

# MERCORELI PLAZA



## MERCORELI PLAZA-ELECTROPARK

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Ecuador - Province of Los Ríos, Km 0.5 Valencia-Quevedo Road

## MERCORELI PLAZA-ELECTROPARK



The Mercoreli Commercial and Industrial Complex is located on the E30 Valencia – Quevedo highway.

We sell Industrial and Commercial Lots from 1,000m<sup>2</sup> up to 5,000m<sup>2</sup>, Warehouses, offices, and existing packaging and storage facilities available for sale or temporary rental.

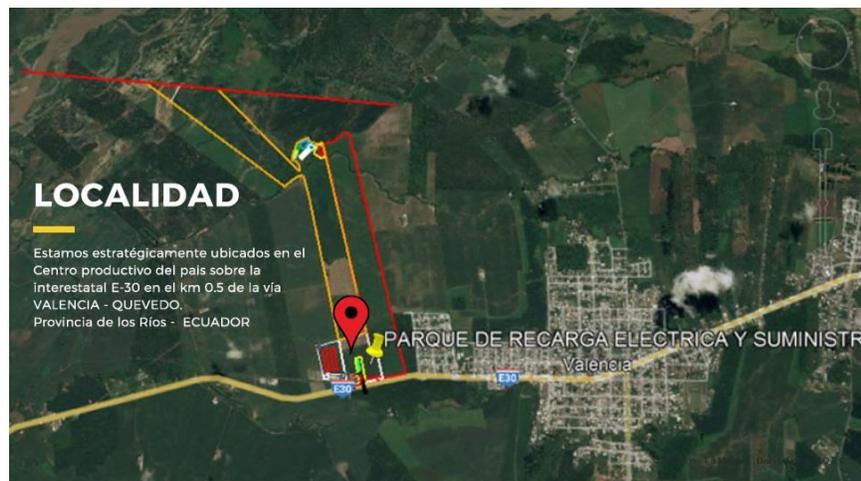
Ready for immediate occupancy. All utilities available. Planned aerodrome with a 1,600m paved runway for small aircraft. The property is located next to Valencia, and our associates are Civil Engineers and Architects who provide comprehensive Engineering and Architecture designs, planning, construction, and municipal permits for project development tailored to the client's needs. The company plans the organized development of the city's industrial and commercial park. We regularly purchase: agricultural equipment, construction equipment, and all types of agricultural supplies and construction materials.

# Location

MERCORELI, located in the Province of Los Ríos, city of Valencia, 10 minutes from Quevedo, offers a wide range of options to support the lifestyle you are looking for, including supermarkets, clinics, commercial businesses, and restaurants. All of this so you can enjoy a new routine of life.



The textual and graphic information presented here is for guidance purposes only and may be subject to technical modifications derived from the project and its execution.



## 1ST PHASE



During the 1st phase, spaces of 1,000m<sup>2</sup> will be sold, exhibition areas of 500m<sup>2</sup> will be available for rent, and offices starting from 50m<sup>2</sup>.

### **INCLUDES:**

- **MONITORED PERIMETER FENCING WITH 24/7 SURVEILLANCE**
- **ASPHALT CONCRETE ROADS**
- **RESTROOM FACILITIES**

- **DRINKING WATER TREATMENT PLANT**
- **WASTEWATER TREATMENT PLANT**
- **ELECTRICAL SUBSTATION**
- **GLASS CUSTOMER SERVICE STRUCTURE**
- **CAPACITY OF 1 TO 20 ELECTRIC CHARGING SPACES PER EXHIBITION LOT**
- **ENTERTAINMENT**
- **FOOD COURT**
- **RESTAURANTS**
- **HOTELS**
- **ELECTRIC VEHICLE DEALERSHIPS**
- **DISTRIBUTION AND STORAGE WAREHOUSES**
- **FAST ELECTRIC CHARGING**
- **ELECTRIC VEHICLE RENTAL**
- **MAINTENANCE AND PARTS WORKSHOPS**
- **BUSINESS CENTER**
- **BUS TERMINAL**

- **CAR WASH**
- **PHYSICAL WELLNESS AND RECREATION CENTER**
- **PROCESSING PLANTS**
- **DISTRIBUTION AND COLLECTION CENTER**
- **CONTROLLED AERODROME**



# Electro Plaza

Our plans include 30 charging stations nationwide. Both ChargePoint and FreeWire stations use cutting-edge technology that has been rigorously tested to verify it is safe, reliable, and driver-friendly.



Mercoreli Charge Plaza offers Level 2 and Level 3 and ultra-fast charging for all uses. We offer a fully integrated ultra-fast charging station solution for scenarios where electrical grid limitations exist.

The charging stations pair perfectly with our versatile and attractive shade structures. Excessive heat affects battery performance. In fact, electric vehicles exposed to direct sunlight may require up to 2 kW more power to fully charge. Our excellence in customer service, combined with industry-leading technology, provides our users with solid, reliable, and readily available support.

# Mercoreli Plaza



## 1ERA ETAPA ELECTROPARK

En esta etapa se comercializará en venta espacios de 1000 metros cuadrados con un costo de \$ 250/m<sup>2</sup>

### INCLUYE:

- Cerramiento perimetral vigilado con monitoreo 24/7
- Vías de Hormigón asfáltico
- Planta de tratamiento de agua potable.
- Planta de tratamiento de aguas servidas
- Subestación Eléctrica.
- 6 Espacios de exhibición al pie de la vía de 500m<sup>2</sup> y uno de 750m<sup>2</sup> adecuados con policarbonato transparente.
- Estructura de vidrio para oficina de atención al cliente.
- Capacidad de 1 a 20 espacios de carga eléctrica por lote de exhibición.

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