

AVAILABLE FOR SALE

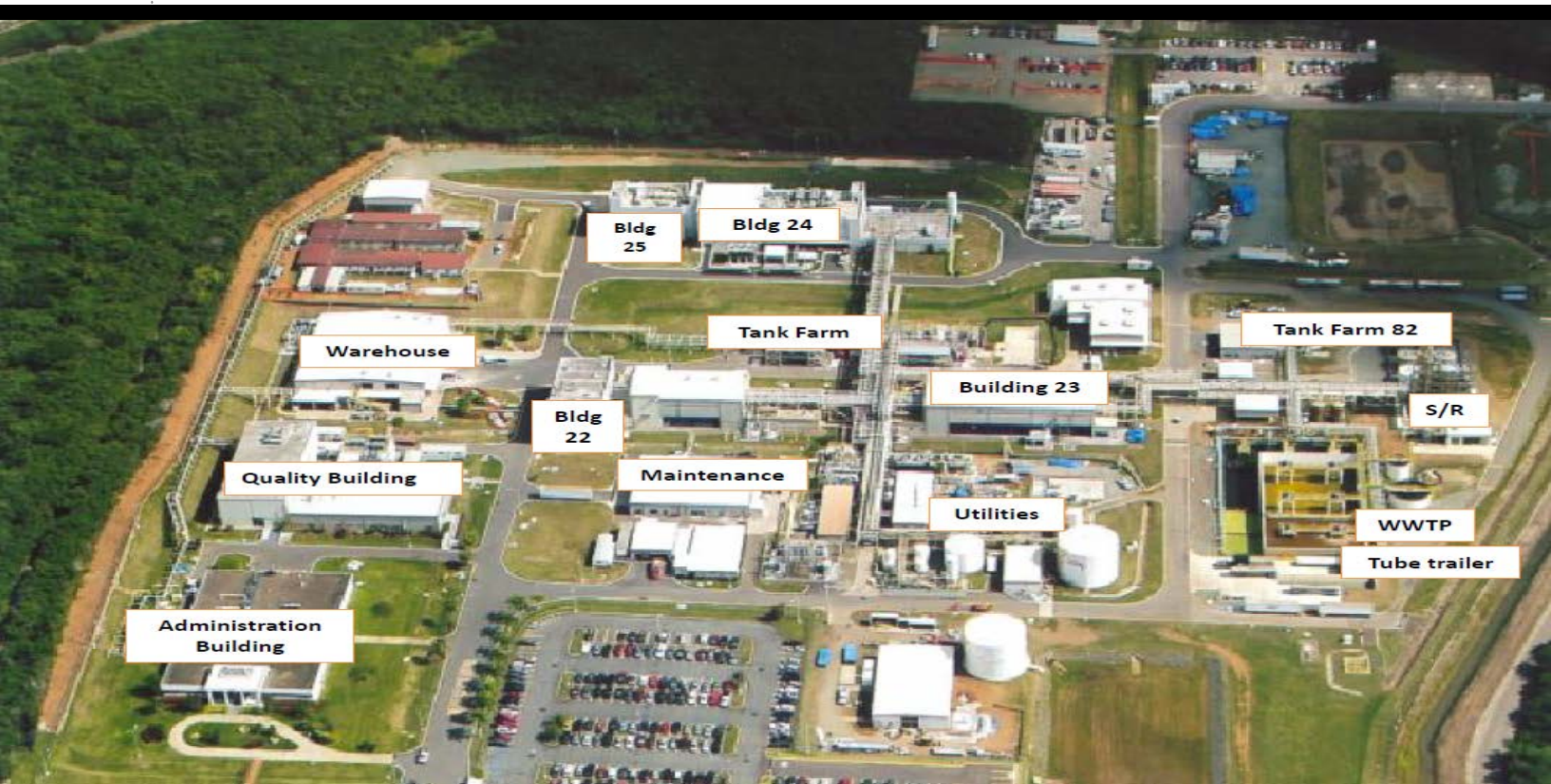
PROPERTY SIZE: 213,045 SF in 18 buildings - 100 acres

FEATURES:

- Modern API Production campus / Fully operational
- 3 production buildings
- Complete utility and infrastructure support
- On-site GmP warehouse facility
- High capacity wastewater treatment and solvent recovery systems

PHARMACEUTICAL API MANUFACTURING CAMPUS GUAYAMA, PR

Owned and Operated
by a
Leading Global
Pharma Company



FOR MORE INFORMATION PLEASE CONTACT

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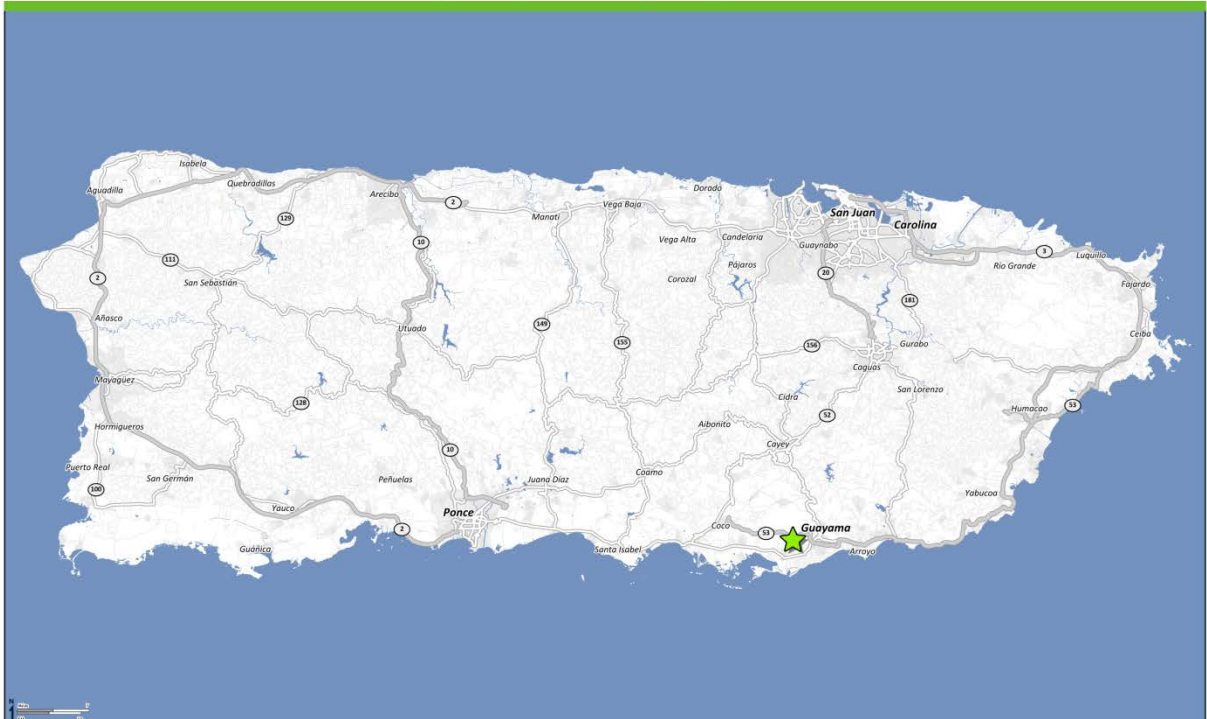
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Pharmaceutical API Manufacturing Campus Guayama, PR

LOCATION MAP

Pharmaceutical API Manufacturing Campus **Guayama, Puerto Rico**



FEATURES

Location

- 30 miles from Ponce, 60 miles from San Juan - Excellent highway access
- World-class pharmaceutical facility for new drug development and small molecule tech transfer production
- 100-acre property, 35 acres currently developed
- Initial facilities commissioned in 1992
- Site purchased by current owner in 2005 from AstraZeneca
- Current owner recently invested ~\$200M in the site
- Site is currently worldwide supplier of duloxetine API (Cymbalta) and tadalafil API (Cialis)
- Approved to provide API material in ~100 countries
- For full details go to www.cbremarketplace.com/apipuertorico

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