



Częstochowa



ctp

PL

REGIONAL BENEFITS

Superior location within special economic-logistic cluster

CTPark Częstochowa is a perfect project – ideally suited for logistics operations. In addition to the excellent location, the project is characterized by, among others, as much as 12.5% additional skylights in the docking area. Thanks to good access to workforce and excellent infrastructure, the park is a strategic choice for logistics companies seeking development opportunities within CEE.

Key benefits:

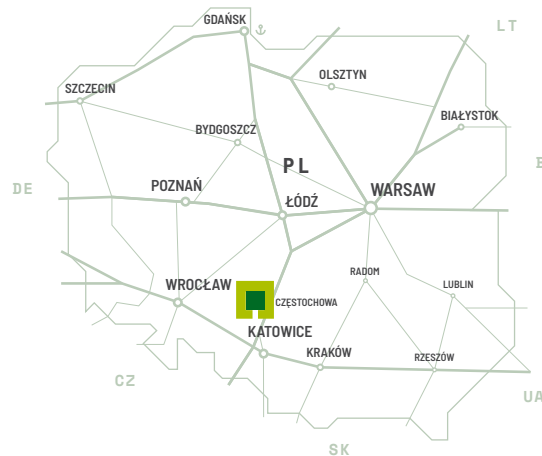
- ▶ More than 150 000 people of working age
- ▶ Highly skilled population for the mechanical, construction and food processing industries
- ▶ Part of the biggest industrial region in Poland Silesia
- ▶ Strategically located directly next to the A1 motorway
- ▶ Only 5km to the center of Częstochowa – the second largest city in the Silesian province (215,000 inhabitants)



MAJOR CITIES

Częstochowa	5 km	0h 5min
Katowice	65 km	0h 50min
Kraków	90 km	1h 30min
Łódź	100 km	1h 30min
Ostrava	200 km	2hrs
Warsaw	220 km	2hrs

- A1 HIGHWAY DIRECTLY
- KATOWICE AIRPORT 50 KM
- CZĘSTOCHOWA 5 KM
- CZĘSTOCHOWA RAILWAY STATION 8 KM



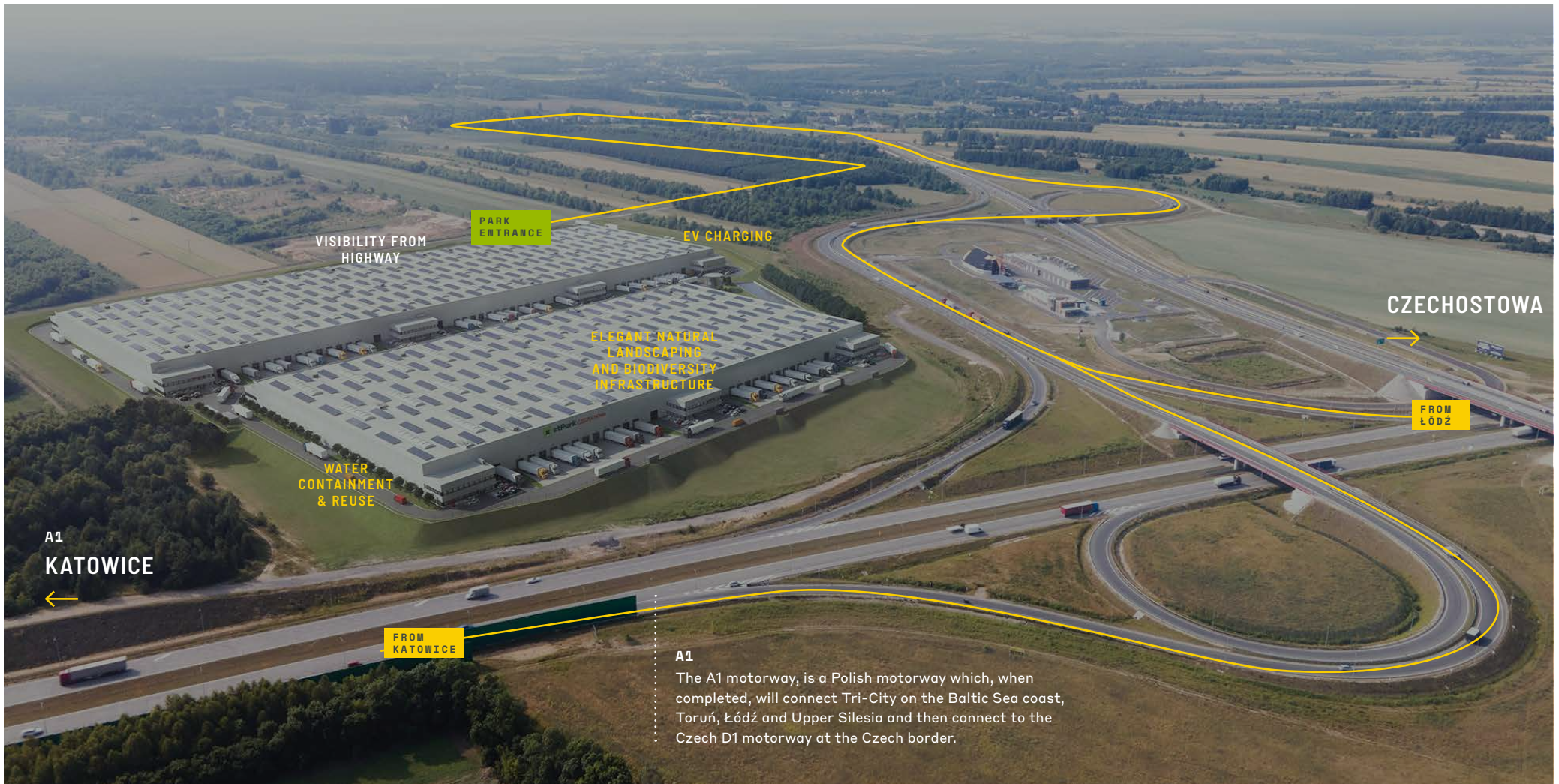
LOCAL ACCESS

Direct highway access on north part silesia gateway

CTPark Czestochowa is a modern warehouse facility, intended mainly for logistics companies looking for development in the region. As in the case of many other CTP projects, the park in Czestochowa is distinguished by 12,5% of skylights in the dock area. The location of CTPark Czestochowa right next to the A1 Highway, just 5 km from Czestochowa, is a key aspect influencing the growing interest of potential customers looking for logistics solutions in this specific location.

PARK FEATURES

- ▶ Solar power in place
- ▶ Water retention and reuse
- ▶ Elegant natural landscaping and biodiversity infrastructure
- ▶ Electric charging stations
- ▶ Sports facilities and bike/pedestrian paths
- ▶ Class A facility implemented with respect to the ESG aspects



Perfect localization with direct access to A1 highway



AVAILABILITY & DELIVERY

CZE1	56,325 sqm	planned
CZE2	42,049 sqm	planned

KEY PARK DATA

CTPark Częstochowa



SOLAR IN PLACE



WATER RECYCLING



LANDSCAPED AREAS



ELECTRIC CHARGERS



SPORTS FIELD
BIKE PATHS



BIKE SHELTER

AVAILABLE NOW

0 sqm

DEVELOPMENT OPPORTUNITY

98,374 sqm

BUILT-UP AREA

0 sqm

TOTAL AREA

0 ha





WHERE YOU NEED TO BE

10 countries

TRACK RECORD OF SUCCESS

11.8 million sqm
GLA

SPACE FOR YOU TO GROW

23.4 million sqm
landbank

LONG TERM PARTNER

>1,000 clients



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