More info?

Marieke de Jong | Country Director NL

marieke.dejong@intervest.eu

+31 6 42 83 82 39





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DEN BOSCH

Koenendelseweg 23, 5222 's-Hertogenbosch

DEN BOSCH | Koenendelseweg 23, 5222 's-Hertogenbosch



Key figures

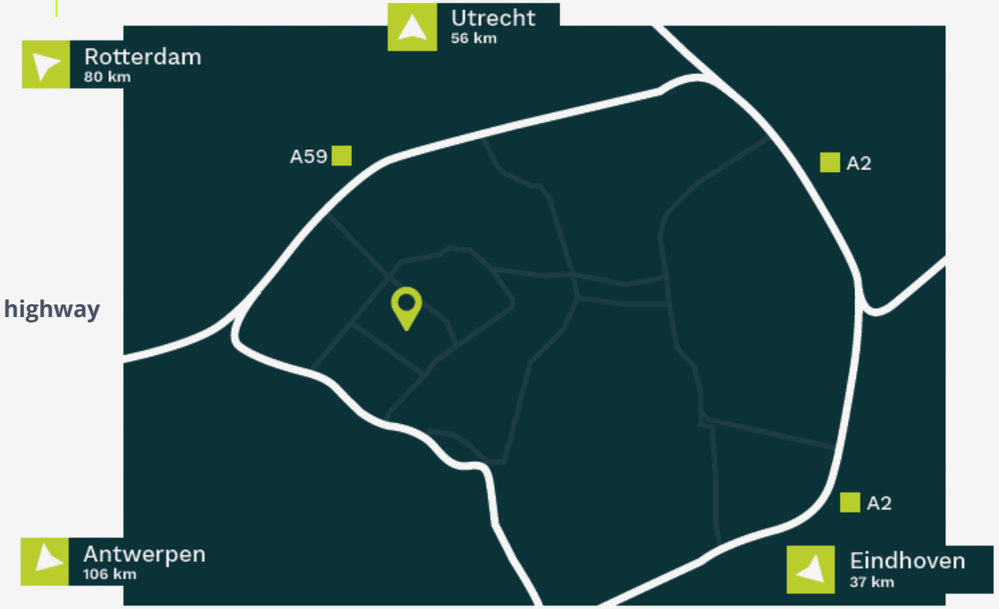
LAND PLOT
16.500 m²

WAREHOUSE
9.367 m²

Located at Koenendelseweg 23, 5222 's-Hertogenbosch, this brand-new logistics development offers a future-proof solution for modern supply chain needs. Positioned in one of the Netherlands' most strategic regions, the site combines excellent connectivity, sustainable design, and cutting-edge facilities.

Key Highlights

- **Ideal location**
  Strategically located near the city centre of 's-Hertogenbosch with direct access to the A2 and A59 highways, offering fast connections to Utrecht, Eindhoven and Rotterdam.
- **Proximity to**
  the ports of Rotterdam and Antwerp
- **Designed for**
  efficiency, with high floor load capacity and flexible layouts
- **Sustainable features**
  including solar panels and energy-efficient systems



🚗 5 min to A2 / A59 highway

Availability

UNIT A

Warehouse	Offices	Mezzanine	Loading docks	Grade-level door	Parking places trucks	Parking places cars
9.367 m²	569 m²	1.070 m²	9	1	8	56





Pricing | on demand

Specifications

- 96 PV-panels
- Clear height: 12,20 meters
- Maximum floor load capacity:
  - Warehouse: 5.000 kg/m²
  - Mezzanine: 750 kg/m²
- Point load capacity (warehouse): 70 kN
- Floor flatness: Superflat
- Sprinkler system installed
- Fire hose installed
- Gas-free with heat pump
- Representative entrance and office areas
- Outdoor area secured with electric sliding gates
- OBAS water infiltration system for sustainability