

ctp



Prague West



CZ

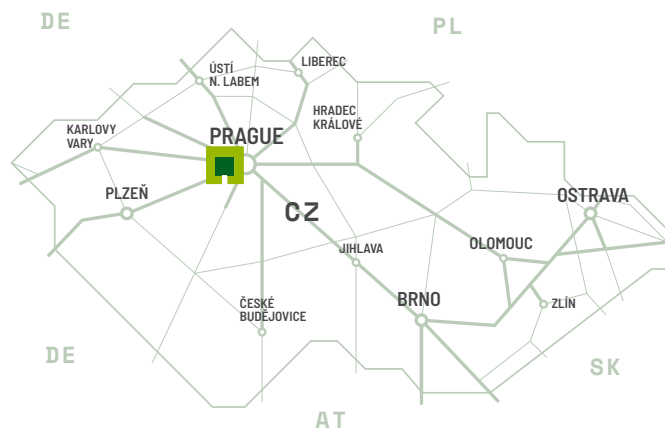


Major junction of Western and CEE market

- ▶ Ideal location on the Prague Ringroad and D5 motorway
- ▶ Nearby Prague offers a skilled and available workforce
- ▶ Public transport links to nearby Prague metro system
- ▶ Minutes from high population density
- ▶ Nearby Zličín commercial zone for services
- ▶ Just 10 minute drive to Prague's international airport



Brno	218 km	2h 00min
Wroclaw	307 km	4h 28min
Bratislava	344 km	3h 30min
Vienna	347 km	3h 45min
Berlin	360 km	4h 00min
Munich	370 km	3h 45min
Ostrava	386 km	4h 00min



LOCAL ACCESS

TOP location in the CEE

In its immediate vicinity, CTPark West near Chrástany excels in accessibility and convenience. Situated at a major Czech motorway junction with nearby metro and regional bus stations, it offers efficient distribution and commuting solutions, blending urban amenities with strategic industrial advantages.




PARK FEATURES

- ▶ Solar power planned
- ▶ Water retention and reuse
- ▶ Elegant natural landscaping and biodiversity infrastructure
- ▶ Electric charging stations
- ▶ Bus stop by the site
- ▶ High quality insulation



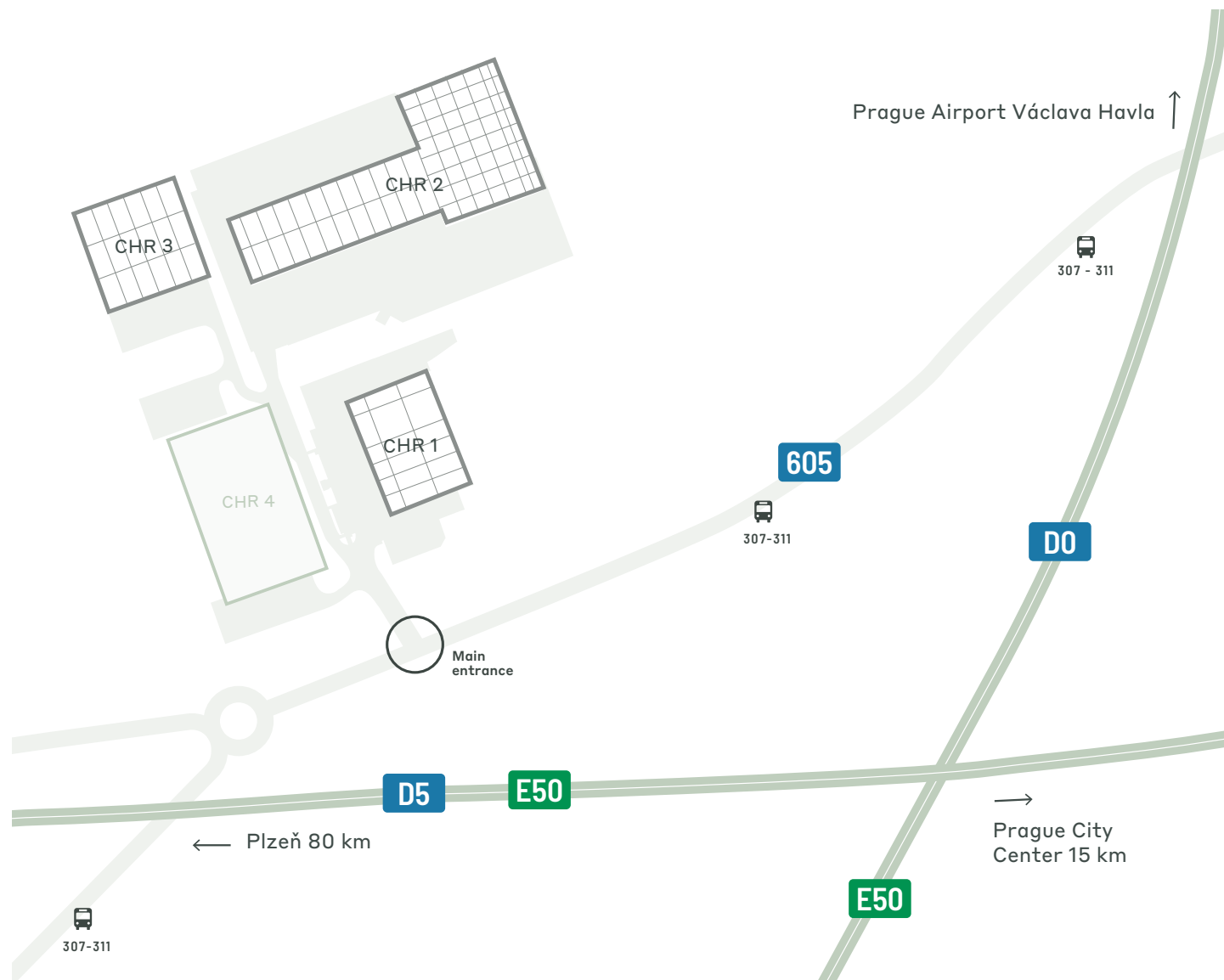
The most convenient development in Prague

The location is a perfect choice for logistics or manufacturing companies that place importance on being visible directly on the main road in order to run their business efficiently.

-  Built available
-  Planned
-  Built occupied

AVAILABILITY & DELIVERY

CHR1	5,156 sqm	occupied
CHR2	13,646 sqm	occupied
CHR3	5,300 sqm	occupied
CHR4	8,794 sqm	planned



KEY PARK DATA

CTPark Prague West

AVAILABLE NOW

0 sqm

DEVELOPMENT OPPORTUNITY

14,094 sqm

BUILT-UP AREA

18,802 sqm

TOTAL AREA

2.43 ha

PARK & NEARBY INVESTORS

Rhenus Logistics

Karton Servis

Ascendum



SOLAR PLANNED



WATER RETENTION
AND RECYCLING



ELECTRIC
CHARGERS



RESTAURANT
1,5 KM



LANDSCAPED
AREAS



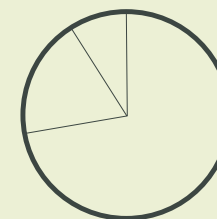
SHOP 2 KM

INDUSTRIES IN THE PARK

72% 3PL

19% Manufacturing

9% Wholesale Trade





WHERE YOU NEED TO BE

10 countries

TRACK RECORD OF SUCCESS

11.2 million sqm
GLA

SPACE FOR YOU TO GROW

20.7 million sqm
landbank

LONG-TERM PARTNER

>1,000 clients



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CONTACT ME

