

Tocumen Warehouse Park

Panama



March 09

Industrial area of offices and warehouses in a strategic location next to the Tocumen Airport.

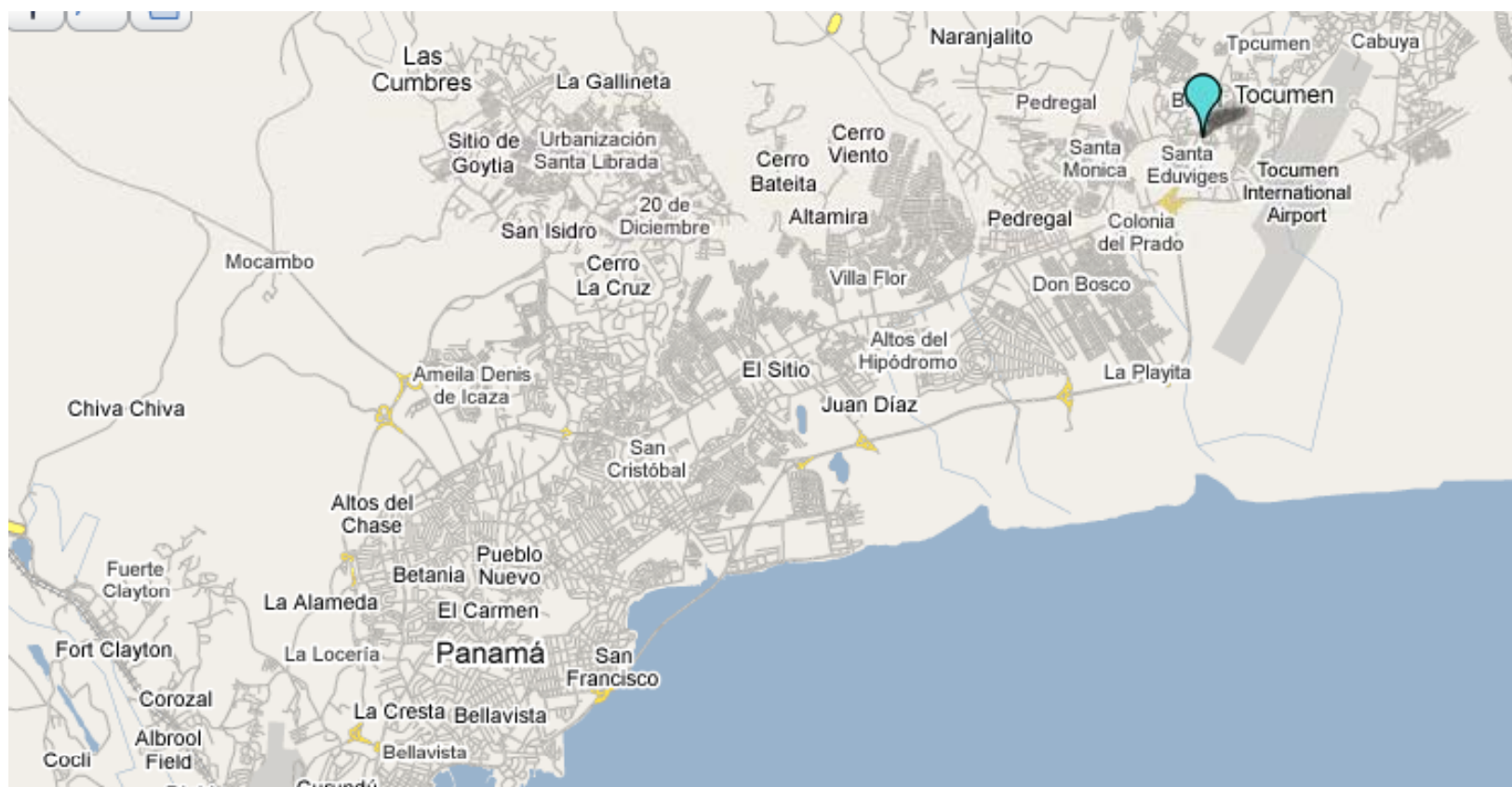
Surfaces of 180 - 700 m2 designed as well for warehouses with commercial and logistic activities as offices.

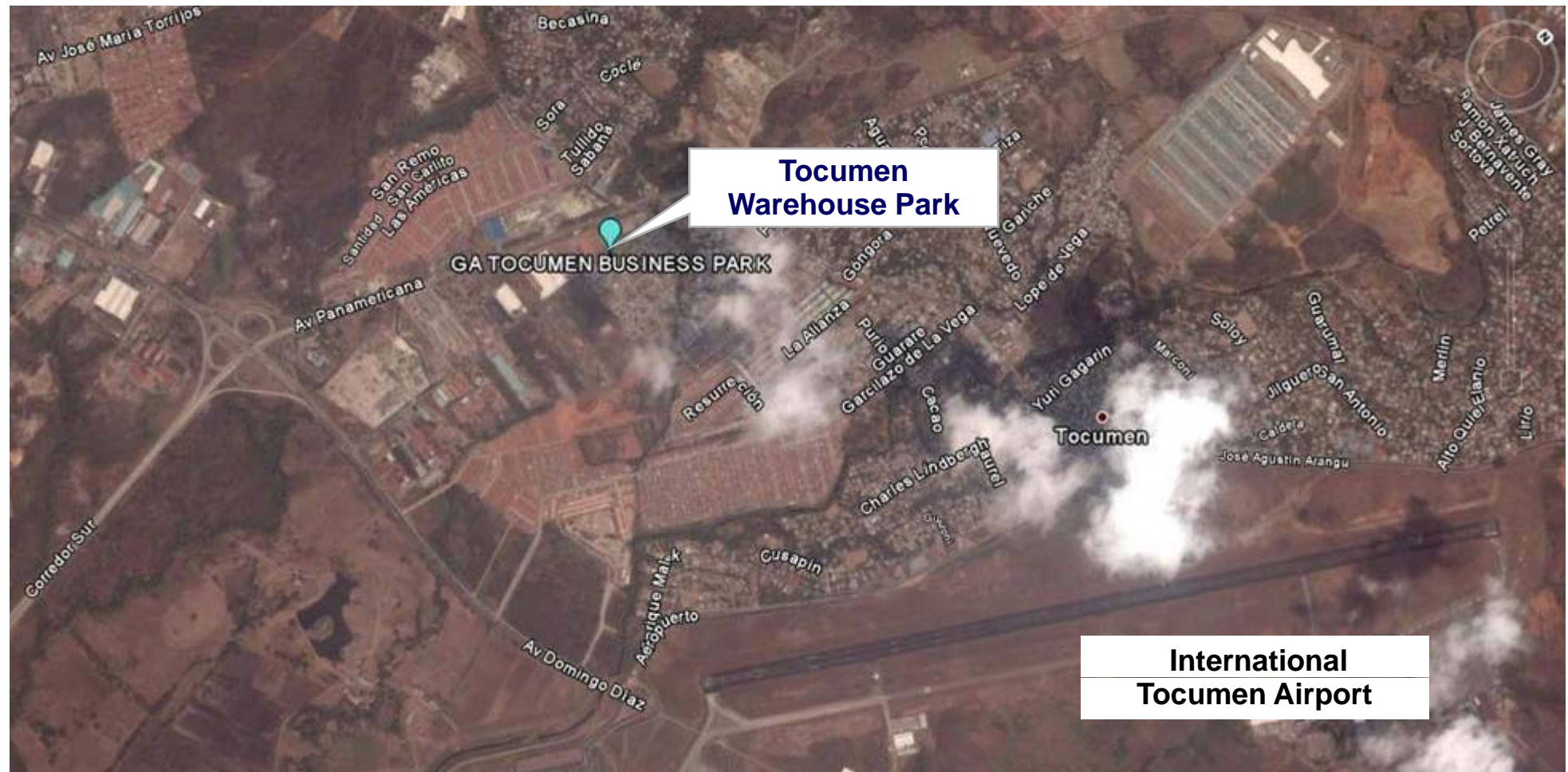
TWP supposes to be an ideal business area for small and midsize enterprises who need space for showing their products (showrooms) next to their offices, and all this in a commercial and representative environment.

Key factors in making this a secure investment:

- ❑ **Developer:** **Grupo Alze** a company specialised in exclusive, luxury projects, more than 35 years.
- ❑ **Location:** next to the Tocumén Airport, close to the main railroad (Carretera Panamericana) and very well connected with Panama City.
- ❑ **Product:** a relative new Panamenian concept of representative warehouses/offices with commercial and logistic use in an outstanding business area.
- ❑ **Qualities:** high level qualities based on an eye for detail, like design, security and functionality.
- ❑ **Services:** project management, security, maintenance and cleaning, administracion centre (IT, Warehouse center..)

Strategic location: 5 minutes from the international Tocumen Airport and 15 minutes of the capital of Panama.



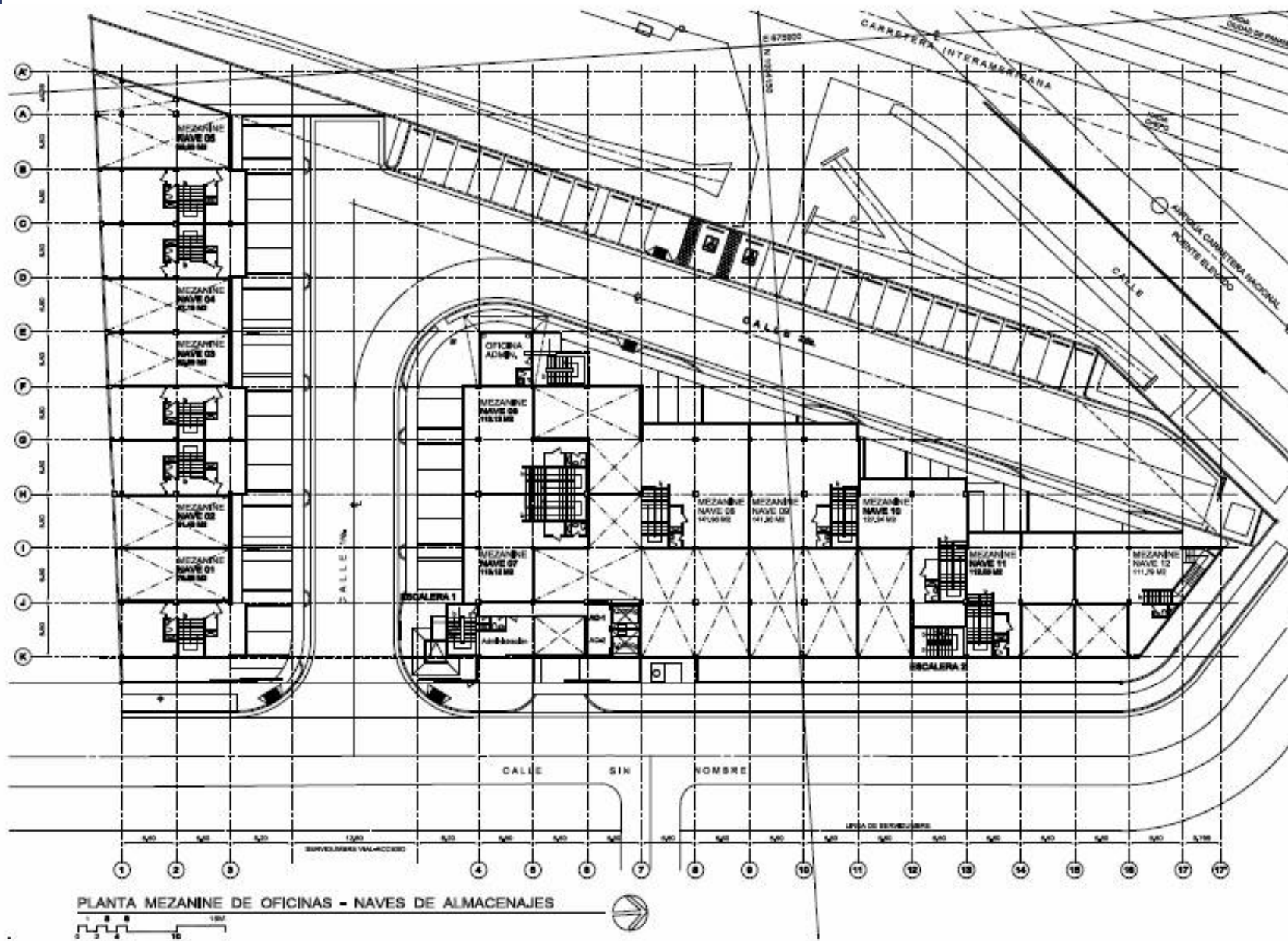


GA TOCUMEN BUSINESS PARK

Latitud: 9° 4'46.54"N

Longitud: 79°23'57.37"O





Carretera Panamericana			
Nave	m2 PB	m2 Mezanine	m2 Total
1	130,56	79,85	210,41
2	133,79	81,43	215,22
3	139,4	82,89	222,29
4	144,86	87,19	232,05
5	181,42	88,83	270,25
6	179,71	113,12	292,83
7	177,8	113,12	290,92
8	244,2	141,9	386,1
9	244,2	141,9	386,1
10	167,92	127,24	295,16
11	119,5	112,05	231,55
12	124,06	111,79	235,85









Creating quality of life

- ❑ **35 years of experience in real estate development, construction, leisure and tourism. Projects for national and international proprietors.**
- ❑ Grupo Alze has constructed over **10.000 homes** throughout Spain, principally in the Barcelona area and the Costa Brava. Furthermore, Grupo Alze has great experience in the development and management of **golf courses and resorts**.
- ❑ Our reputation is based on offering clients products and services of outstanding quality, based on an eye for detail, using the best materials and latest technologies and maintaining the utmost respect for architecture which integrates with its surroundings.
- ❑ Current lines of business: **Real Estate Projects (residential, resorts and offices), golf courses, Hotels & Spas and services**



Tocumen Warehouse Park, the perfect location for your business: the strategic location, design, high quality level and the services we offer to your company, makes this park an excellent place to run your business.

Tocumen Warehouse Park, a solid investment: the warehouse park distinguishes itself from being a innovative concept with rental potential (estimation 5%) and capital growth (estimation 10% anualy). For the clients who like to invest, Grupo Alze offers advantageous conditions and services to simplify the administration process.

OUR OFFER

- ☐ **Quality projects executed by a solid developer with over 35 years of experience.**
- ☐ **International team of real estate professionals with presence in Europe and Panama.**
- ☐ **Security:** Projects of integrated, stylish design and outstanding qualities in the most sought after locations: Factors which enhance rental potential, return on investment and capital growth.
- ☐ **Services:**
 - Legal/financial advice and arrangement
 - Asistance throughout the administration process
 - Property Management, Sales and Rentals
 - After Sales services