



# 智造空间 赞到超乎想象

嘉民惠阳产业园  
Goodman Huiyang Industrial Park

广东省惠州市惠阳区三和大道203号  
No.203, Sanhe Avenue, Huiyang District, Huizhou City,  
Guangdong Province





# 俯视图 VIEW FROM ABOVE





## 位置优势

嘉民惠阳产业园位于惠阳经济开发区, 地理位置优越, 距深圳市中心60公里, 距惠州港22公里, 距深圳宝安国际机场80公里。

Goodman Huiyang Industrial Park (GHIP) is located in the Huiyang Economic and Development Zone, 60 km from the Shenzhen CBD, good location to Huizhou port (22 km) and Shenzhen Bao'an International Airport (80 km).

惠阳通过发达的高速公路系统连接惠州和深圳, 适用于全国工业制造类客户。嘉民惠阳产业园与传统制造基地东莞及新兴智能制造中心深圳接壤, 可以很好地承接两地的外溢需求。

Huiyang is a highly sought after location for national industrial manufacturing customers providing good connectivity to Huizhou and Shenzhen via developed express highway system. GHIP will serve the Greater Shenzhen area as it borders Dongguan, the manufacturing base, and Shenzhen, the emerging intelligent manufacturing centre to the southwest. And it helps to handle the spillover of the demands from these two places.

# 375,424 SQM

总面积 Total Area





# strategic location



## 区域优势

项目紧邻惠大高速，同时辐射大部分珠江三角洲地区，可为珠三角东岸城市群提供高效的工业服务平台。项目总建造面积为375,424平方米，项目三期为3层坡道建筑，生产分区之间有连廊连接。

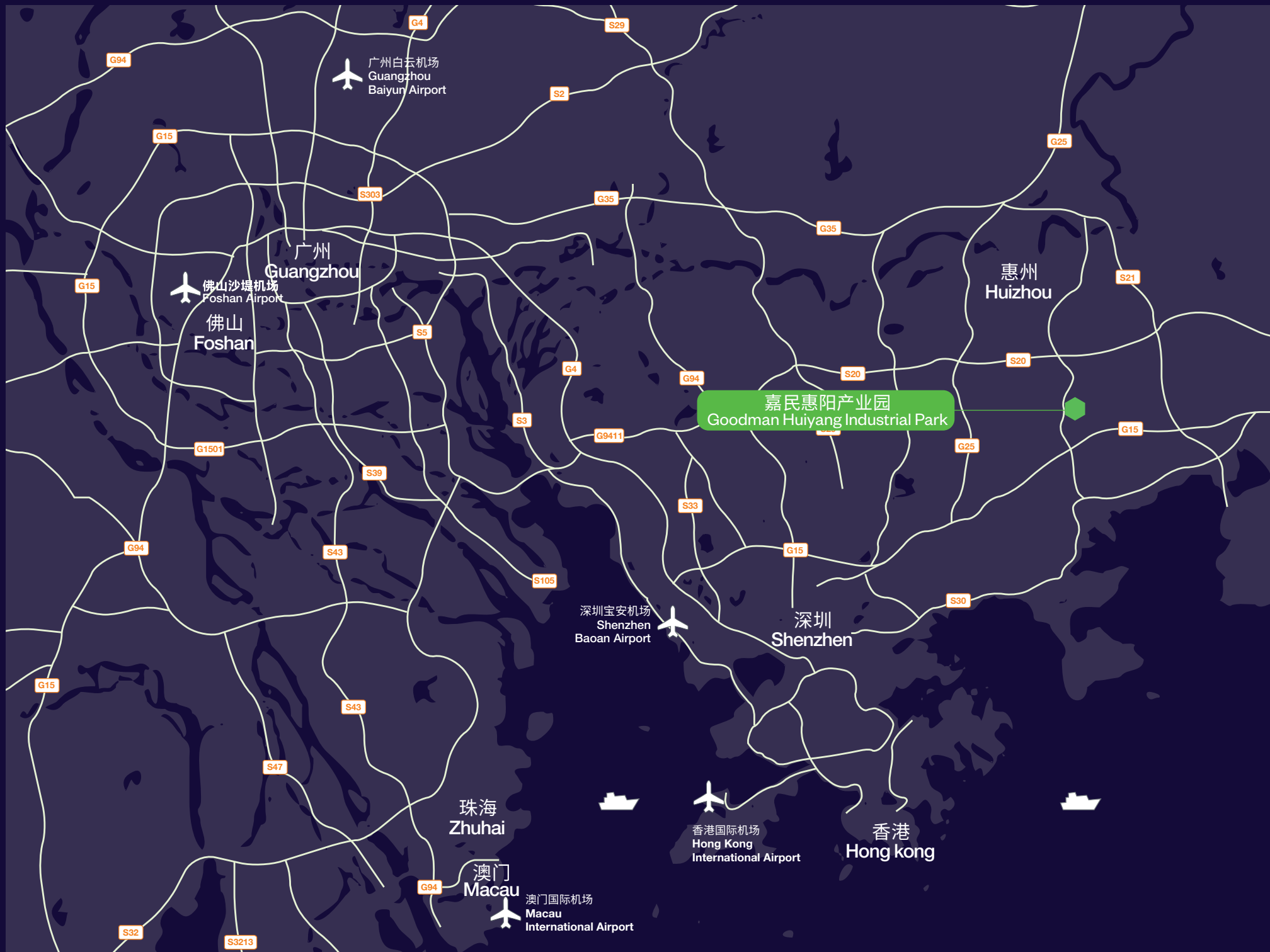
The property is located adjacent to the Huida Expressway, covering the major Pearl River Delta region, an industrial service platform for cities around. The total area of property is 375,424 sqm. Phase 3 are three-storey building structures and connected by corridors.



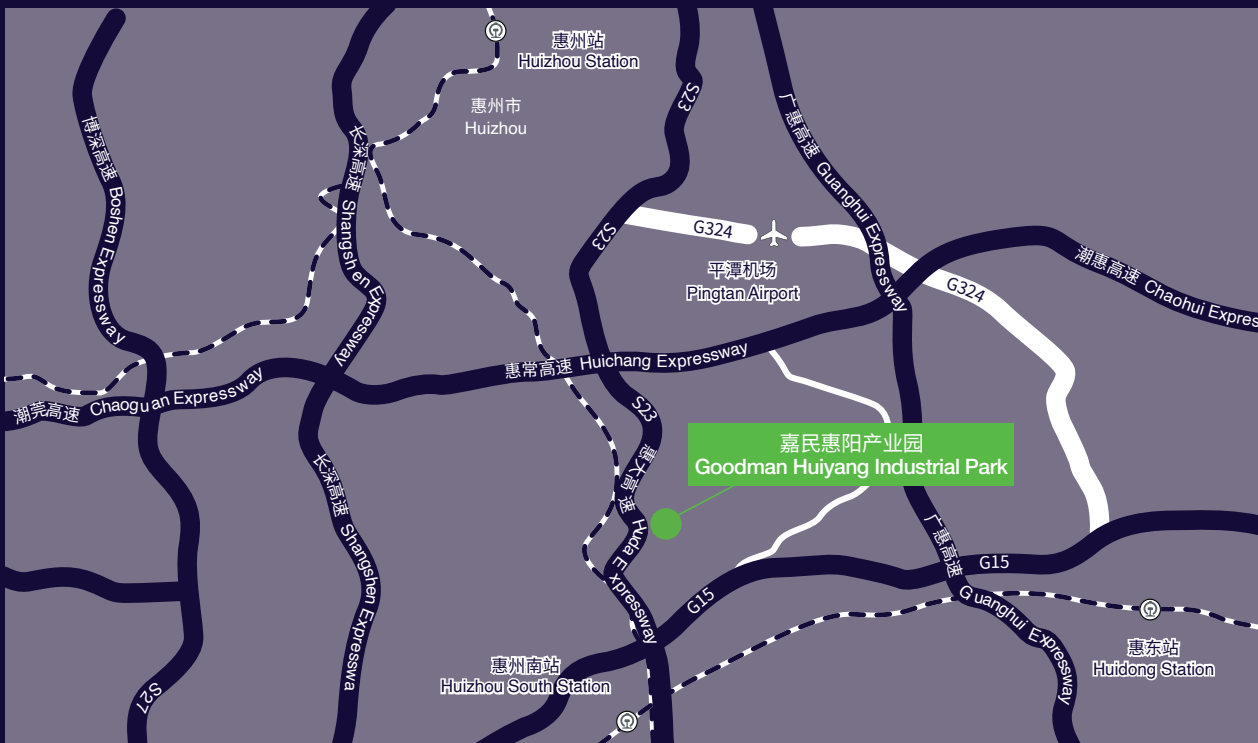
# CENTRAL CONNECTION



# ACCESS



# Easy access



ADJACENT

至惠大高速  
to Huida Expressway



9.2KM

至G15入口  
to G15 Expressway



14KM

至惠州南高铁站  
to Huizhou High Speed Train Station



22KM

至惠州港  
to Huizhou Port



30KM

至惠阳城区中心  
to Huiyang downtown



40KM

至深圳龙岗区  
to Shenzhen Longgang District

# HIGH QUALITY SPACE



## 高品质空间

占地面积 (平方米)	414,336
Site area ( sqm )	

总面积 (平方米)	375,424
Total area ( sqm )	

室内净高 (米)	单层建筑: 9.5/10.5
Inside clear height ( m )	三层建筑: (1&2层) 9.2, (3层) 10.5

地面承重 (吨/平方米)	1F: 3.0
Floor loading ( T/sqm )	2F&3F: 2.5

柱网 (米)	单层建筑: 11.4 X 26/30, 11.5 X 12/24
Column spacing ( m )	三层建筑: (1&2层) 11.5/11.6/12 X 11.3/12
	(3层) 11.5/11.6/12 X 22.6/24

室外周转场地宽 (米)	面对面 / 单面装卸货: 45&50/30&35
Outside truck court width ( m )	Face to face / Single loading: 45&50/30&35

防火等级	丙二类 Class C II
Fire rating	

消防系统	喷淋系统、烟感系统、消火栓
Fire protection system	Sprinkler system,
	smoke detectors system,
	hosereel and fire hydrant



规划  
PLAN

面积表 AREA SCHEDULE	平方米 SQM
1号楼 Building 1	17,552
作业区 Operation area	15,568
办公室 Office	1,484
雨棚 Canopy	414
公摊 Allocation	86
2号楼 Building 2	17,878
作业区 Operation area	15,859
办公室 Office	1,484
雨棚 Canopy	448
公摊 Allocation	87
3号楼 Building 3	16,439
作业区 Operation area	15,247
办公室 Office	634
雨棚 Canopy	477
公摊 Allocation	90
4号楼 Building 4	18,229
作业区 Operation area	16,280
办公室 Office	634
雨棚 Canopy	1,225
公摊 Allocation	90
5号楼 Building 5	18,416
作业区 Operation area	17,056
办公室 Office	625
雨棚 Canopy	644
公摊 Allocation	91
6号楼 Building 6	17,687
作业区 Operation area	16,289
办公室 Office	625
雨棚 Canopy	686
公摊 Allocation	87
7号楼 Building 7	47,422
作业区 Operation area	42,769
办公室 Office	2,758
雨棚 Canopy	1,662
公摊 Allocation	233
8号楼 Building 8	46,439
作业区 Operation area	41,929
办公室 Office	2,758
雨棚 Canopy	1,523
公摊 Allocation	229



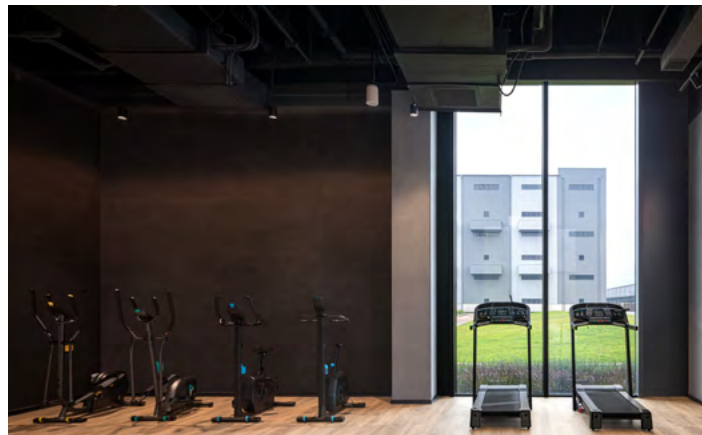
9号楼 Building 9	18,392	11号楼 Building 11	21,555	13号楼 Building 13	44,900
作业区 Operation area	16,488	作业区 Operation area	19,347	作业区 Operation area	40,504
办公室 Office	1,169	办公室 Office	1,128	办公室 Office	2,318
雨棚 Canopy	644	雨棚 Canopy	778	雨棚 Canopy	1,449
公摊 Allocation	91	公摊 Allocation	302	公摊 Allocation	629
10号楼 Building 10	22,794	12号楼 Building 12	45,030	14号楼 Building 14	22,690
作业区 Operation area	20,152	作业区 Operation area	40,252	作业区 Operation area	20,276
办公室 Office	1,499	办公室 Office	2,900	办公室 Office	1,471
雨棚 Canopy	824	雨棚 Canopy	1,247	雨棚 Canopy	625
公摊 Allocation	319	公摊 Allocation	631	公摊 Allocation	318
总计 Total building				375,424	

# EXCELLENT AMENITY





# EXCELLENT AMENITY





# SERVICE





# 完善的 物业服务



+ 配有室外监控摄像头和周界报警系统  
Equipped with CCTV and boundary alarm system

+ 24小时安保巡查  
24 hours security provided for common areas

+ 绿化保养包含:园艺施肥, 灌溉, 修剪景观  
Landscaping maintenance: gardening includes fertilizing, irrigation and trimming for landscape

+ 公共区域的日常清洁、垃圾分类和移除  
Public area cleaning: cleaning service involves the routine day-to-day housekeeping activities, trash sorting and removal

+ 7\*24小时园区运作  
7\*24 operation hours



# SERVICE



# SUSTAINABILITY





# SUSTAINABILITY

## LEED GOLD CERTIFICATION



- + LEED金级认证  
LEED Gold certification
- + 太阳能光伏安装  
Solar panels installation
- + 雨水回收系统  
Rainwater harvesting system
- + 智能控制LED灯具  
Smart LED/Lights with sensors
- + 新能源汽车充电桩  
EV charging station



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