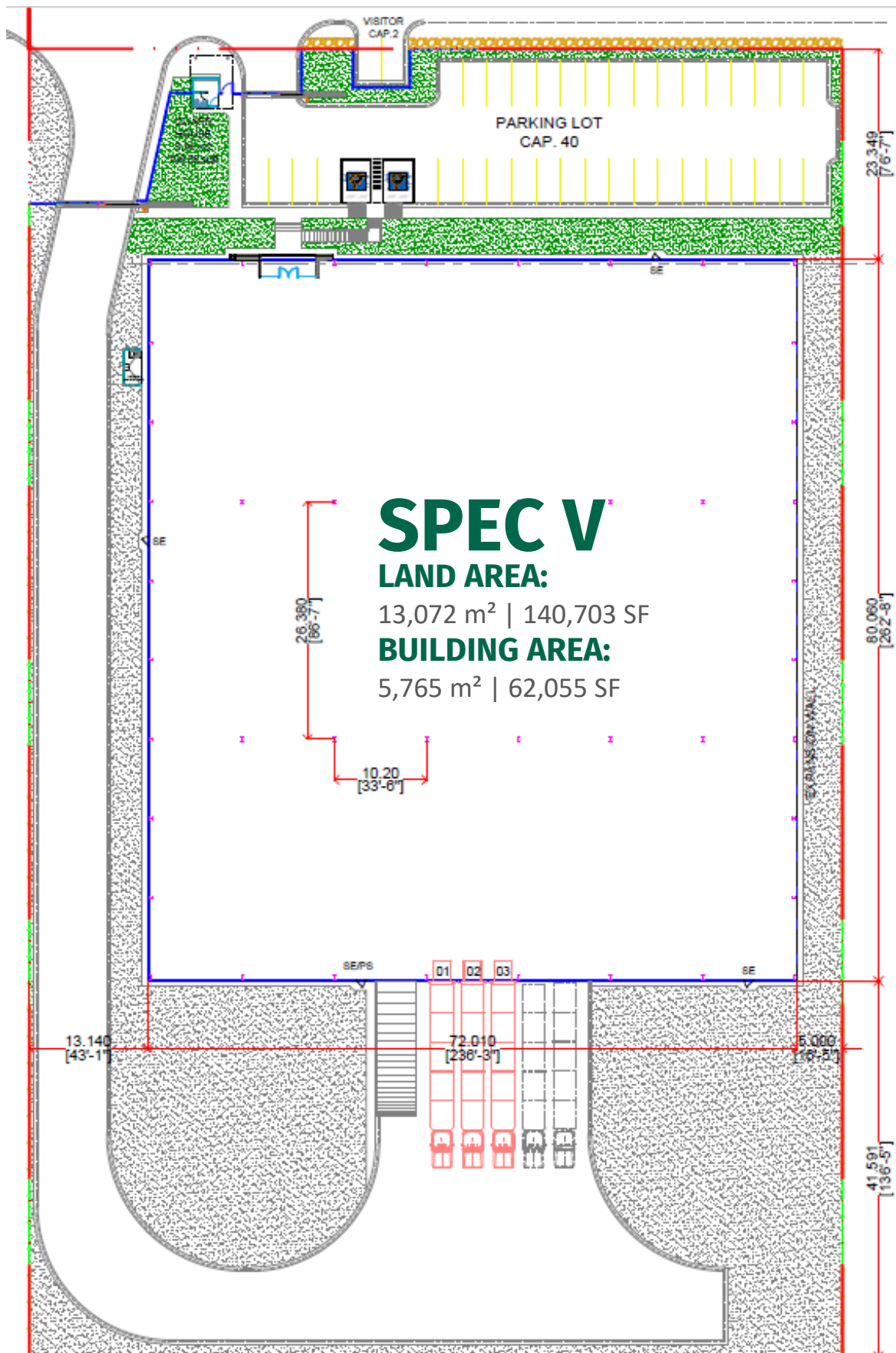


SUBSTATION (KVA's):

20MVA

CEL. (+52) 473 103 0207 | INFO@VYNMSA.COM | VYNMSA.COM

VYNMSA GUANAJUATO INDUSTRIAL PARK



[PLANO](#)



[UBICACIÓN](#)



León, Guanajuato, MX.

AVAILABLE NOW
FOR LEASE

VYNMSA LEON INDUSTRIAL PARK -
SPEC IX



LAND AREA:

12,575 m² | 135,356 SF



BUILDING AREA:

6,995 m² | 75,290 SF



EXPANSION:

1,544 m² | 16,621 SF



**TOTAL AFTER
EXPANSION:**

8,539 m² | 91,911 SF



CLEAR HEIGHT:

9.14 m | 30'



BAY SIZE:

33' – 6" x 81' – 9"



**LOADING DOCKS +
RAMP:**

3 + 2 DOCKS & 1 RAMP



STRUCTURE:

STEEL RIGID FRAME



WALLS:

PRE-CAST CONCRETE



FLOOR THICKNESS:

15 CM | 6"



ROOF:

STANDING SEAM



PARK FENCE:

TOTALLY FENCED



GUARD HOUSE:

9.90 m² | 106.56 SF



SUBSTATION (KVA's):

According to the client's
Project.

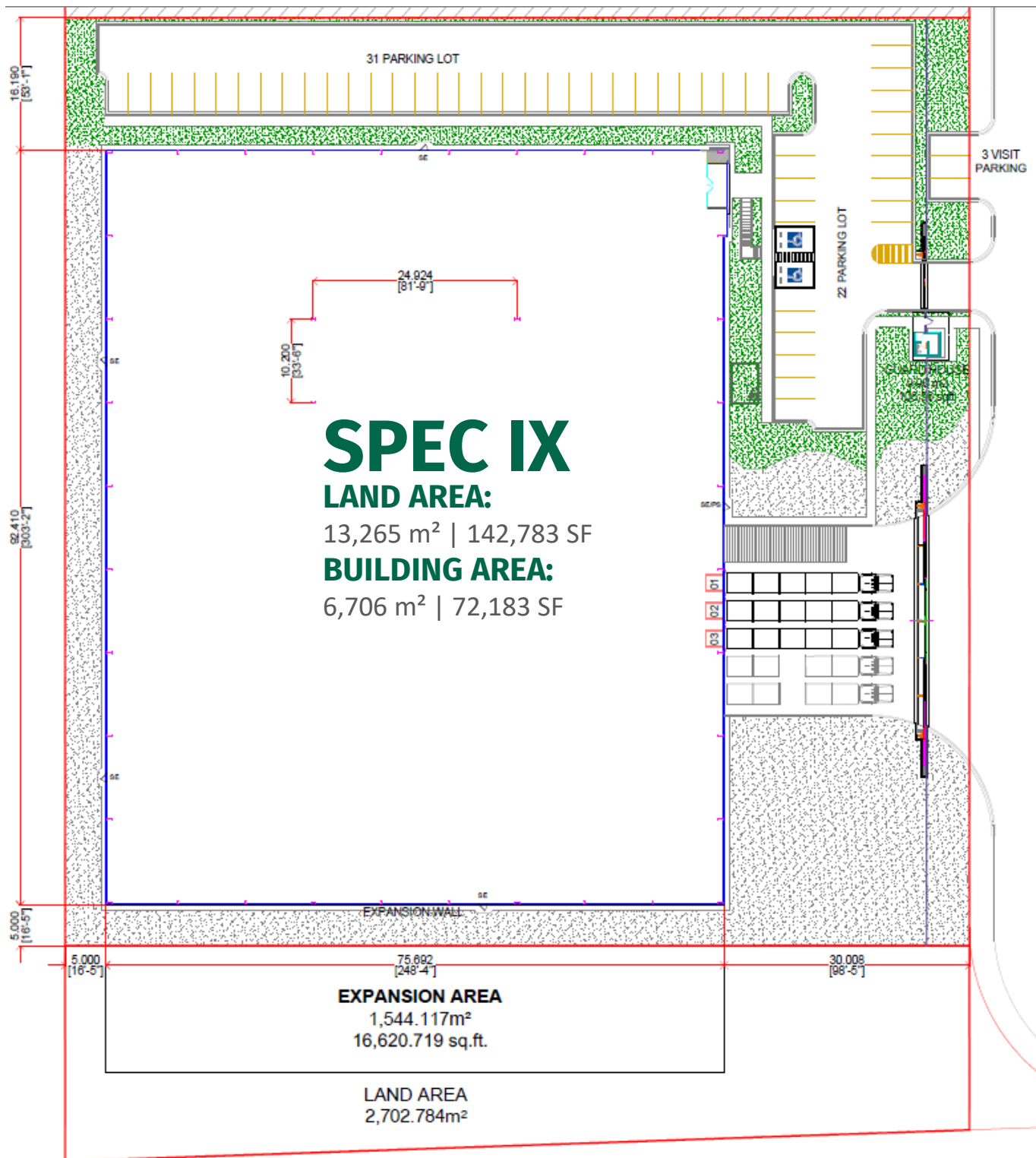


PARKING SPACES:

56

CEL. (+52) 473 103 0207 | INFO@VYNMSA.COM | VYNMSA.COM

VYNMSA LEON INDUSTRIAL PARK



[PLANO](#)



[UBICACIÓN](#)



Silao, Guanajuato, MX.

AVAILABLE NOW
FOR LEASE

VYNMSA GUANAJUATO
PUERTO INTERIOR -
SPEC II



LAND AREA:

7,894 m² | 84,970 SF



BUILDING AREA:

4,129 m² | 44,442 SF



CLEAR HEIGHT:

9.14 m | 30'



BAY SIZE:

10.20 m x 19.77m
33' - 6" x 64' - 10"



**LOADING DOCKS +
RAMPS:**

3+ 2 DOCKS & 1 RAMP



FLOOR THICKNESS:

15 CM | 6"



STRUCTURE:

STEEL RIGID FRAME



WALLS:

PRE-CAST CONCRETE



ROOF:

STANDING SEAM



PARKING SPACES:

37



PARK FENCE:

TOTALLY FENCED



OFFICE AREA:

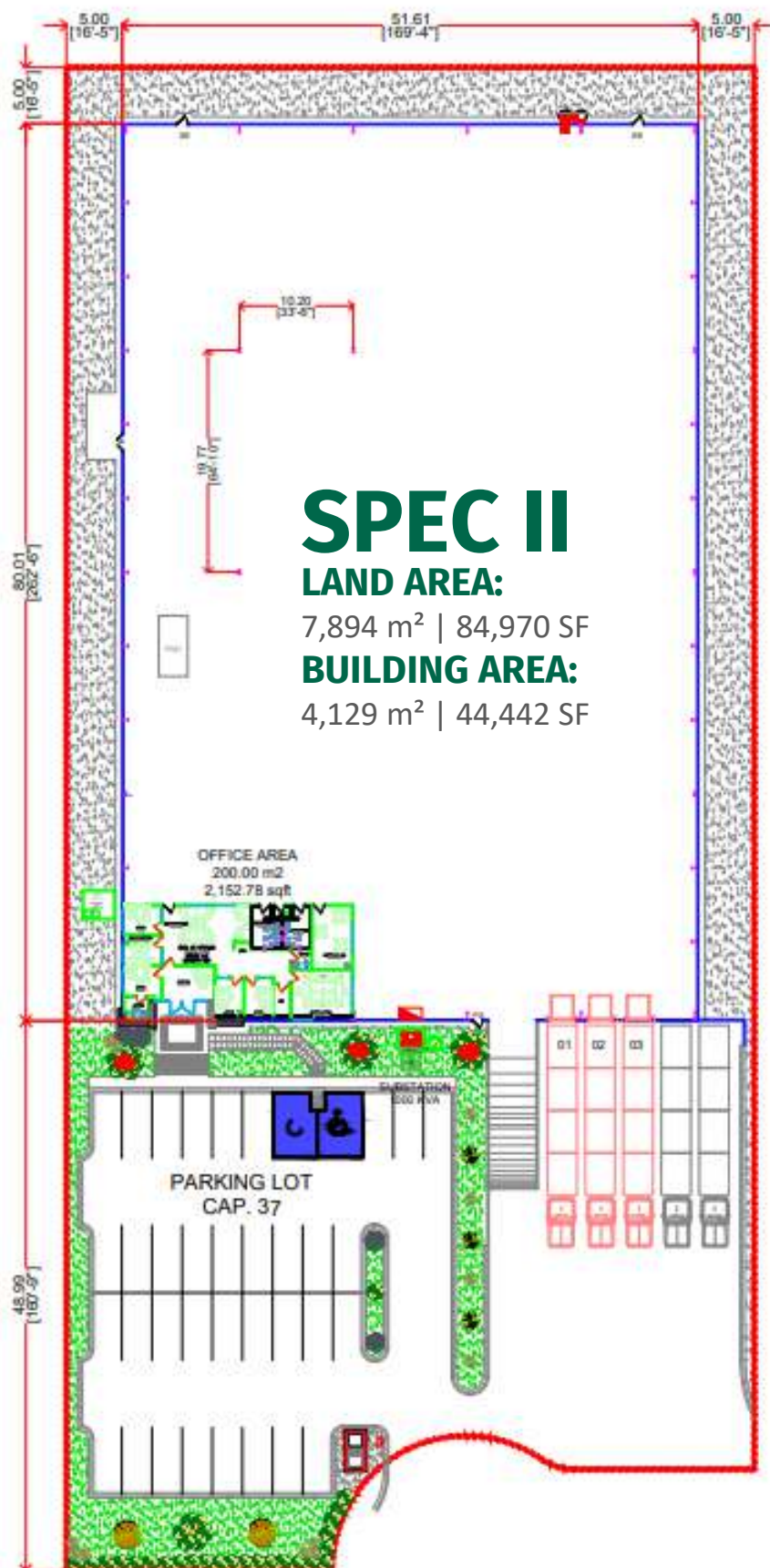
200 m² | 2,153 SF



SUBSTATION (KVA's):

Installed and ready to used

VYNMSA GUANAJUATO PUERTO INTERIOR



[PLANO](#)



[UBICACIÓN](#)



El Marqués, Querétaro, MX.

UNDER CONSTRUCTION
AVAILABLE 2Q '25
FOR LEASE

Parque Querétaro Aeropuerto -
SPEC A



LAND AREA:

38,652 m² | 416,047 SF



BUILDING AREA:

19,587 m² | 210,830 SF



CLEAR HEIGHT:

9.75 m | 32'



BAY SIZE:

15.24 m x 20.19 m
50' x 66' - 3"



**LOADING DOCKS +
RAMPS:**

8 + 6 DOCKS & 2 RAMPS



FLOOR THICKNESS:

15 CM | 6"



STRUCTURE:

STEEL RIGID FRAME



WALLS:

PRE-CAST CONCRETE



ROOF:

STANDING SEAM



PARKING SPACES:

185



PARK FENCE:

TOTALLY FENCED



GUARD HOUSE:

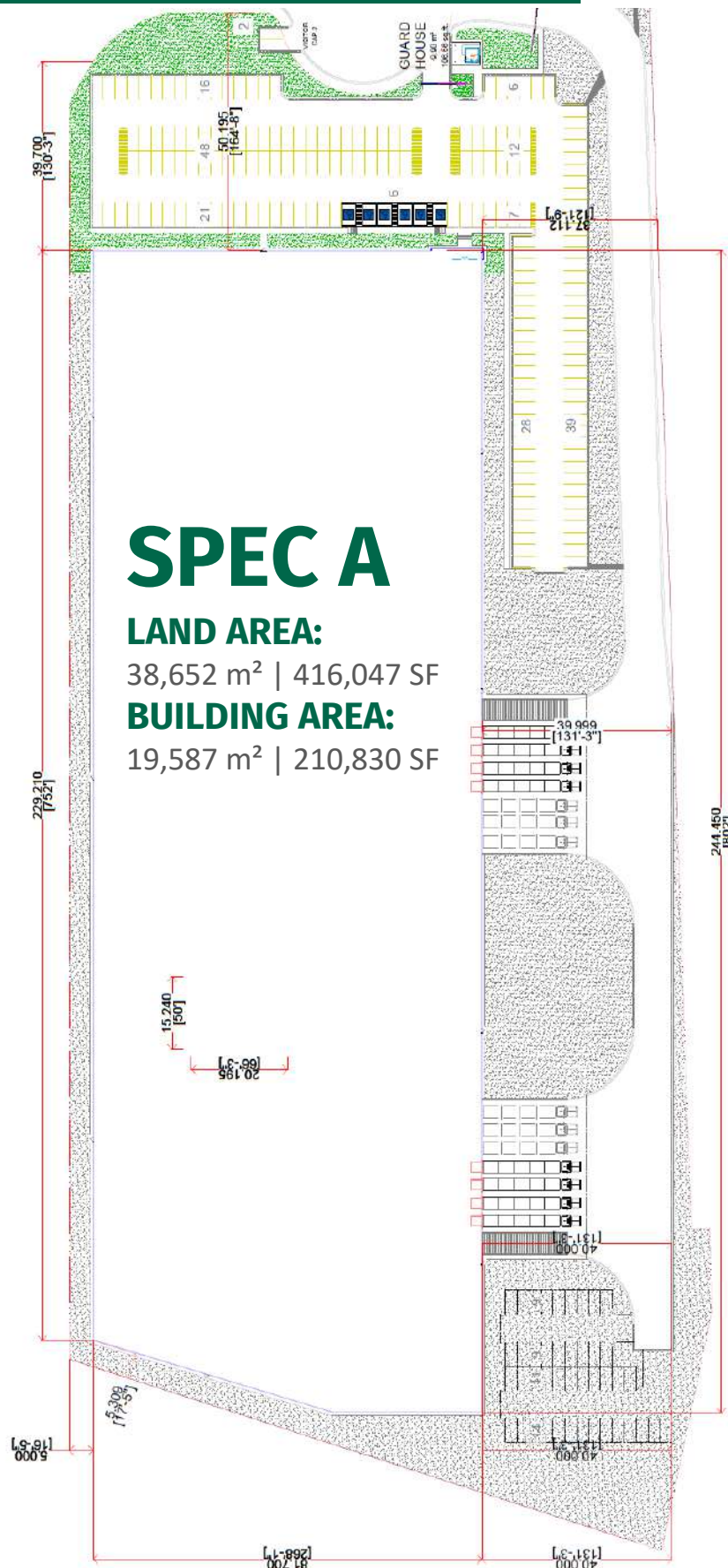
9.90 m² | 106.56 SF



SUBSTATION (KVA's):

According to client's Project

VYNMSA QUERÉTARO INDUSTRIAL PARK II



[PLANO](#)



[UBICACIÓN](#)



El Marqués, Querétaro, MX.

UNDER CONSTRUCTION
AVAILABLE 2Q '25
FOR LEASE

Parque Querétaro Aeropuerto -
SPEC B



LAND AREA:

32,724 m² | 352,238 SF



BUILDING AREA:

17,952 m² | 193,234 SF



CLEAR HEIGHT:

9.75 m | 32'



BAY SIZE:

10.20 m x 20.74 m
33' - 6" x 68' - 1"



**LOADING DOCKS +
RAMPS:**

3 + 4 DOCKS & 1 RAMP



FLOOR THICKNESS:

15 CM | 6"



STRUCTURE:

STEEL RIGID FRAME



WALLS:

PRE-CAST CONCRETE



ROOF:

STANDING SEAM



PARKING SPACES:

157



PARK FENCE:

TOTALLY FENCED



2 GUARD HOUSE:

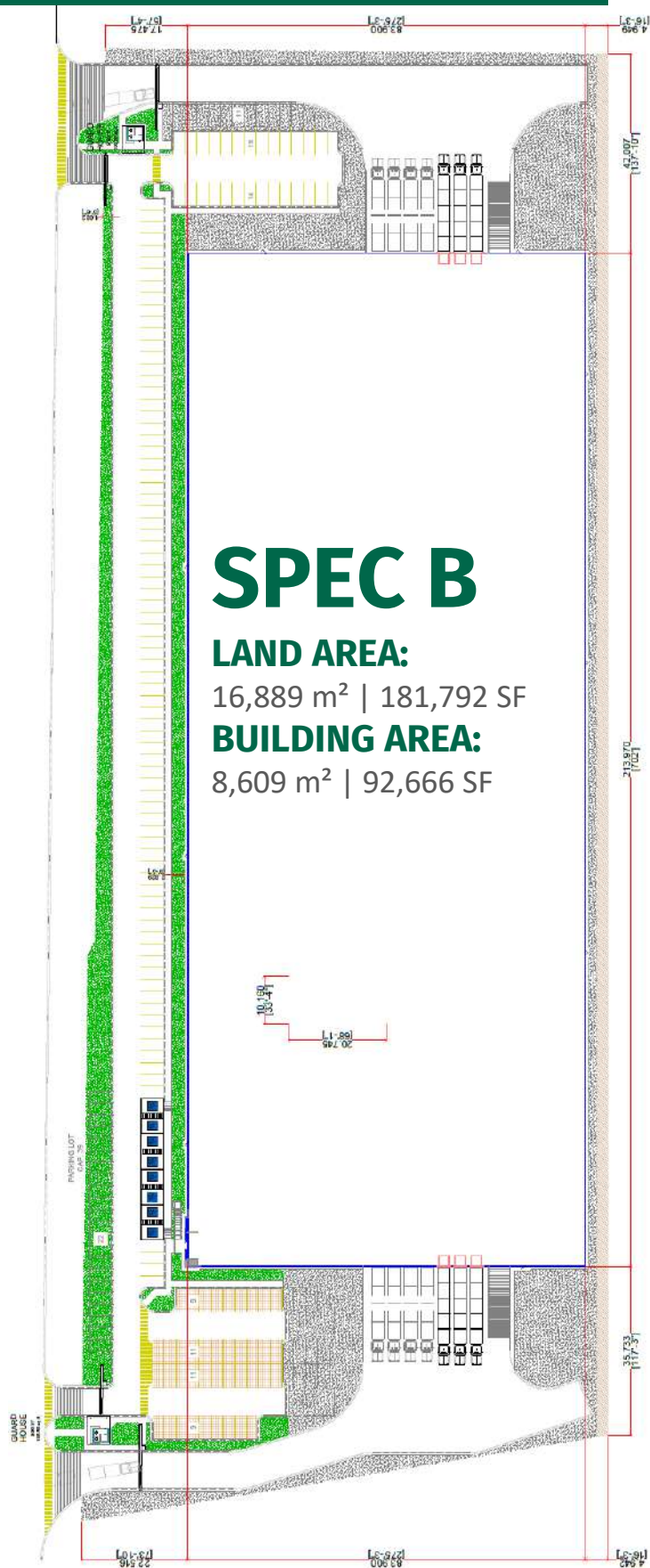
9.90 m² | 106.56 SF



SUBSTATION (KVA's):

According to client's Project

VYNMSA QUERÉTARO INDUSTRIAL PARK II



[PLANO](#)



[UBICACIÓN](#)



El Marqués, Querétaro, MX.

VYNMSA

QUERETARO
Industrial Park

UNDER CONSTRUCTION
AVAILABLE 2Q '25
FOR LEASE

VYNMSA Querétaro Industrial Park -
SPEC V



LAND AREA:

20,651 m² | 222,285 SF



BUILDING AREA:

10,459 m² | 112,581 SF



CLEAR HEIGHT:

9.14 m | 30'



BAY SIZE:

21.11 m x 15.24 m
69' x 3" - 50'



**LOADING DOCKS +
RAMPS:**

4 + 4 DOCKS & 1 RAMP



FLOOR THICKNESS:

15 CM | 6"



STRUCTURE:

STEEL RIGID FRAME



WALLS:

PRE-CAST CONCRETE



ROOF:

STANDING SEAM



PARKING SPACES:

83



PARK FENCE:

TOTALLY FENCED



GUARD HOUSE:

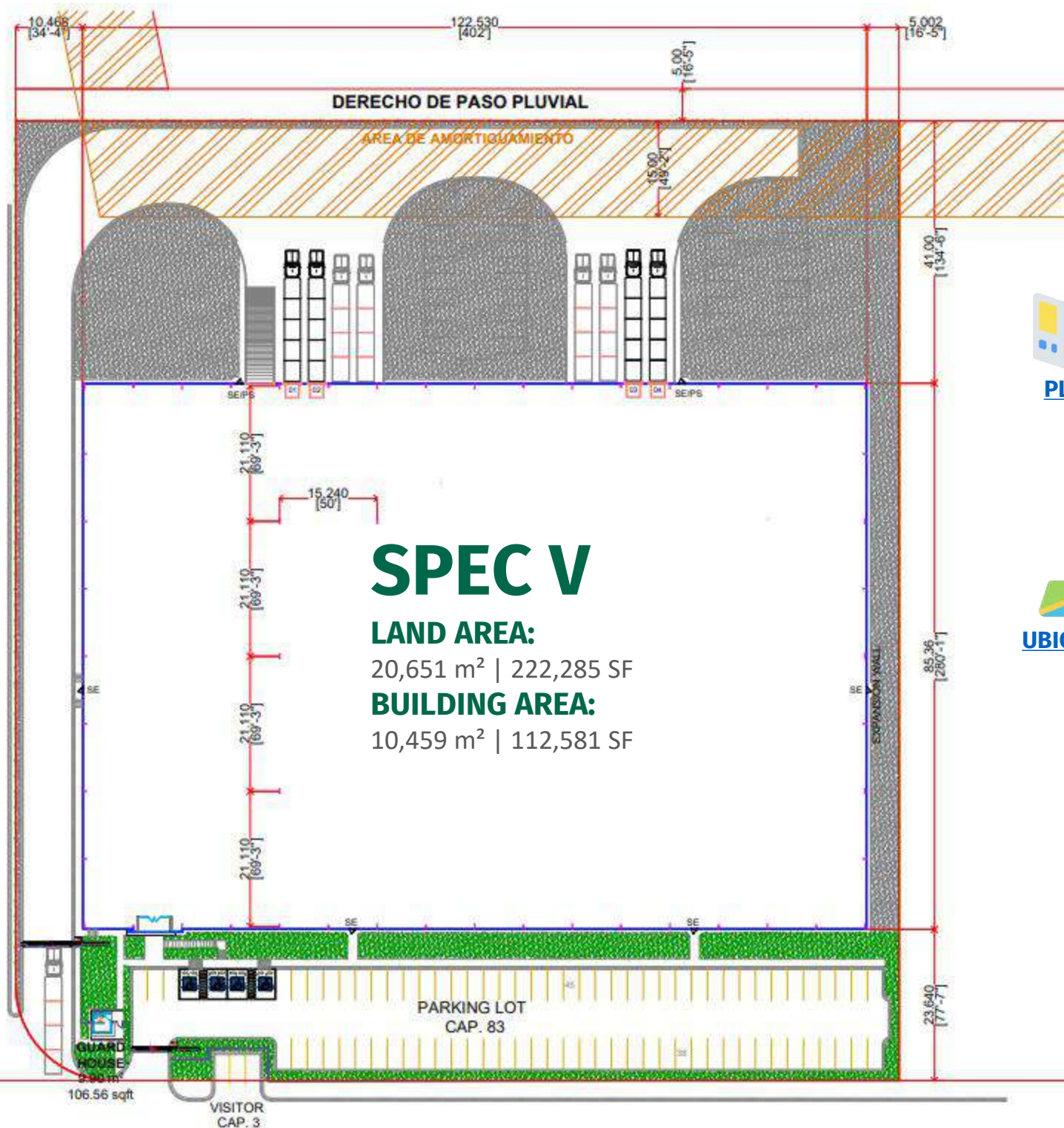
9.90 m² | 106.56 SF



SUBSTATION (KVA's):

According to client's Project

VYNMSA QUERÉTARO INDUSTRIAL PARK



[PLANO](#)



[UBICACIÓN](#)



El Marqués, Querétaro, MX.

VYNMSA

QUERETARO
Industrial Park

**AVAILABLE 2Q '25
FOR LEASE**

VYNMSA Querétaro Industrial Park -

SPEC VI



LAND AREA:

33,139 m² | 359,705 SF



BUILDING AREA:

16,354 m² | 176,037 SF



CLEAR HEIGHT:

9.14 m | 30'



BAY SIZE:

22.53 m x 15.24 m
73' - 11" x 50'



**LOADING DOCKS +
RAMPS:**

6 + 4 DOCKS & 1 RAMP



FLOOR THICKNESS:

15 CM | 6"



STRUCTURE:

STEEL RIGID FRAME



WALLS:

PRE-CAST CONCRETE



ROOF:

STANDING SEAM



PARKING SPACES:

39



PARK FENCE:

TOTALLY FENCED



GUARD HOUSE:

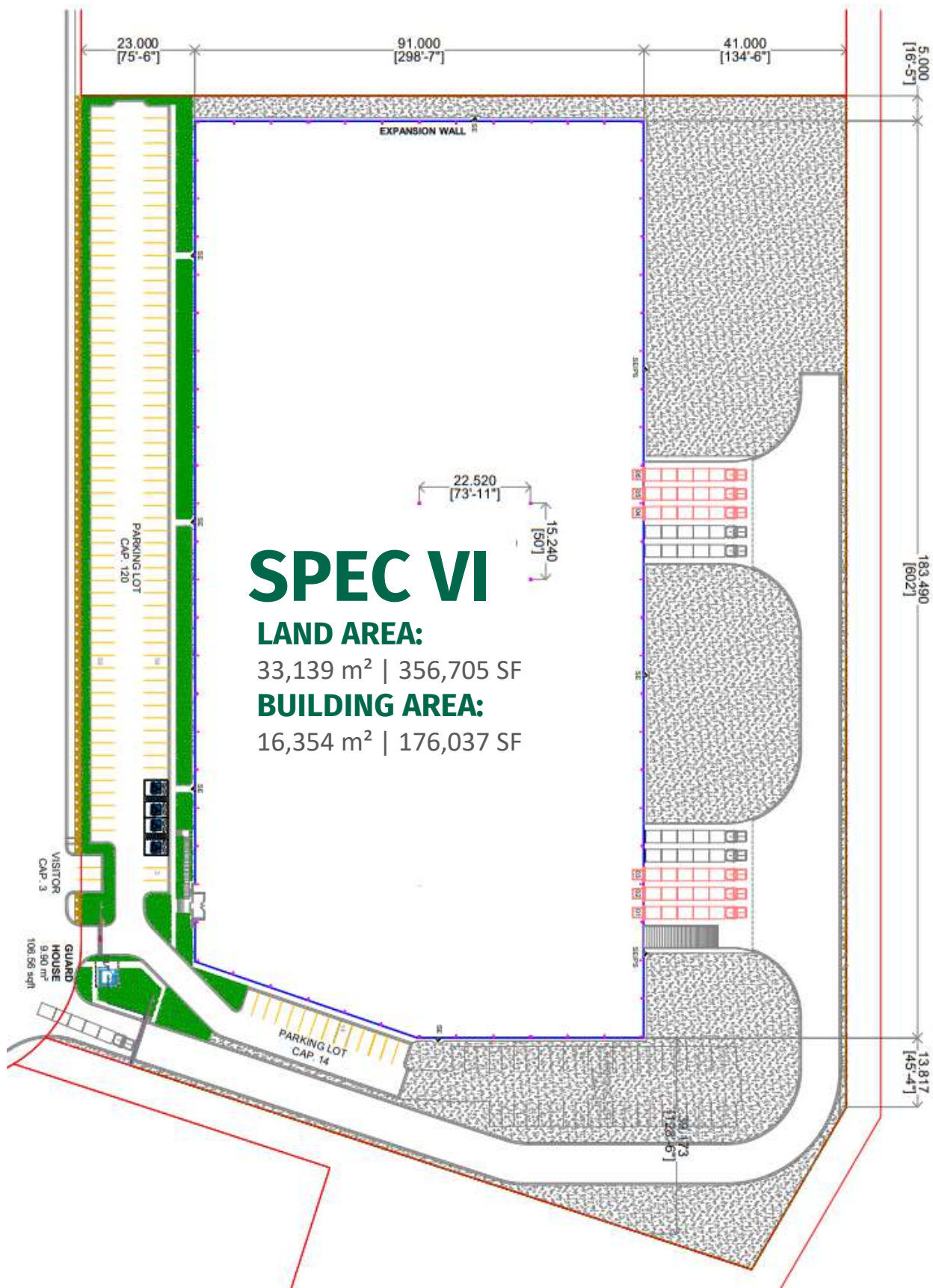
9.90 m² | 106.56 SF



SUBSTATION (KVA's):

According to client's Project

VYNMSA QUERÉTARO INDUSTRIAL PARK



SPEC VI

LAND AREA:

33,139 m² | 356,705 SF

BUILDING AREA:

16,354 m² | 176,037 SF



[PLANO](#)



[UBICACIÓN](#)



El Marqués, Querétaro, MX.

VYNMSA

QUERETARO
Industrial Park

**AVAILABLE 2Q '25
FOR LEASE**

VYNMSA Querétaro Industrial Park -
SPEC VII



LAND AREA:

55,825 m² | 600,895 SF



BUILDING AREA:

28,740 m² | 309,356 SF



CLEAR HEIGHT:

9.14 m | 30'



BAY SIZE:

22.20 m x 15.24 m
72' - 10" x 50'



**LOADING DOCKS +
RAMPS:**

12 + 10 DOCKS & 2 RAMPS



FLOOR THICKNESS:

15 CM | 6"



STRUCTURE:

STEEL RIGID FRAME



WALLS:

PRE-CAST CONCRETE



ROOF:

STANDING SEAM



PARKING SPACES:

249



PARK FENCE:

TOTALLY FENCED



GUARD HOUSE:

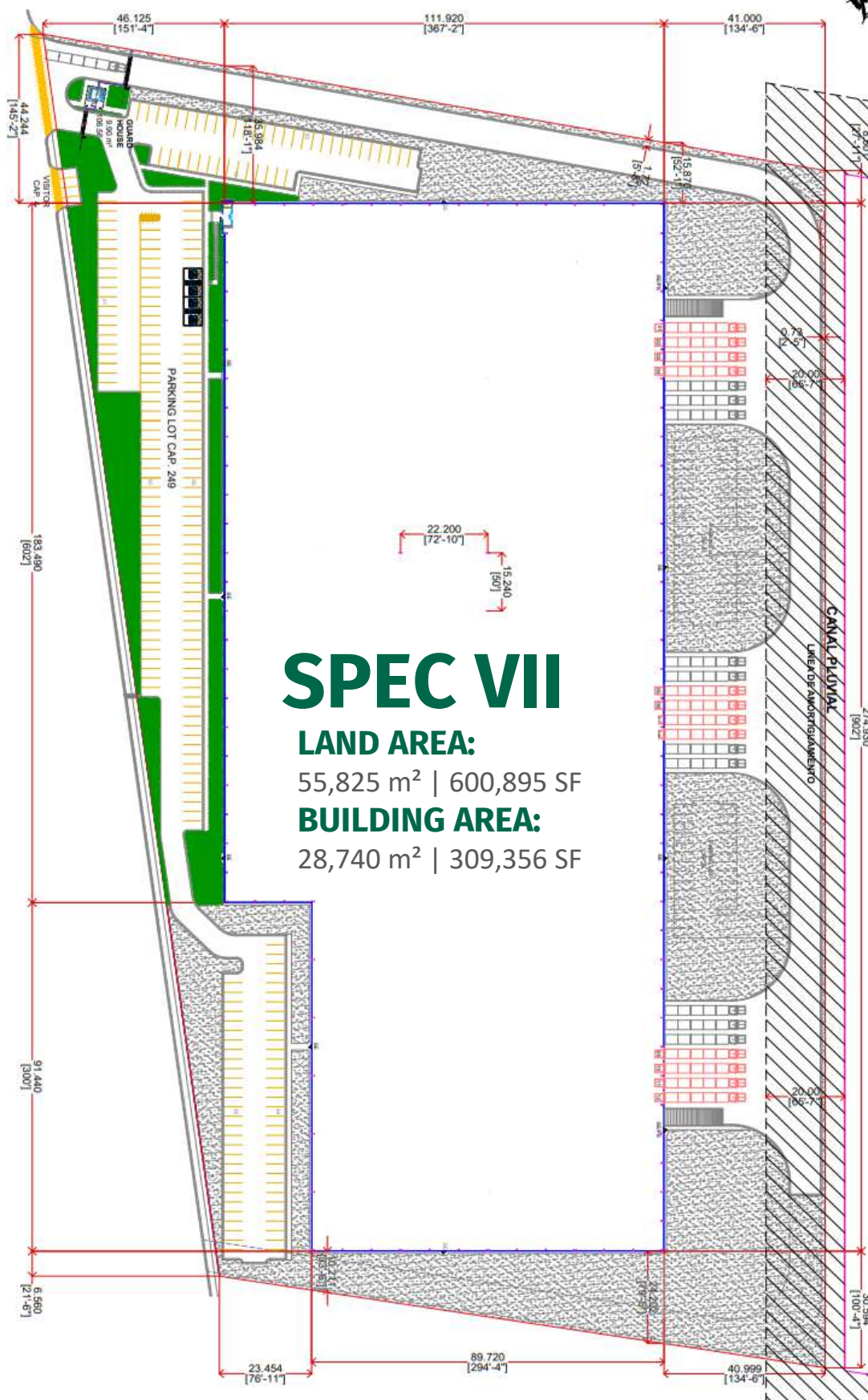
9.90 m² | 106.56 SF



SUBSTATION (KVA's):

According to client's Project

VYNMSA QUERÉTARO INDUSTRIAL PARK



[PLANO](#)



[UBICACIÓN](#)



Querétaro, Querétaro, MX.

UNDER CONSTRUCTION
AVAILABLE 1Q '25
FOR LEASE

Parque Industrial Querétaro -
SPEC C



LAND AREA:

17,765 m² | 191,221 SF



BUILDING AREA:

8,913 m² | 95,938 SF



CLEAR HEIGHT:

9.14 m | 30'



BAY SIZE:

29.69 m x 10.20 m
81' x 33' - 6"



**LOADING DOCKS +
RAMPS:**

6 + 3 DOCKS & 1 RAMP



FLOOR THICKNESS:

15 CM | 6"



STRUCTURE:

STEEL RIGID FRAME



WALLS:

PRE-CAST CONCRETE



ROOF:

STANDING SEAM



PARKING SPACES:

80



PARK FENCE:

TOTALLY FENCED



GUARD HOUSE:

9.90 m² | 106.56 SF



SUBSTATION (KVA's):

According to client's Project



SPEC C

LAND AREA:
17,765 m² | 191,221 SF

BUILDING AREA:
8,913 m² | 95,938 SF

Site plan details include:

- Parking Lot CAP. 80
- GRAND HOUSE 200m² 192m² 192m²
- PAD DE BASURA
- Dimensions: 10.200 [33'-6"], 24.696 [81'], 133.210, 112.810 [370'-1"], 5.109 [16'-9"], 20.400 [66'-11"], 4.800 [15'-9"], 24.696 [81'], 75.006 [246'-1"], 50.312 [165'-1"], 50.351 [165'-10"], 24.071 [79'-7"], 27.271 [89'-7"], 21.000 [68'-10"], 18.337 [59'-9"], 5.109 [16'-9"]



Querétaro, Querétaro, MX.

**AVAILABLE 1Q '25
FOR LEASE**

Parque Industrial Querétaro -
SPEC IV



LAND AREA:

9,037 m² | 97,273 SF



BUILDING AREA:

4,593 m² | 49,439 SF



CLEAR HEIGHT:

9.14 m | 30'



BAY SIZE:

21.26 m x 10.20 m
69'- 9" x 33' - 6"



**LOADING DOCKS +
RAMPS:**

4 DOCKS & 1 RAMP



FLOOR THICKNESS:

15 CM | 6"



STRUCTURE:

STEEL RIGID FRAME



WALLS:

PRE-CAST CONCRETE



ROOF:

STANDING SEAM



PARKING SPACES:

33



PARK FENCE:

TOTALLY FENCED



GUARD HOUSE:

9.90 m² | 106.56 SF



SUBSTATION (KVA's):

According to client's Project

SPEC IV

LAND AREA:
9,037 m² | 97,273 SF

BUILDING AREA:
4,593 m² | 49,439 SF

The site plan shows a large rectangular building footprint (green) with a smaller section (blue) on the right. A parking lot (yellow) is located to the left of the building. Dimensions are provided in meters and feet. The overall site dimensions are 72.01m (236'-3") by 40.00m (131'-3"). The building footprint is 21.26m (69'-9") by 10.20m (33'-6"). The parking lot is 10.20m (33'-6") wide. The site is bordered by a red line on the left and right, and a blue line on the top and bottom. The building is situated on a green area, and the parking lot is on a yellow area. The site plan includes a north arrow and a scale bar.





San Luis Potosí, SLP, MX.

AVAILABLE NOW
FOR SALE / LEASE

LOGISTIK INDUSTRIAL PARK II-
SPEC XIII



LAND AREA:

11,001 m² | 118,418 SF



BUILDING AREA:

5,198 m² | 55,955 SF



BUILDING EXPANSION:

2,945 m² | 31,704 SF



TOTAL AFTER EXPANSION:

8,143 m² | 87,659 SF



CLEAR HEIGHT:

9.14 m | 30'



BAY SIZE:

33' - 6" x 77' - 11"



LOADING DOCKS + RAMPS:

2 + 2 DOCKS & 1 RAMP



OFFICE AREA:

306 m² | 3,299 SF.



STRUCTURE:

STEEL RIGID FRAME



WALLS:

PRE-CAST CONCRETE



FLOOR THICKNESS:

15 CM | 6"



ROOF:

STANDING SEAM



PARKING SPACES:

49



PARK FENCE:

TOTALLY FENCED



CONTROLLED ACCESS:

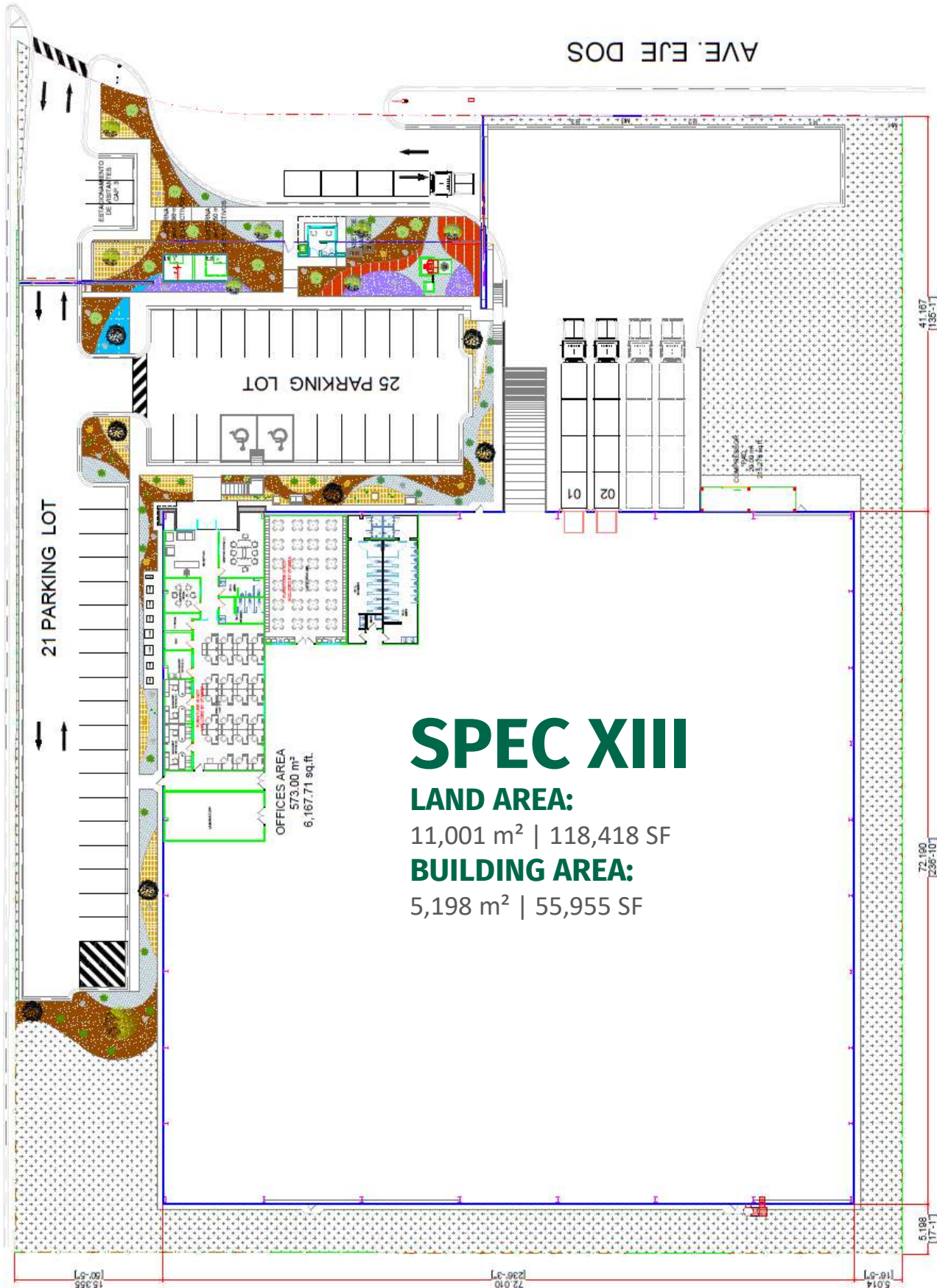
CCTV 24/7



SUBSTATION (KVA's):

Installed and ready to use

LOGISTIK INDUSTRIAL PARK



SPEC XIII

LAND AREA:

11,001 m² | 118,418 SF

BUILDING AREA:

5,198 m² | 55,955 SF



[PLANO](#)



[UBICACIÓN](#)



San Luis Potosí, SLP, MX.

VYNMSA
Industrial Park

**AVAILABLE 2Q '25
FOR LEASE**

**VYNMSA SAN LUIS IND'L PARK
SPEC IV**



LAND AREA:

12,832 m² | 138,122 SF



BUILDING AREA:

6,523 m² | 70,210 SF



BUILDING EXPANSION:

6,458 m² | 69,518 SF



TOTAL AFTER EXPANSION:

12,981 m² | 139,728 SF



CLEAR HEIGHT:

9.14 m | 30'



BAY SIZE:

33' - 6" x 68' - 8"



LOADING DOCKS + RAMPS:

3 + 2 DOCKS & 1 RAMP



STRUCTURE:

STEEL RIGID FRAME



WALLS:

PRE-CAST CONCRETE



FLOOR THICKNESS:

15 CM | 6"



ROOF:

STANDING SEAM



PARKING SPACES:

49



PARK FENCE:

TOTALLY FENCED



CONTROLLED ACCESS:

CCTV 24/7



SUBSTATION (KVA's):

According to client's Project

