

# 贝莱特北京平谷物流园

## Black Kite Beijing Pinggu Logistics Park



### 园区简介

#### Project Overview

贝莱特北京平谷物流园项目位于北京市平谷区全新的物流规划区域内，是当地具有代表性的 A 级仓库项目，坐落于北京市场发展的重要物流节点

贝莱特北京平谷物流园提供三层坡道库，为了有效提高运营效率，项目是严格按照 LEED 银牌标准打造的绿色环保通用高标仓，并计划于 2025 年第一季度交付使用，届时将提供约 175,000 平方米的现代化高标准物流及工业载体，以满足北京市及周边区域新经济及产业的发展需求。

Black Kite Beijing Pinggu Logistics Park is a landmark Grade A warehouse project situated within the highly sort after Beijing city boundary which enables it serve as a key supply chain hub for the Greater Beijing market.

Black Kite Beijing Pinggu Logistics Park provides a 3 level access layout for operational efficiency and is designed to LEED Silver standard in line with our commitment to environmental sustainability. On completion in Q1 2025, the Park will provide 175,000 sqm of modern Grade A logistics and industrial space for new economy industries to service Beijing and the surrounding regions.



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## 地理位置

Location



**1km** 距 S32 京平高速出口  
To S32 Expressway entrance

**35km** 距 G95 首都环线高速出口  
To G95 Expressway entrance

**50km** 距东六环  
To East Sixth Ring road

**65km** 距北京市区  
To Beijing downtown

**55km** 距首都国际机场  
To Beijing International Airport

## 参数规格

Specification

位置 / Location	北京市平谷区夏各庄镇干渠路以南，京平高速以西 South of Dry Drain Road, Xiagizhuang Town, west of Jingping Expressway Pinggu District, Beijing
占地面积 / Site Area	108,495 sqm
可租赁面积 / Total GLA	175,000 sqm
建筑结构 / Building Structure	三层坡道库 3 level ramp access warehouses
交付日期 / Delivery Date	2025 年第一季度
净高 / Clear Height (m)	9
地面承重 / Floor loading (T/sqm)	3
柱网 / Column spacing (m)	1F/2F: 12x12 3F: 12x24
平台 / Driveway Width (m)	45
防火等级 / Fire rating	丙二类 C2
消防系统 / Fire protection system	干式消防喷淋系统 Dry-type automatic sprinkler system

## 园区规划

Site Plan

1号库 / Warehouse 1 (三层 / 3 level)	50,437 sqm
2号库 / Warehouse 2 (三层 / 3 level)	47,701 sqm
3号库 / Warehouse 3 (三层 / 3 level)	31,402 sqm
4号库 / Warehouse 4 (三层 / 3 level)	31,084 sqm
综合楼 1 / Complex Building 1	4,869 sqm
综合楼 2 / Complex Building 2	4,869 sqm

