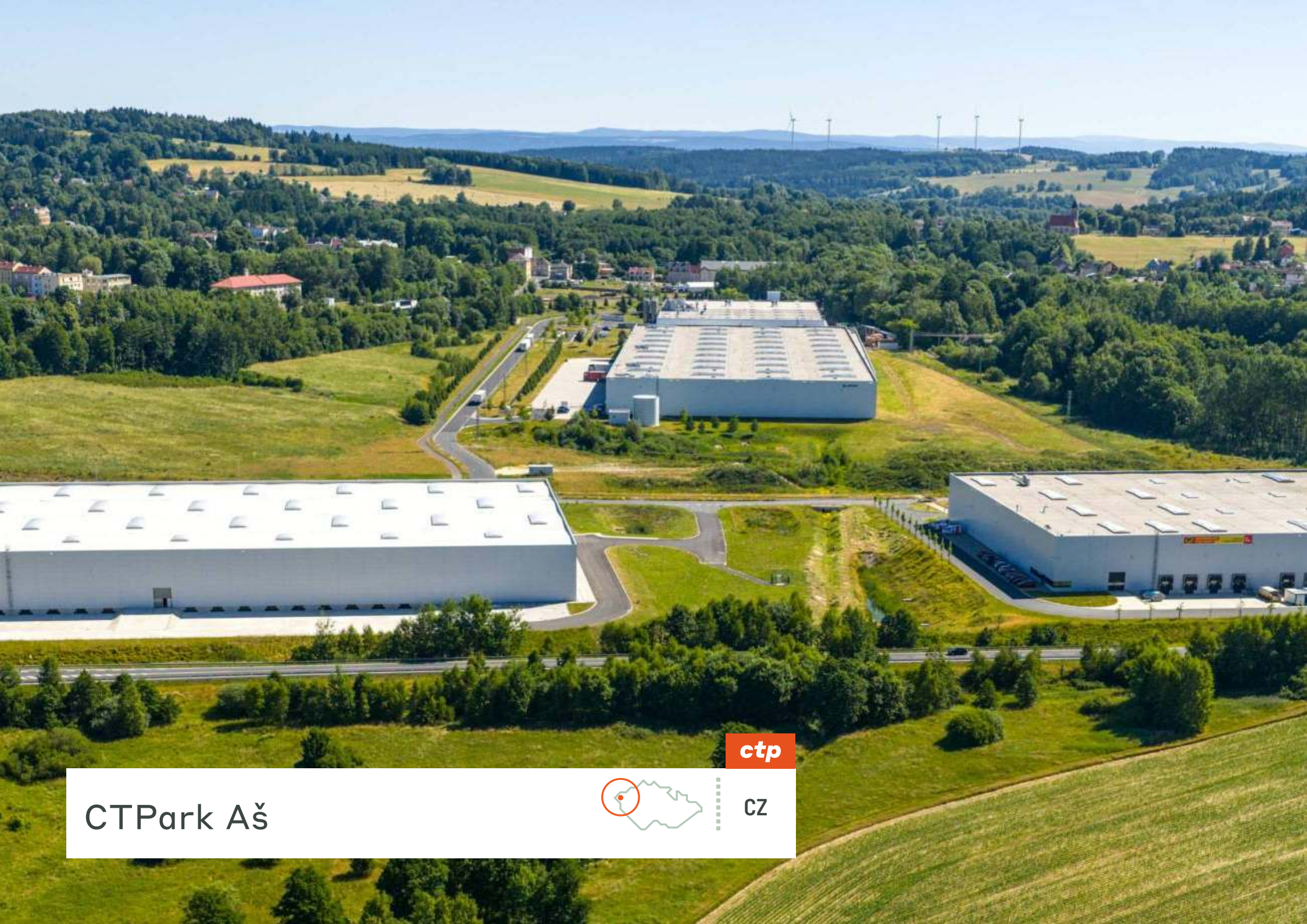




ctp

CZ

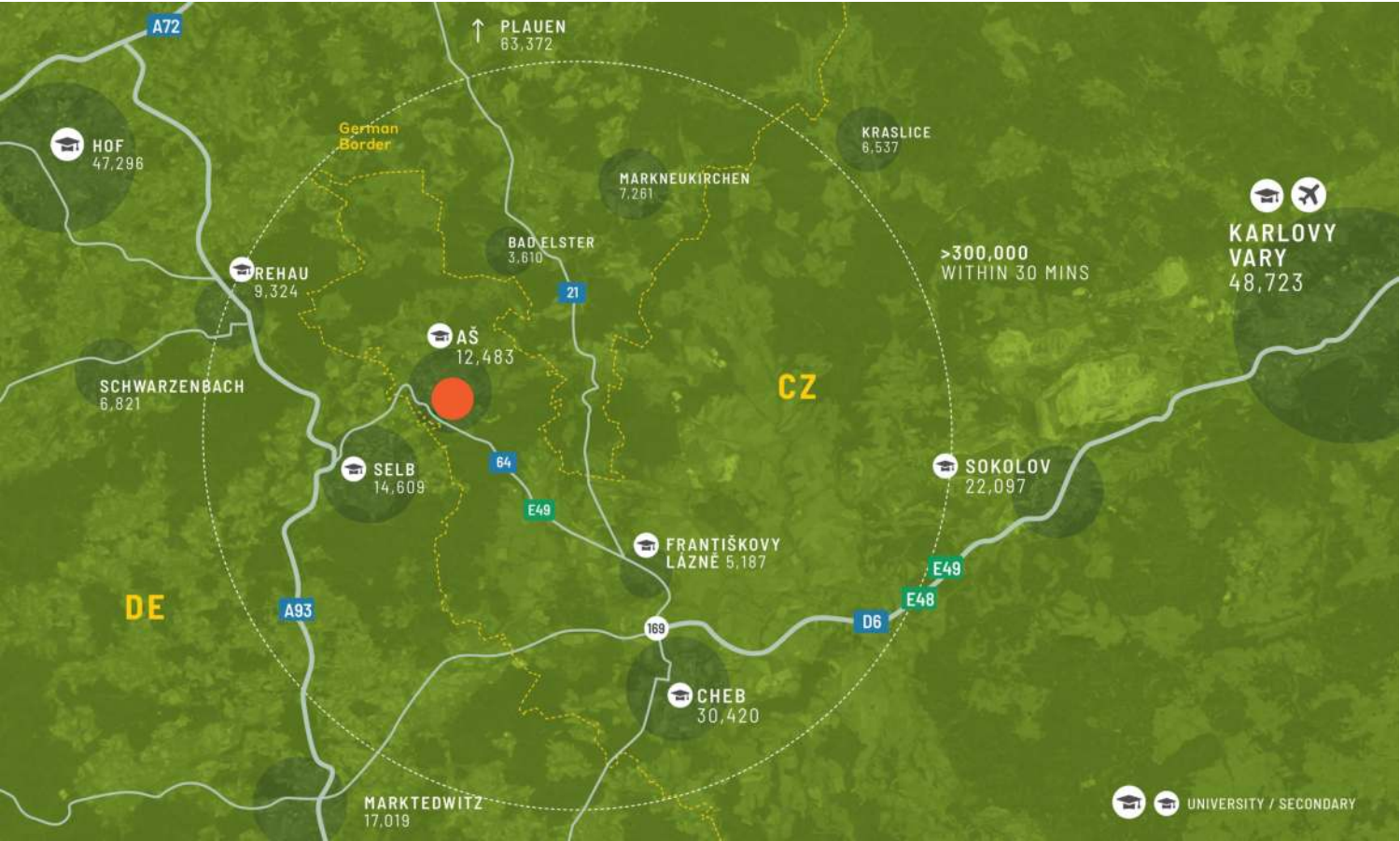
CTPark Aš



On the border of Germany & Western Europe

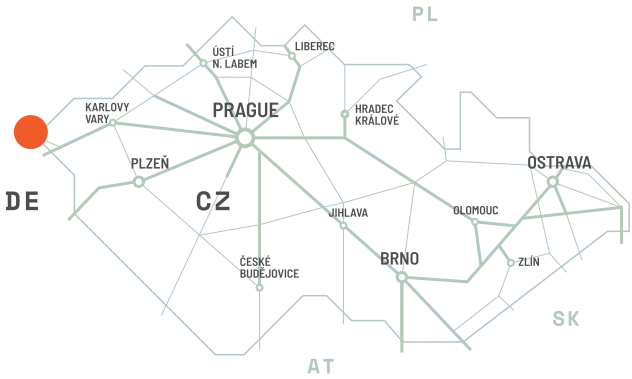
Strategically located 3 km from the Czech-German border, CTPark AŠ gives you easy access to the German motorway network, including the A9 connecting Berlin and Munich, as well as to the A93, A72 and A4 motorways. Companies in the area include Audi, BMW, Volkswagen and Siemens. Over 400,000 people live within a 30-minute drive from the park, facilitating staff recruitment.

- ▶ Close proximity to German border.
- ▶ Strong industrial tradition.
- ▶ Low-wage area, highly skilled workforce.
- ▶ Direct highway connections to Germany, Prague, Plzeň.



GRANDI CITTÀ

Cheb	25 km	25 minuti
Karlovy Vary	60 km	50 minuti
Praga	195 km	2h 20 mins
Chemnitz	105 km	1h 15 mins
Norimberga	165 km	1h 45 mins



Five minutes to the Czech-German border

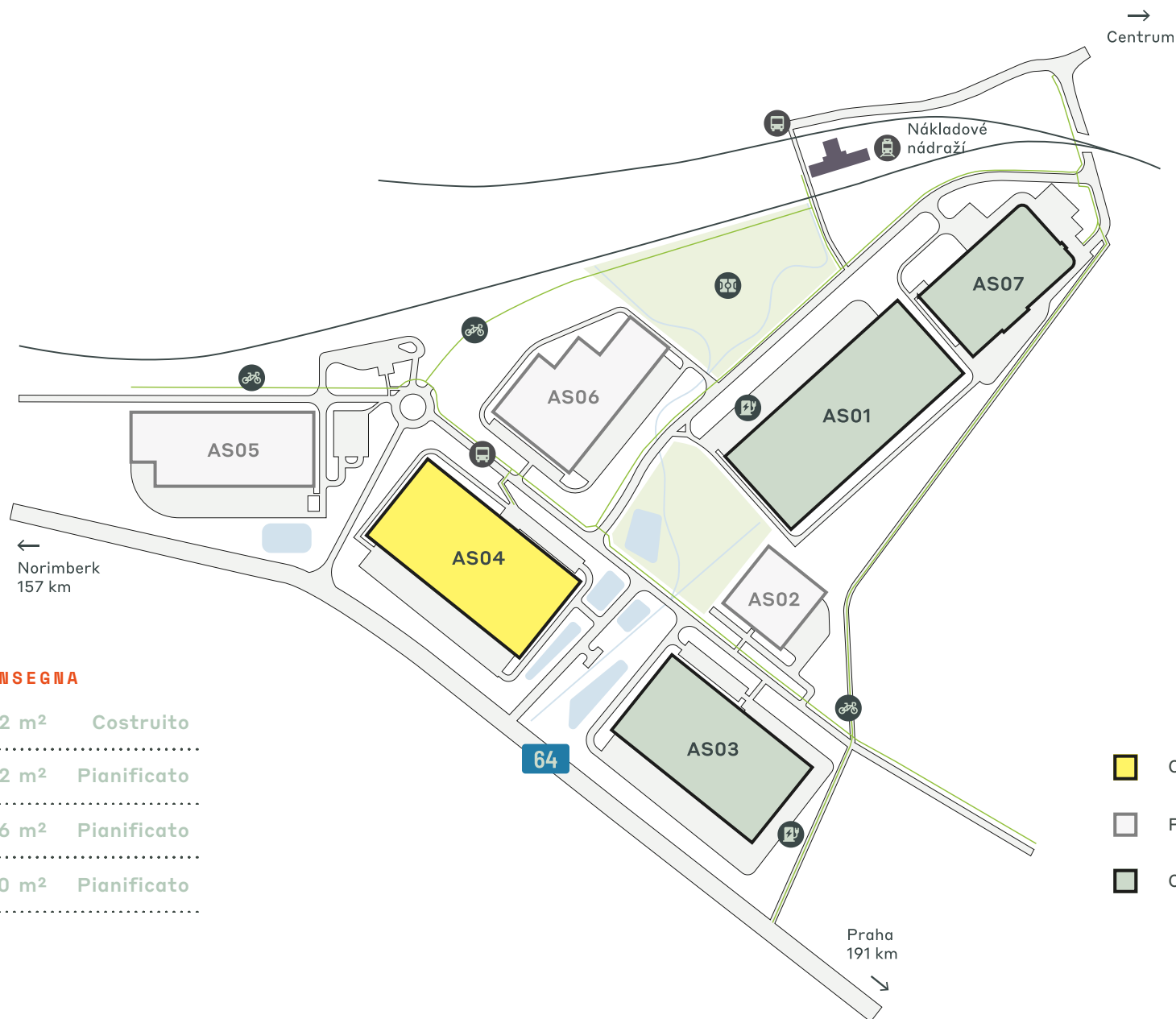
With direct highway access, CTPark Aš is a short drive to the German border and to the Aš town centre. Ideal for companies engaged in light manufacturing and cross-border logistics. The location offers additional land for easy expansion in this cost-effective region. Park Features are: The town of Aš and its numerous amenities are 10-minute walk from the park. Mini-market and petrol station nearby. Directly adjacent to main train station.

CARATTERISTICHE DEL PARCO

- ▶ Ideale per la logistica e le attività produttive leggere.
- ▶ Excellent local supply of skilled labor.
- ▶ Close proximity to German border.



Available space, with room to grow



DISPONIBILITÀ E CONSEGNA

AS04	18.682 m ²	Costruito
AS05	12.312 m ²	Pianificato
AS06	12.026 m ²	Pianificato
AS02	5.300 m ²	Pianificato

-  Costruito disponibile
-  Pianificato
-  Costruito occupato

DATI CHIAVE DEL PARCO

CTPark Aš

DISPONIBILI ORA

18.682 m²

OPPORTUNITÀ DI SVILUPPO

29.638 m²

AREA EDIFICATA

69.619 m²

SUPERFICIE TOTALE

28,57 ha



PRONTO PER
L'ENERGIA
SOLARE



RICICLO
DELL'ACQUA



ARCHITETTURA
DEL PAESAGGIO



RICARICA
ELETTRICA



GERMAN
BORDER 3 KM



RAILWAY
STATION



AUTOBUS /
TRASPORTO
PUBBLICO



PISTE
CICLABILI

INVESTITORI DEL PARCO E NELLE
VICINANZE

Petainer

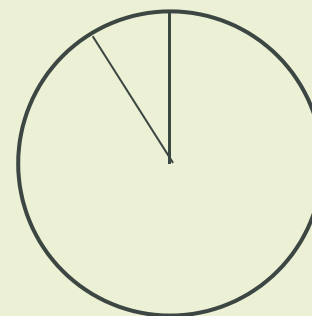
Bekaert Textiles

Newmen

INDUSTRIE NEL PARCO

91% Produzione

9% Servizi



ctp

ctPark NETWORK

WHERE YOU NEED TO BE

10 countries

TRACK RECORD OF SUCCESS

13.8 mil. sqm
GLA

SPACE FOR YOU TO GROW

25.7 million sqm
landbank

SPACE FOR YOU TO GROW

~1,500 clients

ctp

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della Boemia occidentale

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KEY

- CTParks
>100,000 sqm GLA
- CTP locations
<100,000 sqm GLA
- Mixed-use Parks
- Planned

MARKETS

- Core markets
- Growth markets
- Western European
markets

CONTATTAMI