

**ctp**



DE

CTPark Bornheim

# Ideal Location for Business with Excellent Transport Links

Bornheim-Sechtem is located in the heart of the Rhineland between Cologne and Bonn, offering excellent infrastructure. With direct access to the A 555, a train station with regional connections, and proximity to Cologne/Bonn Airport, the region is highly attractive for logistics and commercial enterprises. The economically strong Rhineland is characterized by high purchasing power, a large number of companies, and skilled professionals. The proximity to major Rhine ports and the international transport hub of Cologne positions Bornheim as an excellent business location.



KÖLN/BONN 28 KM



HAUPTBAHNHOF KÖLN 20 KM

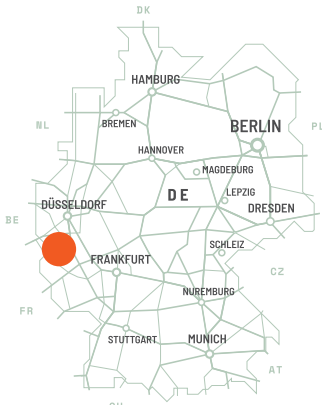


SECHTEM 0,5 KM



A555 1 KM

GRANDI CITTÀ		
Bonn	16 km	20 mins
Köln	26 km	28 mins
Düren	61 km	50 minuti





## Optimal Transport Connections and Logistics Infrastructure

The Bornheim-Sechtem industrial area offers optimal transport connections. The A 555 motorway (1 km) links the region to Cologne and Bonn. Additionally, the A 553 (10 km) provides a quick connection towards Brühl and Euskirchen, while the A 1 (15 km) grants access to other important urban centers. The Sechtem station (RB 26, RB 46) offers fast connections for commuters. The federal road B 9 (4 km) serves as an alternative to the motorway and connects the region to nearby cities. The Roisdorf freight station (3 km) and the Cologne-Godorf Rhine port (5 km) make the location ideal for logistics. The city bus and the connection to regional train services by Deutsche Bahn ensure optimal mobility for employees and customers alike.

### CARATTERISTICHE DEL PARCO

- ▶ Immediate access to the A 555 motorway (1 km)
- ▶ Close proximity to regional and freight rail stations (Sechtem: 2 km, Roisdorf: 3 km)
- ▶ Near Cologne/Bonn Airport (28 km) and Rhine ports (5 km)
- ▶ Ample parking for cars and trucks directly at the property

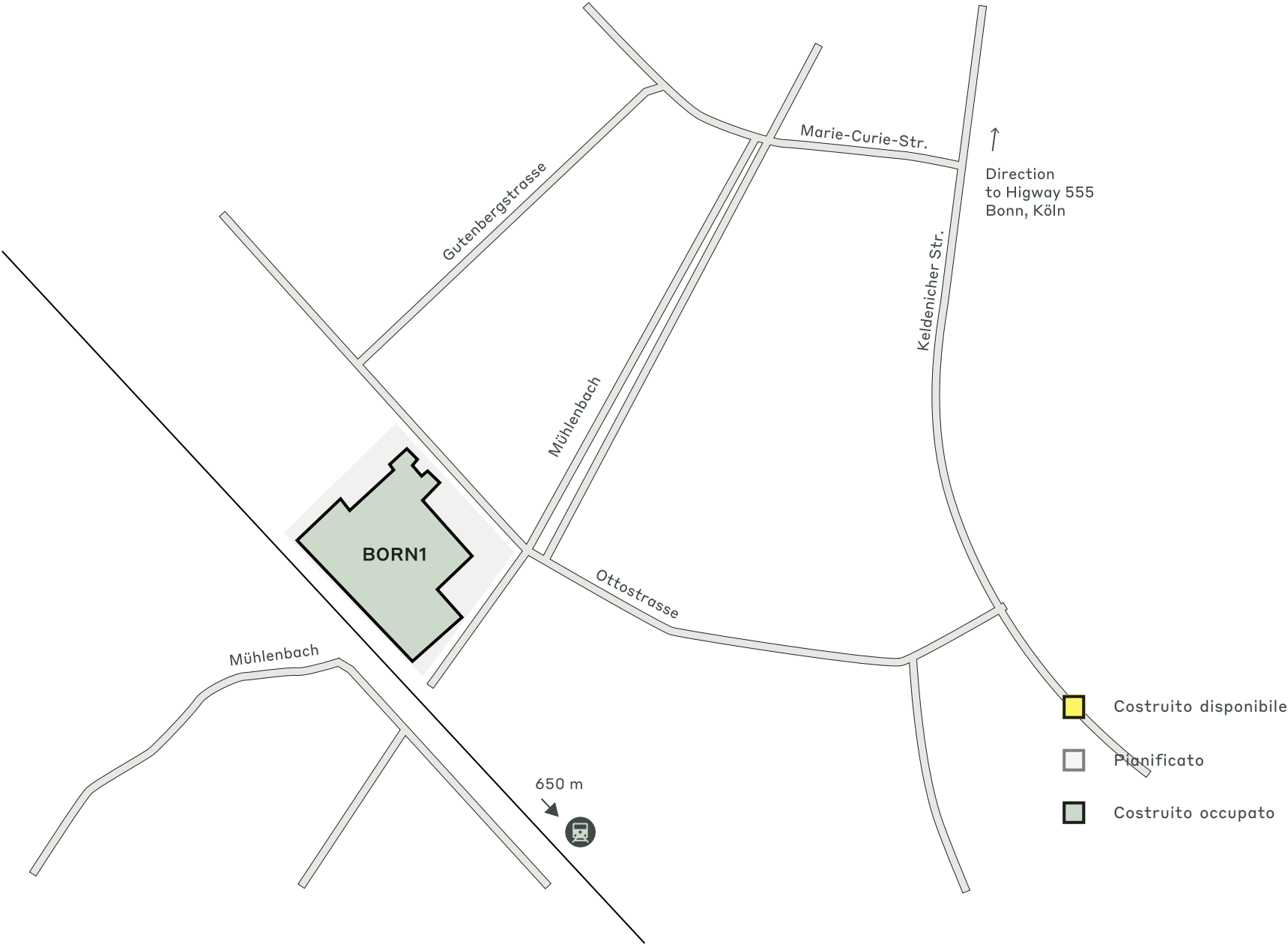


Flexible Commercial Property  
with Excellent Accessibility

DISPONIBILITÀ E CONSEGNA

BORN1 7.458 m<sup>2</sup> Costruito

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DATI CHIAVE DEL PARCO

# CTPark Bornheim

DISPONIBILI ORA

7.458 m<sup>2</sup>

OPPORTUNITÀ DI SVILUPPO

0 m<sup>2</sup>

AREA EDIFICATA

9.056 m<sup>2</sup>

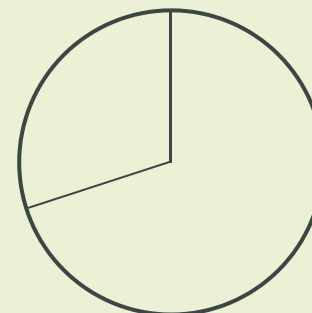
SUPERFICIE TOTALE

1,26 ha

INDUSTRIE NEL PARCO

70% 3PL

30% 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**

## KEY

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

## MARKETS

- Core markets
- Growth markets
- Western European  
markets



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CONTATTAMI