

MADRID'S FIRST DEDICATED PRIVATE AVIATION HANGAR

PREMIUM HANGAR LEASING OPPORTUNITY AT MADRID-BARAJAS AIRPORT (LEMD)

Universal Aviation Spain

Planned Availability: Summer 2027

Construction Now Underway



An Evans Aviation Company



LETTER OF INTRODUCTION

Universal Aviation Spain is proud to introduce a new dedicated private aviation hangar at Madrid-Barajas Airport (LEMD), created for aircraft owners and flight departments seeking secure long-term basing, reliable 24/7 aircraft access, and professional ground support in Spain's capital.

Construction is now underway, with planned availability in Summer 2027. As Madrid's first dedicated private aviation hangar, this project creates a rare opportunity for operators to secure space early in a limited-capacity facility designed around private aviation needs.

The Phase One opportunity includes a 5,000 m² BBJ-capable hangar, private ramp access, secure storage, technical infrastructure, fire protection systems, and aircraft support coordinated by Universal Aviation Madrid. While dedicated tenant offices are planned for a future phase, hangar tenants will have access to nearby GAT amenities, including passenger and crew lounges, meeting rooms, quiet rooms, showers, restrooms, Wi-Fi, and onsite CIQ facilitation.

For operators looking to establish a more secure, predictable, and professionally supported home base in Madrid, this is the time to start the conversation. With limited long-term hangar space available, early conversations will help secure the best available options.

Gonzalo Barona, Jr.
Country Manager
Universal Aviation Spain

PROJECT OVERVIEW

A New Home Base for Private Aviation in Madrid

This project is designed to give private aviation operators a more secure, predictable, and professionally supported base at Madrid-Barajas Airport.

What Phase One Delivers

- 5,000 m² dedicated private aviation hangar
- Aircraft capacity up to BBJ
- 8,000 m² dedicated GA ramp
- Private ramp access
- Secure storage and spare parts storage
- Fire protection and technical infrastructure
- 24/7 aircraft access
- Towing and pushback support
- Access to nearby GAT passenger and crew amenities

Built for Operators Who Need

- Long-term aircraft basing in Madrid
- More predictable aircraft access
- Secure hangar storage
- Private ramp support
- Universal Aviation ground handling coordination
- A future growth path as tenant offices are added in a later phase

Why Get in Early

Madrid hangar capacity is limited, and long-term basing opportunities at LEMD are expected to be highly competitive. This is a first-mover opportunity to secure space in a purpose-built private aviation hangar before the facility becomes operational.

PROJECT OVERVIEW



HANGAR SPECIFICATIONS AND SUPPORT INFRASTRUCTURE

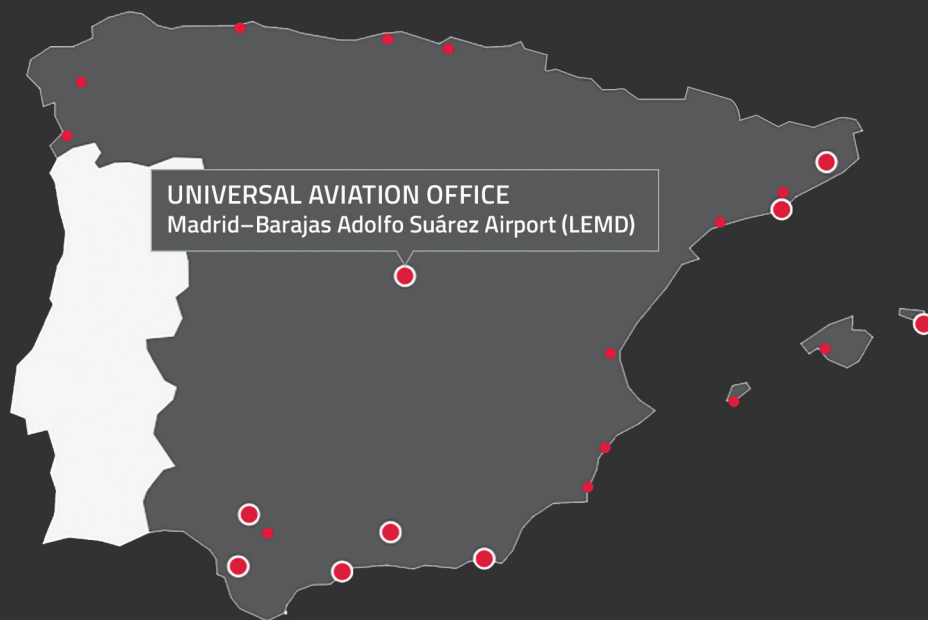
SPECIFICATION	DETAIL
Total hangar area	5,000 m ²
Aircraft capacity	Up to BBJ
Clear door opening height	14.15 m
Clear door opening width	100 m
Hangar depth	50 m
Maximum clear interior height	17.65 m
Ramp size	8,000 m ²
Ramp surface	Concrete
Aircraft access	24/7
Aircraft access points	2

Operational Infrastructure

- Shore power and 28V DC / 400Hz ground power
- Potable water and lavatory service access
- Compressed air availability
- Backup generator
- LED lighting and emergency backup lighting
- Internet availability in hangar
- Water deluge fire protection system
- Heat, smoke, and flame detection
- Integrated alarm and monitoring system

Secure Access

- Controlled access gates
- Card / biometric and staffed access control
- Full CCTV coverage with 24/7 monitoring
- 24/7 security guard coverage
- Tenant badge / credential requirement
- Secure vehicle parking



MORE THAN HANGAR SPACE

The hangar opportunity is backed by Universal Aviation Madrid's local ground handling team and Universal Aviation Spain's broader national support network.

At LEMD, tenants will have access to Universal Aviation Madrid support, including aircraft coordination, ramp support, GAT access, passenger and crew assistance, and operational guidance from a team experienced in Madrid-Barajas procedures.

Support Includes

- 24/7 ground support and coordination
- Passenger and crew lounge access inside the GAT
- Private meeting rooms
- Shower facilities and restrooms
- Complimentary Wi-Fi
- Onsite customs and immigration facilitation
- Fuel coordination
- Towing / pushback support
- Lavatory and water service support
- Local airport and authority coordination

Support Across Spain

Universal Aviation Spain supports operators throughout the country, including Madrid, Barcelona, Girona, Granada, Jerez, Málaga, Menorca, Seville, and Almería, plus on-airport supervision at other airports across Spain.



CLOSING & NEXT STEPS

Secure Your Madrid Hangar Space Early

Madrid's new dedicated private aviation hangar represents a rare opportunity to secure long-term aircraft basing at one of Europe's most important business aviation gateways.

With construction underway and availability planned for Summer 2027, now is the time to start the leasing conversation. Long-term hangar space will be limited, and the best opportunities will go to operators who move early.

For aircraft owners and flight departments seeking secure storage, private ramp access, 24/7 aircraft availability, nearby GAT amenities, and professional Universal Aviation support, this project offers a new way to establish a more reliable home base in Madrid.

Secure your place early in Madrid's first dedicated private aviation hangar.

Contact

Gonzalo Barona, Jr. (Country Manager)

Universal Aviation Spain

+34 91 393 6890

spain@universalaviation.aero

universalaviation.aero/spain



An Evans Aviation Company