



**ctp**



**Szombathely**



**HU**



REGIONAL BENEFITS

# Austria is just an arm's length away

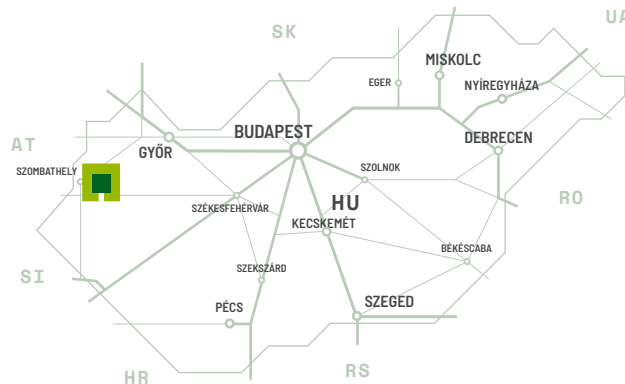
CTPark Szombathely is located only 10 minutes' drive away from the Austrian border. The city is surrounded by key roads and highways, such as M86, Route 86, 87 and 89.



- NEXT TO M86 MOTORWAY
- BORDER OF AUSTRIA 10 KM
- GRAZ 93 KM
- SHOPPING CENTRE 3KMS

MAJOR CITIES

Győr	100 km	1 hr
Graz	130 km	1h 40min
Vienna	135 km	1h 50 min
Bratislava	140 km	1h 30 min
Székesfehérvár	160 km	2hrs
Budapest	220 km	2h 10 min





LOCAL ACCESS

## Direct access to Western Europe

CTPark Szombathely is strategically located next to the Austrian border —the main entryway M86 goes trough the city. The location is ideal for companies looking to access the growing Austrian and Western European market. Nearby towns are connected by local transportation. The park is only a short drive to the city ring road and nearby towns are connected via public transport, giving easy access to skilled workforce.

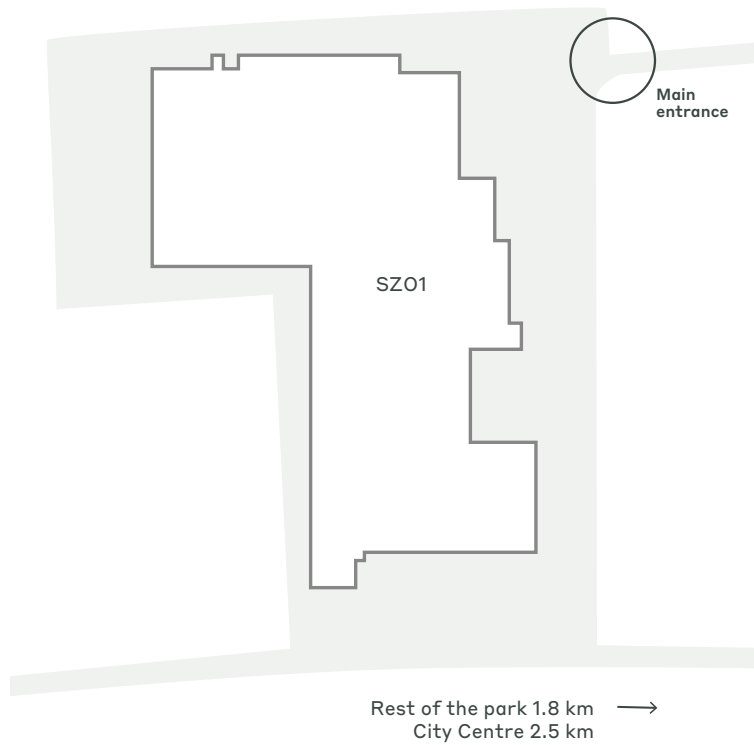
PARK FEATURES

- ▶ Solar ready
- ▶ EV charging stations planned
- ▶ Sport facilities nearby
- ▶ Shopping center within walking distance

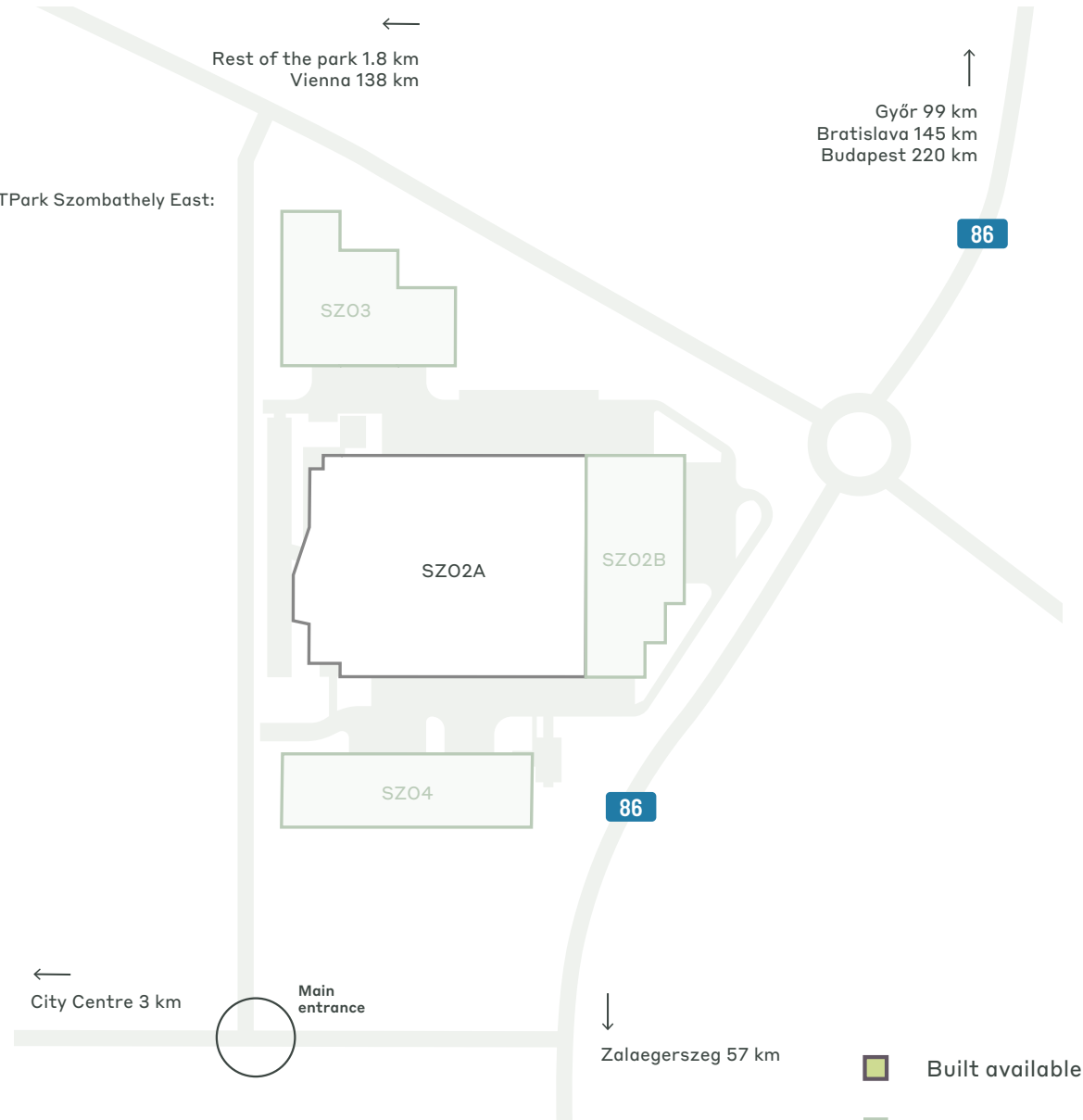


# Masterplanned for business efficiency

CTPark Szombathely:



CTPark Szombathely East:



## AVAILABILITY & DELIVERY

SZ03	7,969 sqm	planned
SZ02B	7,686 sqm	planned
SZ04	7,210 sqm	planned

- Built available
- Planned
- Built occupied



KEY PARK DATA

# CTPark Szombathely



SOLAR READY



PASSENGER AND CARGO TRAINSTATION



RESTAURANTS 2 KM



HOTEL 2 KM



SHOPPING CENTRE



PETROL STATION



SPORTS FIELD



GREEN AREAS

AVAILABLE NOW

**0 sqm**

DEVELOPMENT OPPORTUNITY

**22,865 sqm**

BUILT-UP AREA

**46,220 sqm**

CTPark Szombathely  
19,751 sqm

CTPark Szombathely East  
26,469 sqm

TOTAL AREA

**4.23 ha**

PARK & NEARBY INVESTORS

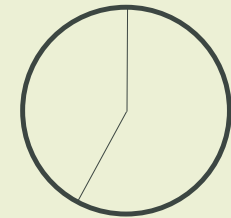
Aptiv

Ivy Technology

INDUSTRIES IN THE PARK

58% Services

42% Automotive





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

