



# BINSWANGER

## PUERTO RICO

GMP- CMO MANUFACTURING

## Puerto Rico FACILITY

PR-ROAD 909 KM 1.3 Huamacao | PUERTO RICO

### SITE OVERVIEW

Former Novartis Ex-Lax Humacao KM. HM 1.3 PR road #909 Mariana, Humacao, Puerto Rico.

140,000 square feet of floor space on approximately 12.58 Acres of land.

The site was a pharmaceutical, consumer healthcare producing Gas-X (simethicone), the laxative Ex-Lax – Sentinel, Interceptor, and Milbemax for GlaxoSmithKline (GSK) under the Consumer Healthcare division. The plant also produce animal health products.

### SITE CAPABILITIES

#### Manufacturing

- + OTC manufacturing & packaging
- + Quality Control Laboratories
- + Administrative space
- + Cafeteria
- + Security command center with site electronic surveillance

#### Engineering & Maintenance

- + Facilities maintain and repair all site structures
- + Infirmary
- + Parking lot

\*\* The property has some manufacturing equipment on the site.



# AVAILABLE



## CONTACT US

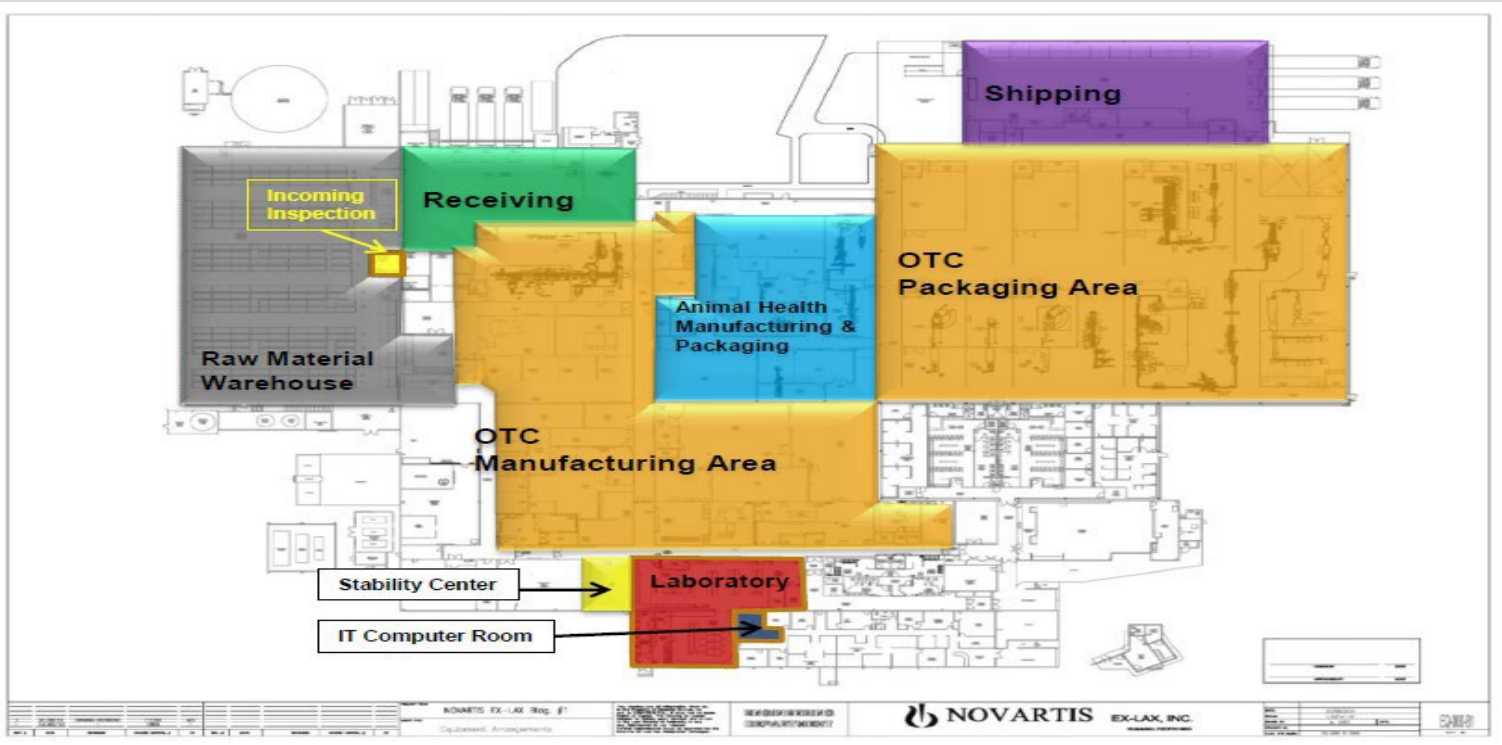
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# Former Novartis Ex-Lax Humacao



# Former Novartis Ex-Lax Humacao

## **Facility Description:**

### **Description Summary**

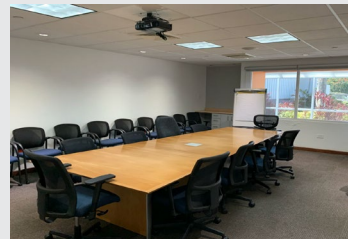
- Site is located in KM. HM 1.3 PR road #909 Mariana, Humacao, Puerto Rico, at east of the Island of Puerto Rico, a Commonwealth of the United States of America.
- 135,500 square feet approx. of floor space in 12.58 Acres
- Site has been in operation since 1975, producing pharmaceutical drug products For domestic and international markets.

### **Site History Summary:**

-The site was a pharmaceutical, consumer healthcare manufacturing company producing Gas-X (simethicone), the laxative Ex-Lax – Sentinel, Interceptor, and Millbemax for GlaxoSmithKline (GSK) under the Consumer Healthcare division The plant also produce animal health products.

### **Site Capability Summary:**

1. Manufacturing:
  - Ex-Lax tablets from wet or dry granulations.
  - Quality Control Laboratories testing including brand new Stability Center.
  - Chemical & microbiological labs that was in compliance withRegulatory agencies.
2. Engineering & Maintenance:
  - Engineering and maintenance facilities to maintain and repair all site structures.
3. Other Support: Administrative space, cafeteria, security command center with site electronic surveillance, infirmary and parking lot.
4. Parking: 307 Cars
5. Loading Docks: 4 Loading Docks
7. Zoning: Industrial 1 Light Industrial



# Former Novartis Ex-Lax Humacao

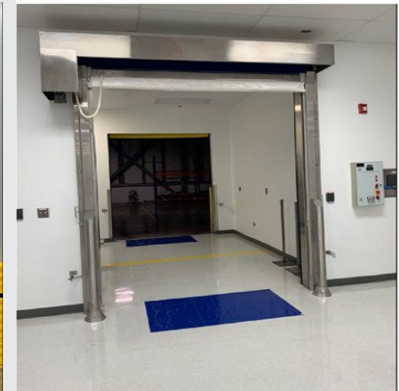
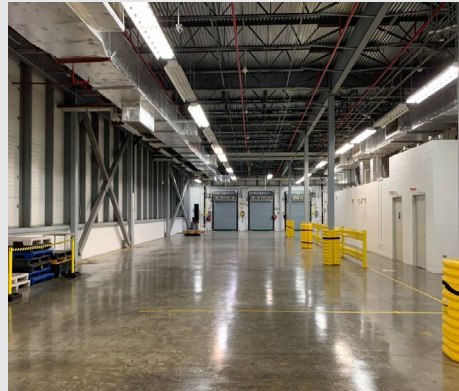
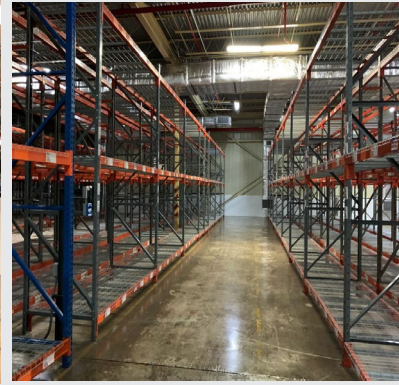
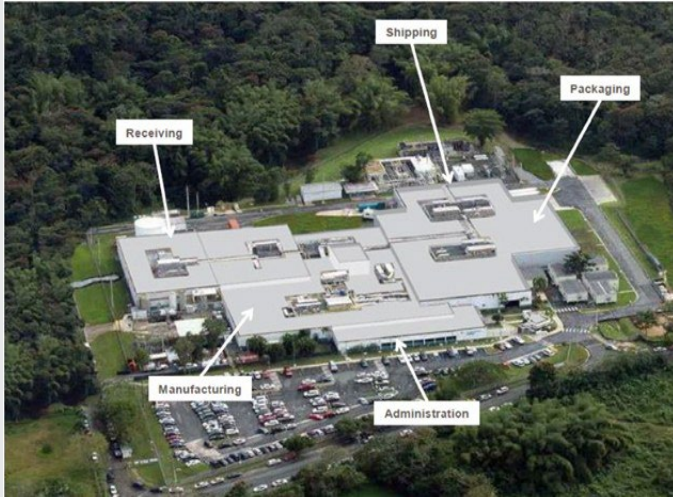
## Utilities Equipment

The site offers a complete range of production support equipment and utility service:

Equipment	Service Area	Capacity	Quantity	Input	Output	Installed
Air cooled Chiller	Mfg. / Pack Exp.	450 Tons	2	Electricity	Chilled Water	2009
DX AHU's	Mfg. / Offices	-	19	Electricity	Cool Air	Various
Water-Cooled AHU's	Mfg. / Warehouse	-	19	Electricity / Chilled Water	Cool Air	Various
Air Compressor	Mfg.	125 HP VSD	2	Electricity	Comp. Air	2015
Air Compressor	Pack Exp.	100 HP FS	2	Electricity	Comp. Air	2009
Watertube Boiler	Mfg.	100 BHP	2	Propane	Steam	2009
Firetube Boiler	Mfg.	100 BHP	2	Kerosene	Hot Water	2015
Purified Water Generation	Mfg.	20 GPM	1	Electricity / Hot Water / Water	Purified Water	2015
Purified Water Generation	Pack Exp.	2 GPM	1	Electricity / Steam / Water	Purified Water	2009
Potable Water System	All plant	12k Gals	1	City Water	Domestic Water	2010
Wastewater Treatment Package	Mfg. / Pack Exp.	20k GPD	1	Electricity / Compressed Air	Waste Water	2009



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