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Warszawa

CTP acquires 8.5 hectares of land for expansion of CTPark Warsaw West

CTP, Europe's largest listed developer, owner, and manager of industrial and logistics properties by gross lettable area (GLA), has purchased an 85,000 sqm investment plot in the Wiskitki municipality near Warsaw. The acquisition of this land, located just 10km away from the planned Central Transport Port, will allow the company to expand the CTPark Warsaw West complex with an additional 36,000 sqm of leasable space. JLL, a consultancy agency, was responsible for coordinating the purchase of the new land.

This is CTP's second land acquisition in the Warsaw agglomeration this year - in April, the company announced the acquisition of land for the development of business parks in Janki and Nowy Konik. Additionally, in its Mazovian portfolio, the investor currently has five industrial and logistics investments with a total target leasable area of 659,000 sqm. They are at various stages of the development process - more than 45 per cent of them are already ready for use. This includes approximately 61,000 sqm within CTPark Warsaw West.

"CTPark Warsaw West is our largest investment in our Polish portfolio, and thanks to the acquisition of further land we will ultimately enlarge it to 279,000 sqm. The aim of the park expansion is to create a true business hub. This location has the potential to become a centre of cooperation and know-how exchange for companies from various sectors: 3PL, automotive, industry, trade or logistics. This will be fostered by the project to build the Central Communication Port, which is a transport hub for air, rail and road traffic," explains Bogi Gabrovic, Director of Client Relations & Corporate Affairs at CTP Polska.

The municipality of Wiskitki is already strategically important for national and international transport - it lies close to the A2 motorway, which connects Warsaw with Poznań and Berlin. The region has the potential to develop further infrastructure projects and create new jobs. According to the [Central Statistical Office](#), more than 60 per cent of the region's population is of working age.

Currently, there is more than 110,000 sqm of logistics floorspace under construction at CTPark Warsaw West. These new floorspace will be delivered to the market in the last

quarter of 2024 and the developer is on schedule to deliver the remaining two buildings planned for the park in 2025. One of the existing tenants of the sub-Warsaw business park is Raben, which last year leased 110,000 sqm of space for its 36th branch in the country in the largest transaction in the Polish warehouse and logistics market of the year.

The decision to acquire an investment plot for the expansion of the complex near Warsaw is a response to the strong business interest in locating logistics and production operations in the wider Mazowieckie Voivodship, as well as at CTPark Warsaw West. It also fits in with CTP's strategy to allocate EUR 300 million a year for further business development in Poland.

About CTP

CTP is Europe's largest listed owner, developer, and manager of logistics and industrial real estate in terms of gross lettable area, with 12.0 million sqm GLA in 10 countries (as at 31 March 2024). The company certifies all new buildings under BREEAM at 'very good' or above and has achieved a low-risk ESG rating from Sustainalytics, reaffirming its commitment to sustainability. For more information, please visit: www.ctp.eu.

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