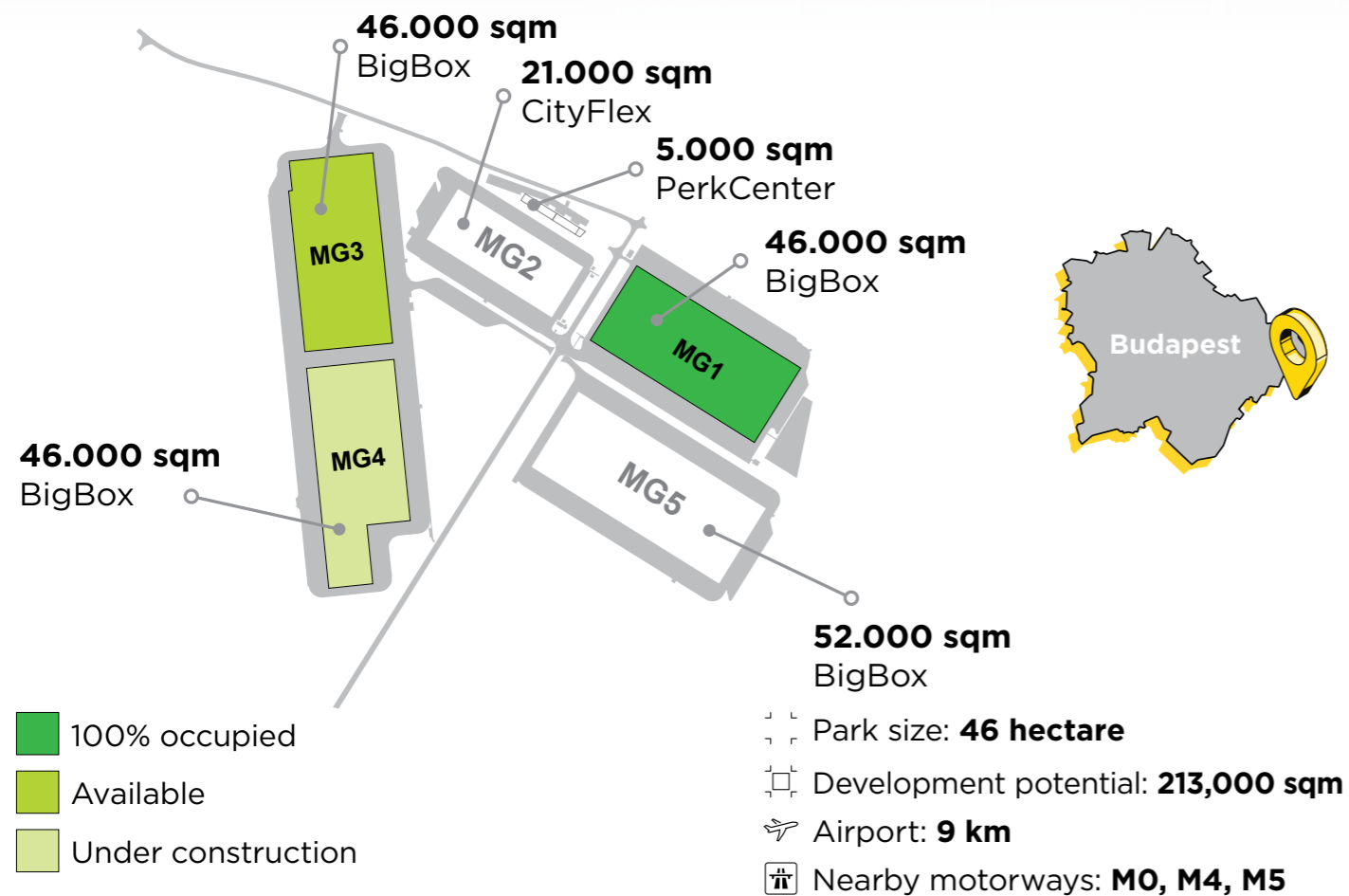


SAY HELLO TO YOUR NEW SPACE



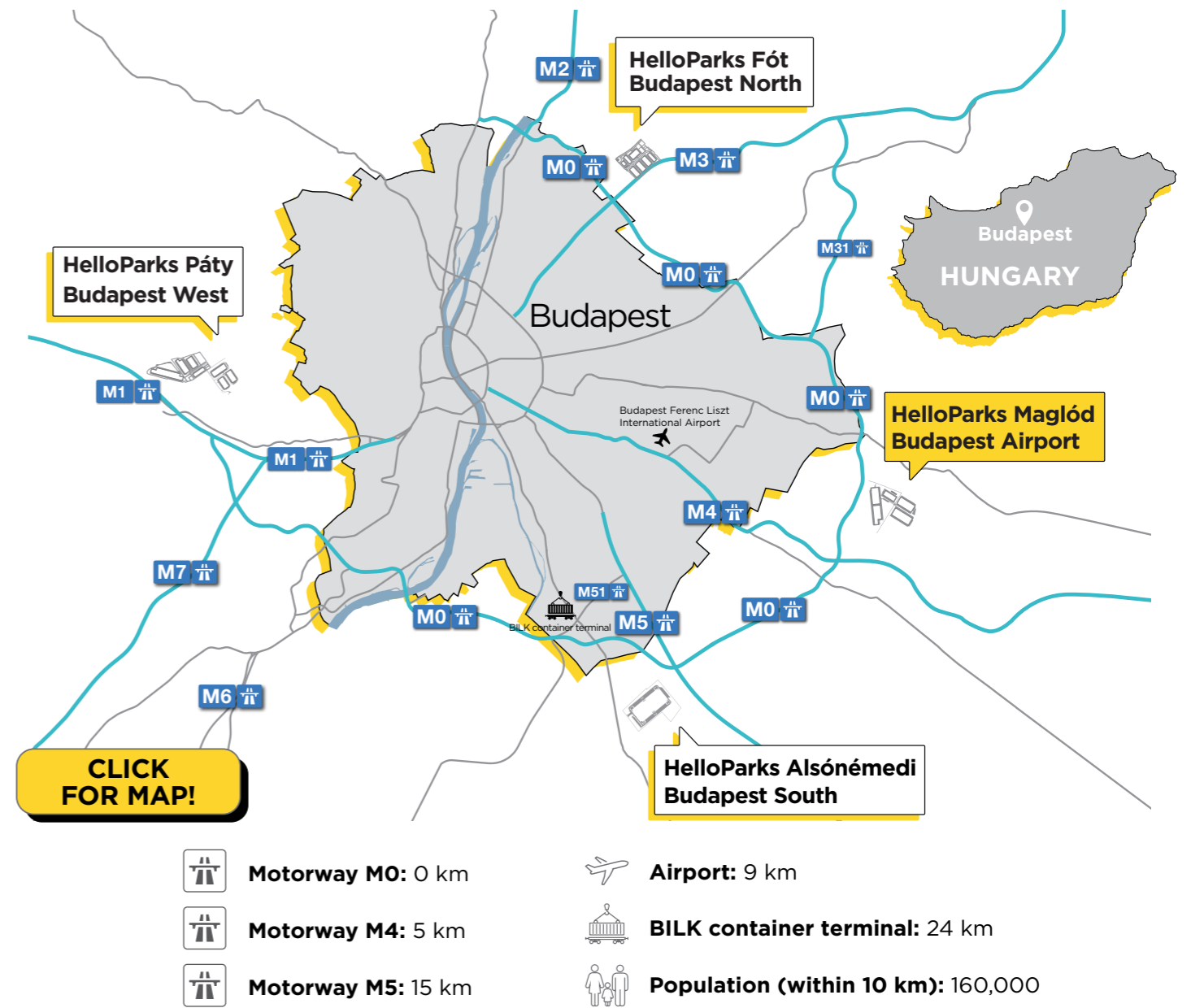
# HELLOPARKS MAGLÓD BUDAPEST AIRPORT



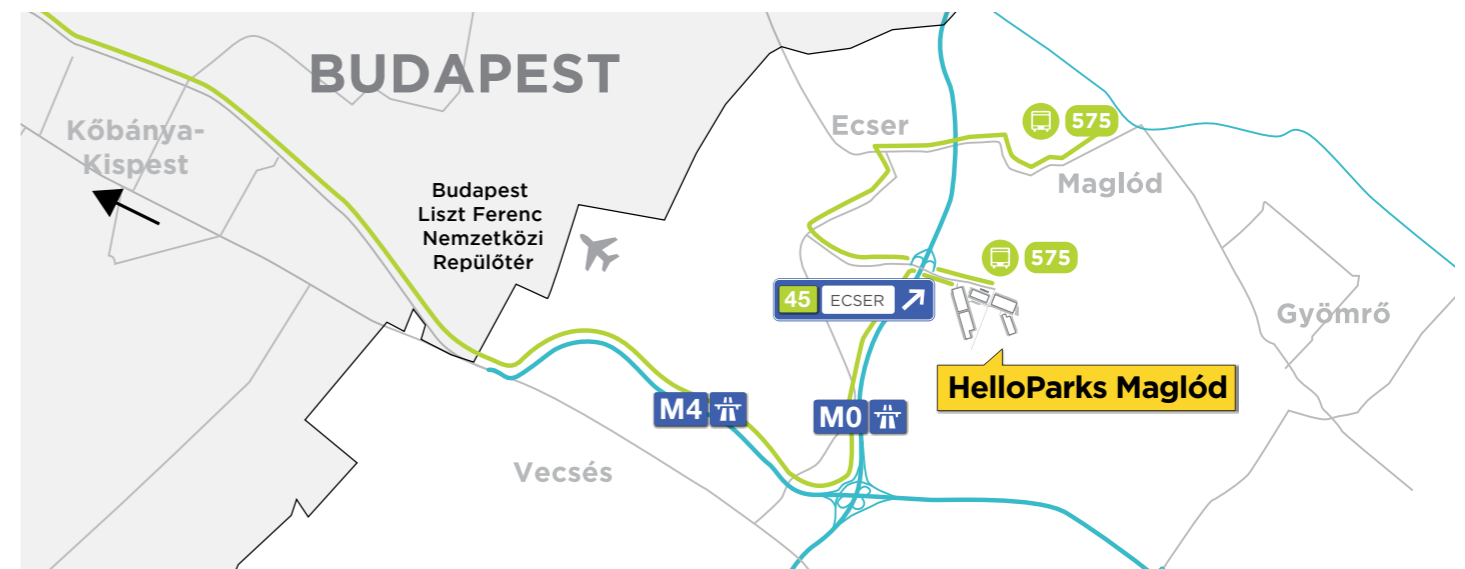
HELLOPARKS.COM • INFO@HELLOPARKS.COM • +3670 654 4444

LOCATION - BUDAPEST EAST

hello! PARKS



## ACCESS



**HelloParks Maglód – MG1**

size: **46,000 sqm**  
 type: **BigBox**  
 handover date: **2022 Q1**



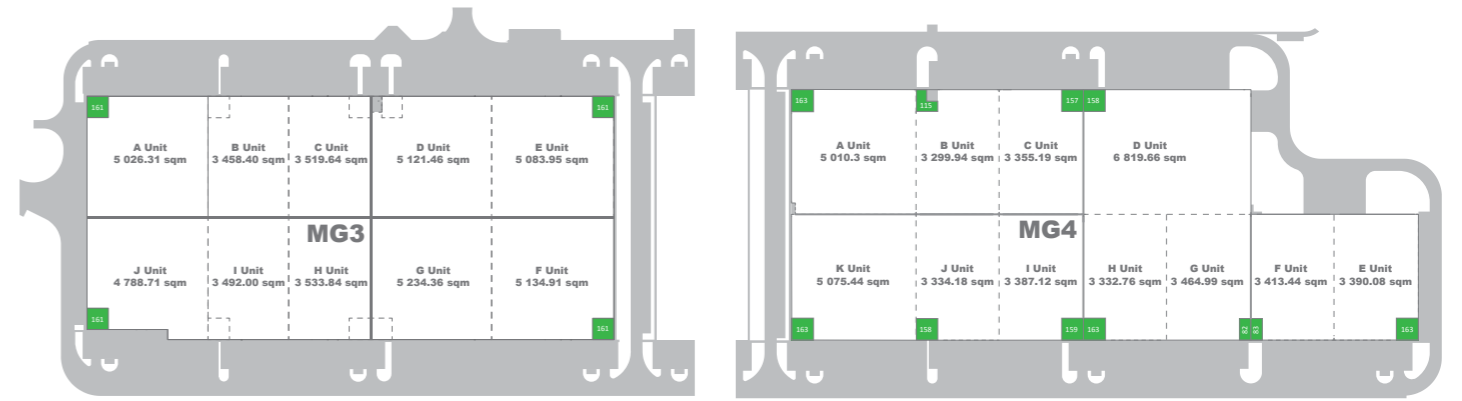
**HelloParks Maglód – MG3**

size: **45,000 sqm**  
 type: **BigBox**  
 handover date: **2023 Q1**



**HelloParks Maglód – MG4**

size: **45,000 sqm**  
 type: **BigBox**  
 handover date: **2024 Q4**



**Building specifications**

- › Docking and drive-in gates with hydraulic dock levellers
- › LED lighting
- › Roof lighting and smoke exhaust
- › Fast-response (ESFR) sprinkler system
- › Dark heaters or heat pump
- › BMS and IoT
- › Security surveillance and CCTV

- › **Additional special solutions**
- › **Smartphone application**

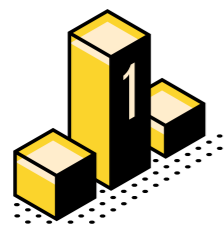
**HELLOZERO**

Sustainability plays a defining role in our activities. We focus on reducing greenhouse gas emissions, improving energy savings, and targetting carbon neutrality. In addition to protecting the environment, we are also committed to mental and physical health preservation and social responsibility. That is why our ESG targets have been defined to achieve the climate goals set by the United Nations and our detailed climate neutrality roadmap has been developed until 2035.

This includes that we develop our buildings from the design stage to meet the highest, Outstanding level of the **BREEAM New Construction** category, and the requirements of the **EU Taxonomy**. Furthermore, from 2028, we aim to make our new developments' operations become **Net-Zero**, using **100% renewable energy**. By 2030 we are to **decrease our developments' embodied carbon** by 50% compared to our base values.

Our ultimate goal is to achieve climate neutrality in the entire supply chain in relation to Scope 1, 2, and 3 emissions by 2050.

**AWARDS**



**Local Logistics Park**  
 Ministry for National Economy of Hungary  
 HelloParks Maglód – Budapest Airport

**Award for Planned Commercial Project of the Year**  
 Special Award  
 HelloParks Maglód megapark – Real Estate Awards 2022

**Best Industrial/Warehouse Development**  
 HelloParks Maglód MG1  
 CIJ Awards 2022

**DETAILS**

	<b>BIGBOX</b>	<b>CITYFLEX</b>
<b>Building name</b>	MG1, MG3, MG4, MG5	MG2
<b>Column grid</b>	12 x 24 m (MG1 - 12 x 22,6 m)	12 x 24 m
<b>Floor loading</b>	7 t/sqm	5 t/sqm
<b>Clear height</b>	12 m (MG1 – 10 m)	8 m
<b>Minimum unit</b>	3,400 sqm	1,000 sqm   2,000 sqm
<b>Docking gates</b>	1 / 1,000 sqm	only drive-in   1 / 1,000 sqm
<b>Drive-in gates</b>	1 / 5,000 sqm	1 / unit   1 / unit

**CONTACT**

[helloworks.com](http://helloworks.com), [info@helloworks.com](mailto:info@helloworks.com)  
**+3670 654 4444**

HelloParks Partnership C.V. Magyarországi Fióktelepe  
 H-1082 Budapest, Futó utca 47-53. 7. emelet

