

Tres Naciones

Tres Naciones Industrial Park

Ave. Circuito Exportación 311, Tres Naciones Industrial Park,
San Luis Potosí, San Luis Potosí, México.

Building: 74,357 sq. ft. / Land: 192,889 sq. ft.
Building: 6,908 m² / Land: 17,920 m²



American Industries



Location Highlights

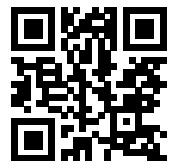
- Access to 73 million potential consumers/ 78.8% of national GDP in a 500 km radius
- San Luis Potosi has the largest intermodal terminal in Mexico
- Stable and constant GDP growth for over 13 years
- Excellent geographic location, in front of the NAFTA highway, and excellent highway connections
- Great opportunities for tool and die companies, machining and stamping, among others
- Metropolitan zone population: 1.5 million of inhabitants
- 115 higher education institutions, 76 institutions are located in the metropolitan area, with approximately 88,614 students enrolled.

City Map



Location

From Tres Naciones building to:	Time-Distance:
- Airport	- 25 min / 11 mi
- Downtown	- 15 min / 6 mi
U.S. borders:	
- Laredo, TX	- 8.5 hrs / 460 mi
- Mc Allen, TX	- 8 hrs / 430 mi



Scan with your mobile device for GPS location.

Specifications

Ratio	1:2.6
Clear Height	31'-37'
Dock	(13)8' x 10' manually operated roll up door (1)10' x 12' manually operated roll up door (ramp)
Bay Spacing	39' x 78'
Walls	8" CMU block and metal liner
Roof	SSR-KR 18 system – gauge 22.3" fiber glass insulation
Floor	6" thick concrete floor
Floor Seal	Epoxic seal
Production Lighting Level	Metal halide 50 fc
Office Lighting Level	Fluorescent 40 fc
Offices Area	3,339 sq. ft.
Cafeteria	45
Production Restrooms	Men 2 Urinals, 2 WC , Woman 4 WC
HVAC	Evaporative coolers Mechanical A/C in offices area
Substation Capacity	3000 KVA
Fire Protection Systems	Hoses and extinguishers
Car Parking Lot	57
Trailers Parking Lot	N/A
KVA Rights	1500 KVA
Water and Sewerage	Available
Gas	Natural gas
Telephone	Digital and analog services available upon request

Main Access Road



Facility Layout

Building: 74,357 sq. ft.
Land: 192,889 sq. ft.

Building: 6,908 m²
Land: 17,920 m²



American Industries

Mexico: +52 1 (444) 1 95 04 53

US toll-free: +1 (877) 698 3905

dtorre@aiig.com

www.americanindustriessgroup.com

