

PROXIMA



STATE-OF-THE-ART LOGISTICS LEASING OPPORTUNITY | 73,000 SQ M | AVAILABLE MARCH 2026 | SKILLINGARYD SWEDEN

State-of-the-Art Logistics Centre

Approx. 73,000 sqm – Available March 2026

Cutting-Edge Logistics with Excellent Connectivity

We are proud to present a cutting-edge logistics facility currently under construction, offering approximately 73,000 square metres of premium space. The property is available for lease either as a single unit or can be subdivided into smaller units to suit individual operational needs.

Strategically situated in Skillingaryd, within Vaggeryd Municipality, the site benefits from excellent connectivity – just 25 minutes by car from central Jönköping. The area is well-established with notable neighbours including Posti and Power, and offers direct access to key transport infrastructure, including the intermodal terminal.

This is a rare opportunity to secure space in a high-specification logistics hub designed for modern supply chain demands. For further information or to discuss leasing options, please do not hesitate to contact us.





Key Property Features

Total lettable area, approx.

73,000 sqm

divisible into smaller units

Clear Internal Height

11.7 m

beneath the beam

Floor Load Capacity

20,000 kg/sqm

Environmental classification

BREEAM
★★★★★

Availability

Q1 2026



FLEXIBLE DESIGN

Easily adaptable to multiple tenants

OFFICE SPACE

Custom-built in collaboration with tenants.

ATTRACTIVE RENTAL TERMS

IMMEDIATE PROXIMITY

To an intermodal terminal with rail access directly next to the site.

Just 300 metres from the E4 motorway ensuring optimal transport efficiency.

Property Information

PROPERTY INFORMATION

Address	Duveledsvägen 18, Skillingaryd
Property name	Fåglabäck 2.28
Google Maps	Click to view
Building year	2026
Total area	approx. 73,000 sq m
Warehouse area	60,480 sq m
Mezzanine	12,960 sq m

TECHNICAL INFORMATION

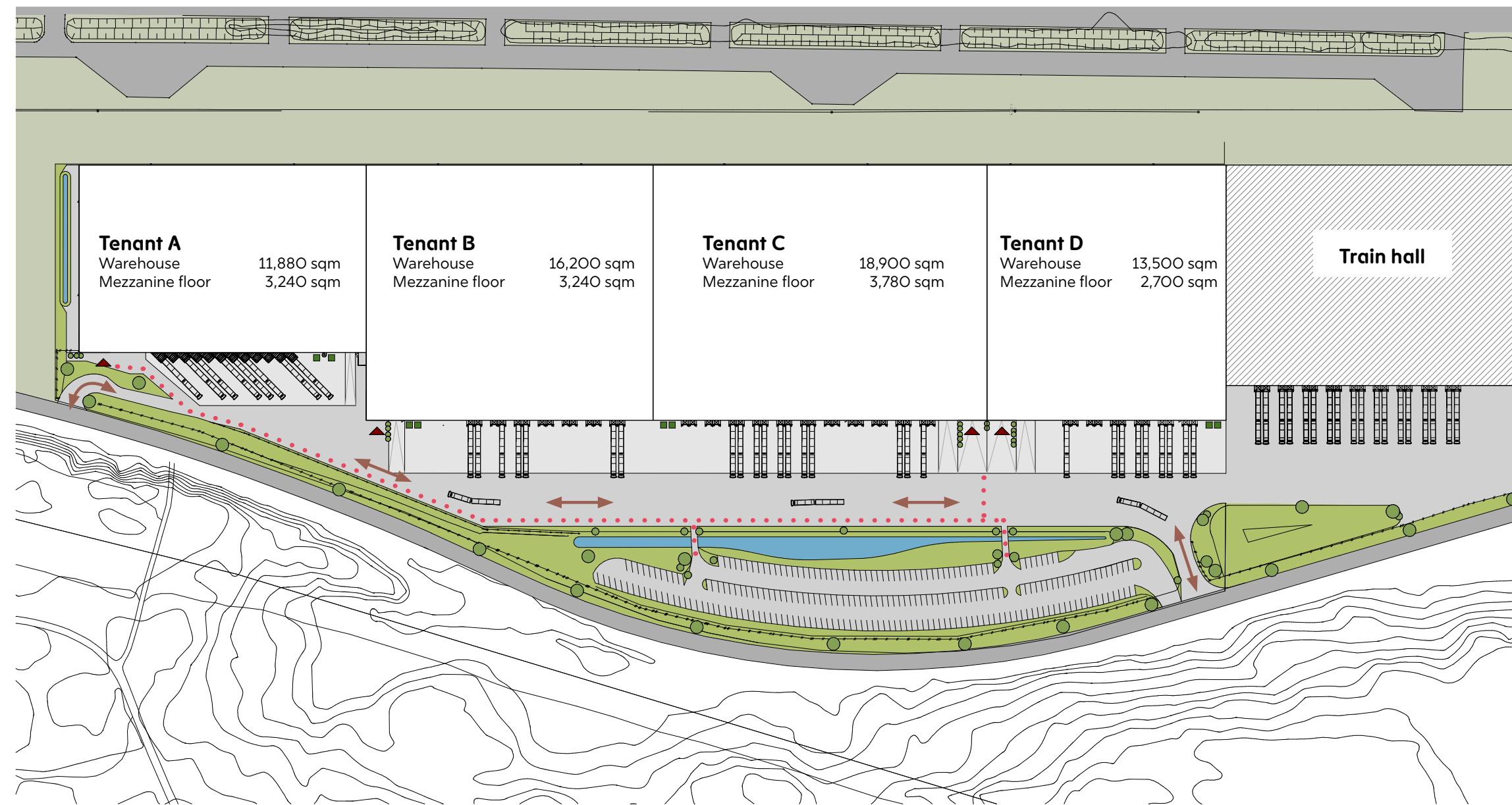
Clear eaves height	11.7 m
Weather-proofed loading doors	ca. 72
Ground-level doors	ca. 6
Loading yard	38-55 m
Sprinkler system	yes
Floor load capacity	20,000 kg/sq m
Parking	TBD
Environmental certification	BREEAM In-Use: Very Good



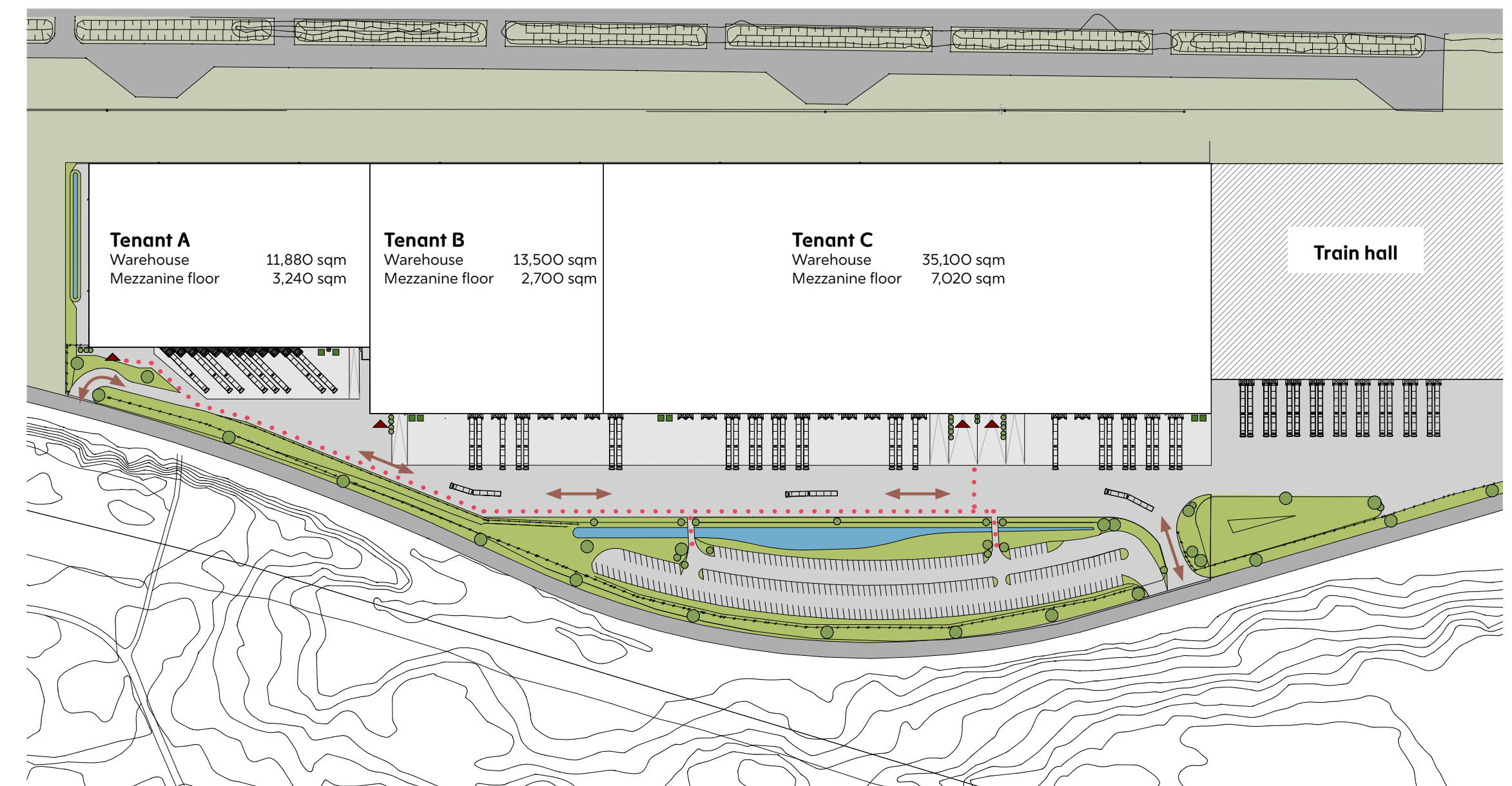
Floor Plan Alternatives

The property is available for lease either as a single unit or can be subdivided into smaller units to suit individual operational needs

Alternative 1



Alternative 2



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