



Pioltello (Lombardia /Italia),

PRESS RELEASE

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GSE ITALIA AND GOODMAN TOGETHER FOR THE CONSTRUCTION OF A NEW LAST-MILE WAREHOUSE IN PIOLTELLO

Works are underway for the construction of a new logistics warehouse in Pioltello, in the hinterland of Milan, built to strengthen e-commerce and last-mile distribution sectors. The works have been commissioned to GSE by Goodman, a global industrial property specialist in 13 countries where it owns, develops, and manages logistics warehouses and high-quality business parks.



A new 8,000 sqm last-mile warehouse

The building, with a surface of 8,000 sqm, + 2,000 sqm of canopy, stands on an area of approximately 32,200 sqm in via I Maggio in Pioltello (Milan).

The structure, integrating 2,138 sqm of office space and a modern 5,770 sqm warehouse, will have 8 dock doors, 202 parking for vans and 101 parking spaces. Inside, the storage height will be 11 meters and the industrial floor will have a load-bearing capacity of 5 tons/sqm. As regards the building envelope, it will be composed of a Bac-Acier type semi-flat roofing and a body of facades with sandwich panels with mineral wool insulation.

Particular attention was paid to environmental aspects: the building in fact provides for the installation of LEDs between 300 and 500 lux depending on the area and a photovoltaic system of 156.8 kW. The creation of 6,000 sqm of new green areas and the installation of e-charging stations for electric vehicles is also planned. Finally, the building will be certified Breeam Excellent, one of the most relevant international certifications for the monitoring, evaluation, and certification of the sustainability of buildings, not only in the design and construction phases, but also through the subsequent management and maintenance processes.

Works began in February 2021 and the handover is scheduled for August. The investment also includes the construction of a series of urban planning works such as the creation of an external public car park of 61-spaces, a connection of the cycle path to the existing network and a sidewalk on Via I Maggio.

A strategic location close to Milan

The closeness to Milan makes this project undoubtedly strategic: the building benefits from a central position with respect to the city, where consumption is higher. In addition, the proximity to the entrance of the A58-TEEM with the Liscate junction will allow the building to be placed even more strategically for deliveries over much of Lombardy.

"With pride and enthusiasm GSE will build Goodman's logistics centre. The building, strategically relevant, will be realized in compliance with the most modern technologies in the field of sustainability and respect for the environment, themes that both Goodman and GSE consider as fundamental values to build their vision of tomorrow. We hope that this centre will be the first project of a fruitful and long-term collaboration for both companies." explain Paolo Pilu, Operations Director for GSE Italia.

ABOUT GSE

Founded in 1976, GSE has become a global contractor specialising in the comprehensive management of commercial real estate projects in Europe and China (from real estate development and financing to the search for land, project qualification, technical studies, design & build, commissioning, and after-sales services), with commitments on prices, deadlines, and quality.

GSE has over 460 employees producing logistics, industrial, retail, and special purpose buildings, with a turnover of around €670 million in 2020. GSE operates in six European countries as well as China. The company has fourteen branch offices in France: its head office is in Avignon. In 2019, GSE became a company of the GOLDBECK group, the European leader of turnkey construction with revenues of €4 billion and over 7,800 people employed at more than 70 sites.

GSE Italia, the group's Italian subsidiary founded in 1999, operates in the Italian logistics market and is a partner of GDO and 3PLs groups for the realization of distribution centres and logistics platforms.

Among the end users and clients of GSE Italia are companies such as: Carapelli, Euronics, Fresenius Medical Care, Lyreco, Michelin, Pirelli, Susa Trasporti and Transmec.

For further details: <https://www.gsegroup.com/en/>

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