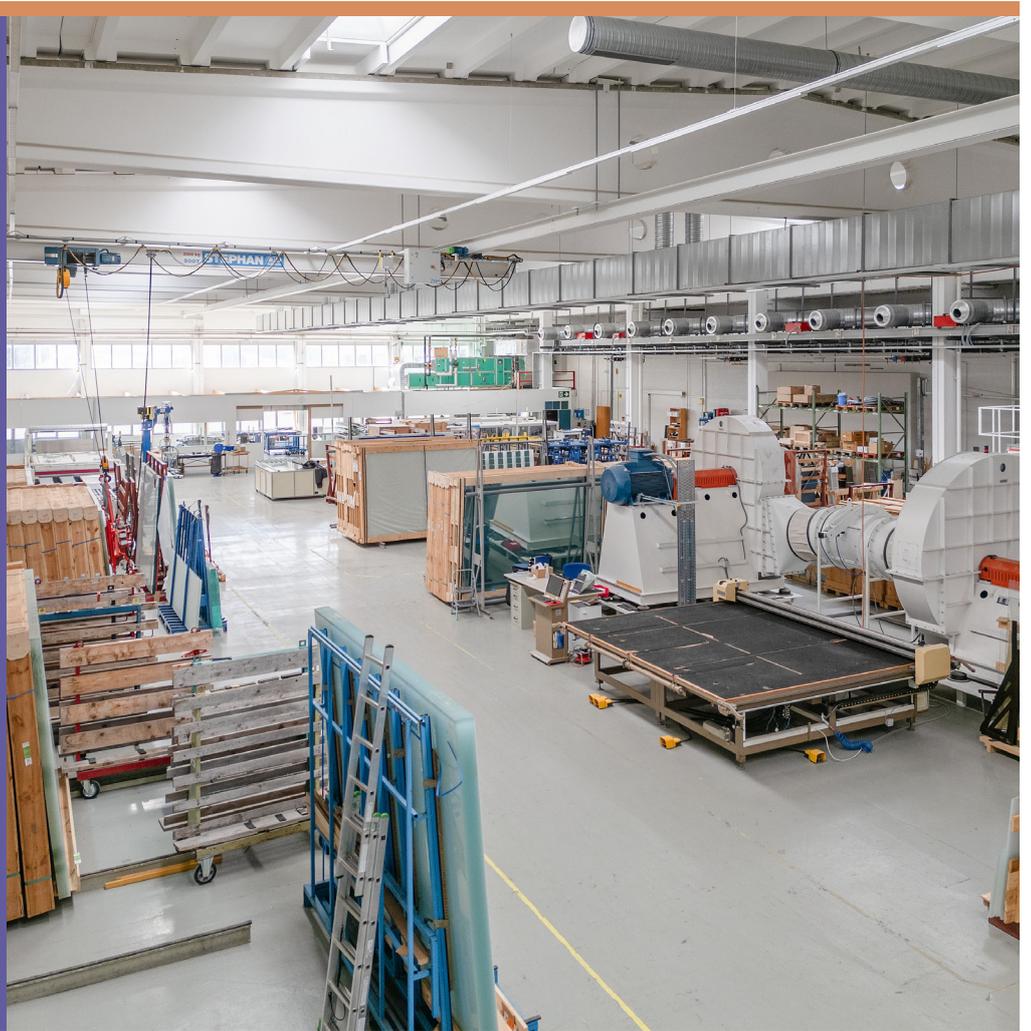


Hall 3,250 m² divisible

Versatile modern
industrial space at
the crossroads between
Geneva and Zurich



Boasting more than 25,000 m² of rental space, La Maillarde site in Romont (FR) is currently home to several companies (300 jobs). Some 30 million francs have been invested to provide quality infrastructure and services, so that local companies can prosper and develop.



An urban industrial district,

Close to the centre of Romont, with a wide range of services, dedicated to industrial and high-tech production.

With an industrial zone covering approximately 61,300 m², La Maillarde was acquired by the State of Fribourg in 2017. Now owned by the Cantonal Land Promotion Office - ECPF, La Maillarde is increasingly focussing on innovative, high-tech production. Since 2022, the ECPF has invested several million francs in renovating buildings, installing energy infrastructures and planning for 2050. With the exception of building land covering around 10,000 m², only the shown hall is currently available.

Industrial hall available

- Available space of 3,250 m² that can be divided into two
- Interior height of 6.6 m under frames up to 8 m
- High load-resistance slab/floor
- Offices, meeting rooms, changing rooms, sanitary facilities and kitchen
- Fenced and monitored site
- Parking spaces available
- Loading docks and sectional doors
- Direct rail access connected to the SBB network



Accessibility

Independent hall on one accessible level via Route de Siviriez. Offices directly connected to the activity room.

Rail access

Benefits from a rail link enabling an immediate connection to the entire SBB network.

Loading dock

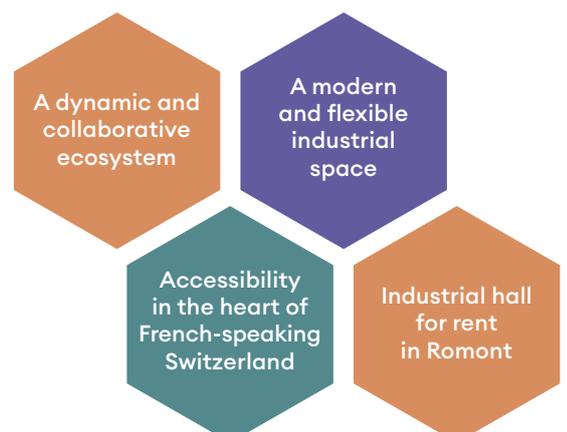
Key tool for logistics and freight transport operations with dock levellers to facilitate the management of goods flows.

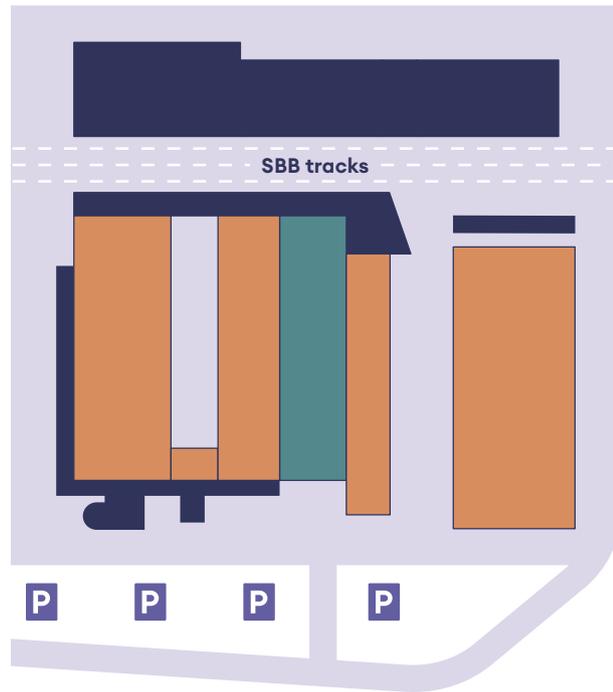
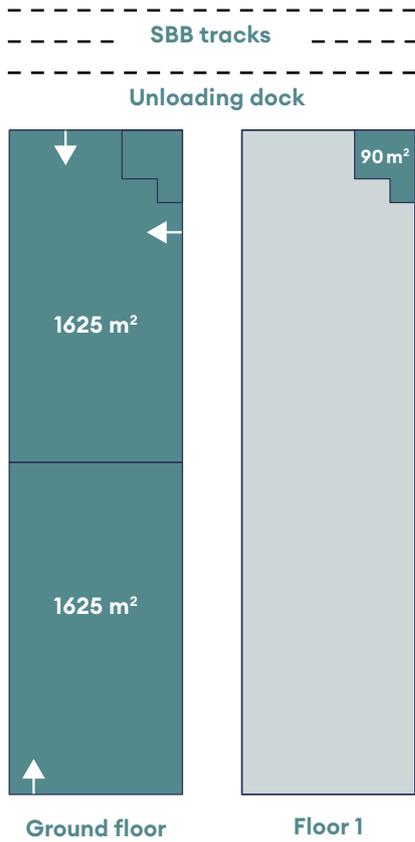
Energy

The energy strategy aims to produce 100% renewable energy on site.

The concept also provides for the integration of neighbouring companies, such as Framo and EFSA.

- Energy network on site
- Comfort and process heating approx. 400 kW
- Climate and process cooling available
- Water and compressed air network (basic quality)
- Electricity (transformer allocated) 2 MVA
- MV network
- Photovoltaic production





Common area

Provision of a common indoor area with terrace for employees during their break. Meeting rooms can be accessed.



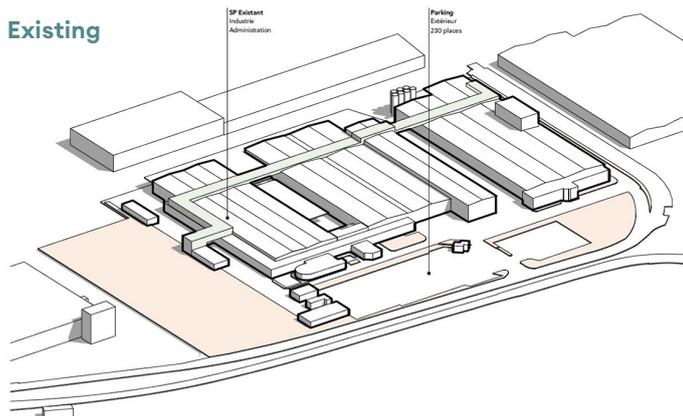
Machine Integration

With no pillars, the size of the rental area offers complete freedom for the installation of large-scale industrial machinery.



Lighting

Equipped with industrial-grade lighting ideal for performing multiple tasks in a safe environment.

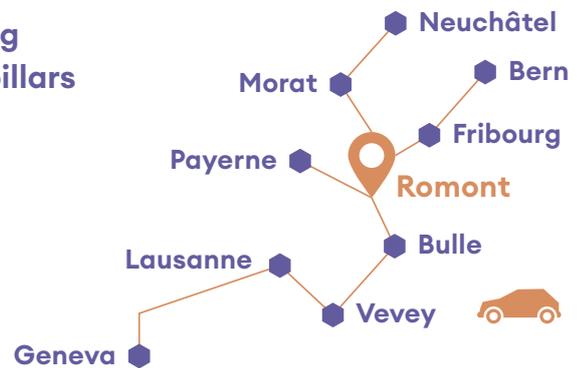


Site densification

Discussions on increasing the density of La Maillarde site have resulted in an economic development and planning strategy based on the establishment of industrial companies in the secondary sector (SMEs, companies specialising in production). Cantonal Land Promotion Office - ECPF strategy strengthens the attractiveness of the regional economic fabric.



Available immediately, the site offers excellent operating flexibility. Its modular structure (8 m x 25 m grid) with no pillars covers an area of approximately 3,250 m², not including the administrative zones and common areas adjacent to the production zone.



LA MAILLARDE

ROMONT 

**Cantonal Land
Promotion Office - ECPF**

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1701 Fribourg

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Road

Easy access via N12 / A12, only 20-40 min from the regional capitals.

Rail

Major station with InterRegio and RER lines, frequent and fast connections for business or logistical travel. Romont is therefore a prime location for any company looking for an industrial or logistical location with optimal road and rail links.

Public transport and pedestrian access

Bus line near the site and pedestrian paths to La Maillarde.