

 Linthe



ctp

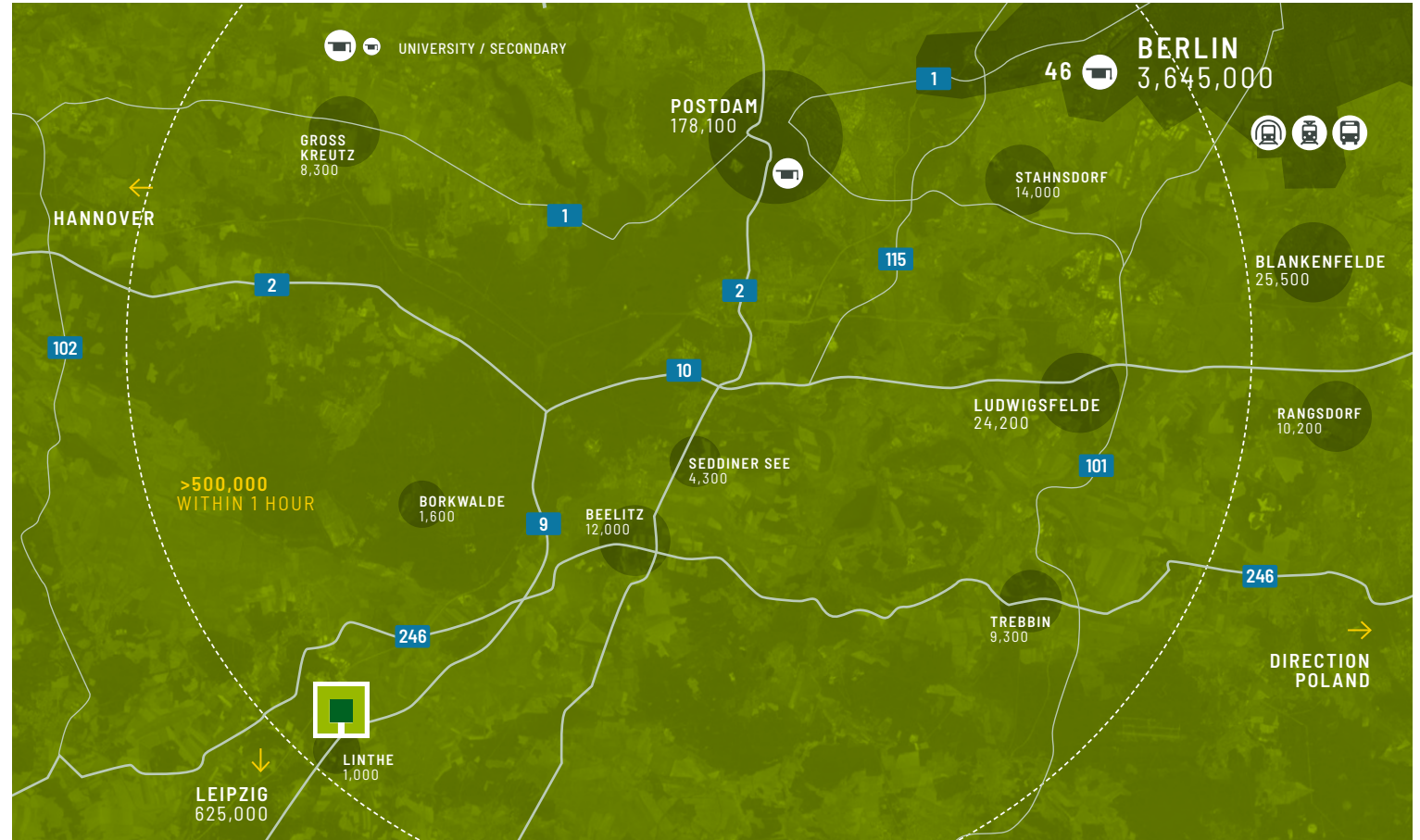
DE



REGIONAL BENEFITS

Flexible storage areas

The property is located in Linthe in the state of Brandenburg, not far from the state capital, Potsdam, and approximately 50 km southeast of the federal capital, Berlin. Close proximity to the A9 motorway, 500 metres from the "Fläming" exit. The property is located in a commercial area in the municipality of Brück-Linthe that is currently being expanded.



A9
500 M



POTS DAM
35 KM



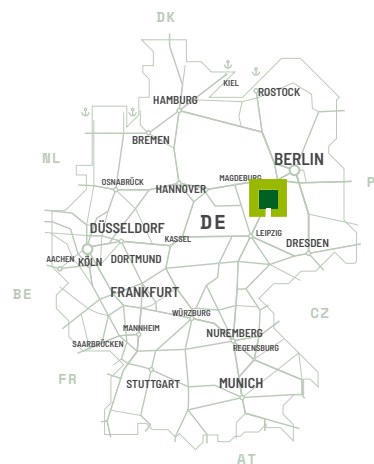
BERLIN 50 KM



BUS STOP WITHIN
WALKING DISTANCE

MAJOR CITIES

Berlin	50 km	0.5 hrs
Leipzig	120 km	1.25 hrs
Magdeburg	128 km	1.5 hrs
Dresden	230 km	2.5 hrs
Frankfurt	500 km	5.0 hrs
Munich	530 km	5.5 hrs



LOCAL ACCESS

Perfect logistics property with good connections to important transport points




The property consists of five buildings that were built between 1977 and 1998, including a storage/logistics hall with an associated administration building. The hall has three newly-built loading ramps and five ground-level access gates. Access is via a combined entrance and exit. The office building and warehouse were recently equipped with a new building management and sprinkler system. In addition, approximately 16,500 sqm of sustainable, new development are currently planned on the existing building landbank. Construction is scheduled to begin in 2023.

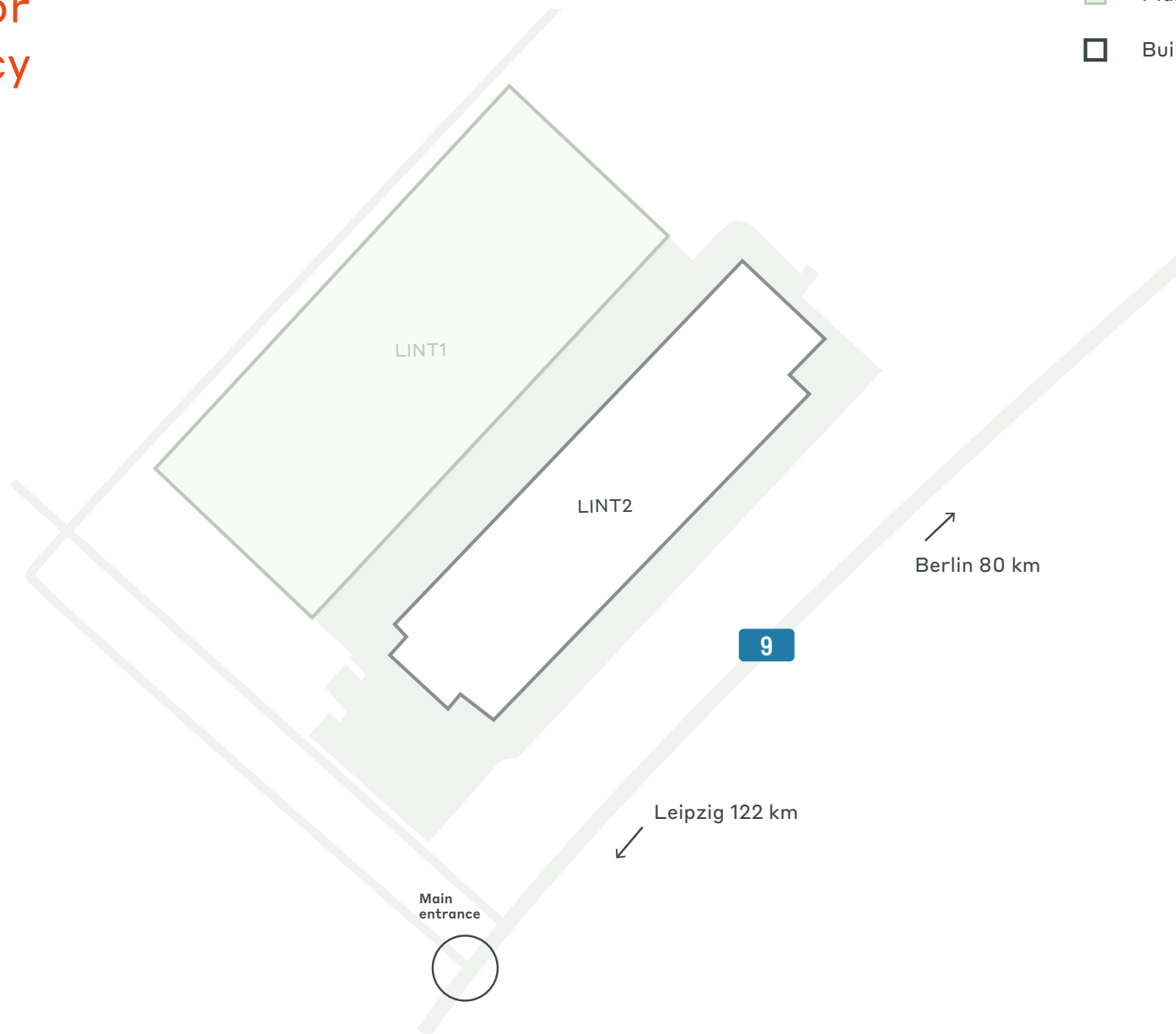
PARK FEATURES

- ▶ Solar power planned
- ▶ Electric charging stations planned
- ▶ Direct access to highway A9 leading to Berlin, Leipzig and Munich
- ▶ Restaurants and grocery stores in vicinity



Masterplanned for business efficiency

-  Built available
-  Planned
-  Built occupied



AVAILABILITY & DELIVERY

LINT1 approx. 17,000 sqm planned

KEY PARK DATA

CTPark Linthe

AVAILABLE NOW

11,701 sqm

DEVELOPMENT OPPORTUNITY

17,000 sqm

BUILT-UP AREA

11,801 sqm

TOTAL AREA

6 ha

PARK & NEARBY INVESTORS

Max Bögl

MAPCO



SOLAR PLANNED



DIRECT HIGHWAY
ACCESS



LANDSCAPED
AREAS



ELECTRIC
CHARGERS PLANNED



RESTAURANTS
CLOSE BY



SUPERMARKETS
CLOSE BY





WHERE YOU NEED TO BE

10 countries

TRACK RECORD OF SUCCESS

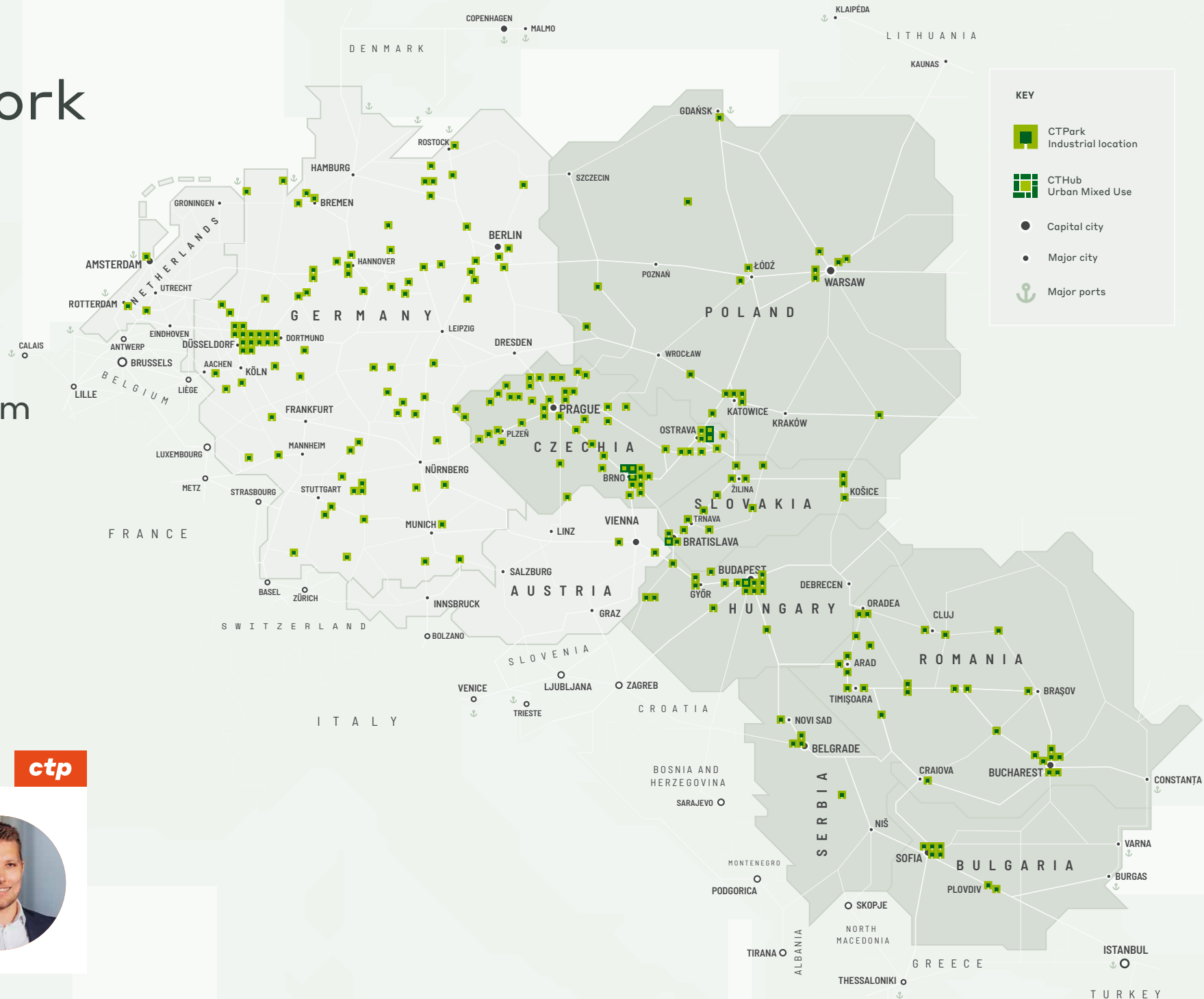
11 million sqm
GLA

SPACE FOR YOU TO GROW

20.7 million sqm
landbank

LONG TERM PARTNER

>1,000 clients



CONTACT ME

Phillip Roßbiegalle
Development Director
Regional Development
Germany - West



+49 171 5459519
vermietung-nord@ctp.eu
ctp.eu