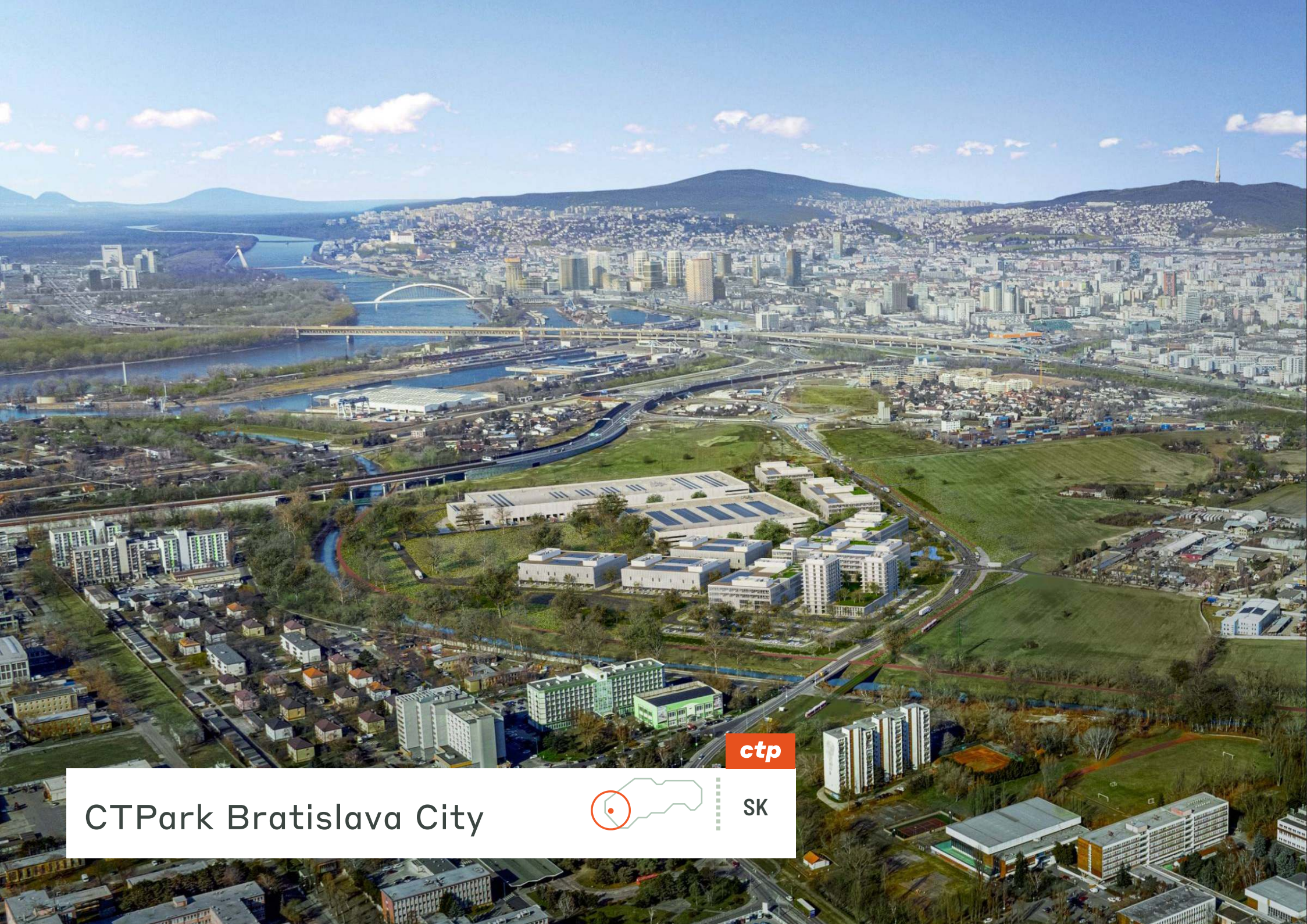




ctp

CTPark Bratislava City



SK

Regional benefits

Strategic location at the crossroads of three countries - Austria, Hungary, and the Czech Republic Access to Bratislava's population of 650,000, offering a robust consumer base and talent pool Highly educated workforce, with 12 universities in the city providing a steady stream of skilled professionals Part of a complex and dynamic economic region, ideal for businesses seeking growth opportunities Excellent connectivity to major Central European markets, facilitating cross-border trade and expansion

- ▶ 650.000 inhabitants in Bratislava
- ▶ Highly educated population, 12 universities offering a skilled talent pool
- ▶ Regiune economică foarte complexă
- ▶ On border with Czech Republic, Austria and Hungary

 BRATISLAVA 9 KM (12 MINUTES)

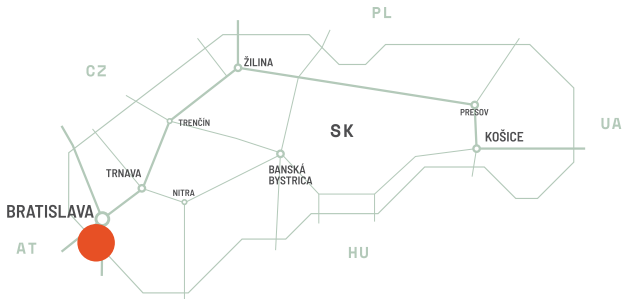
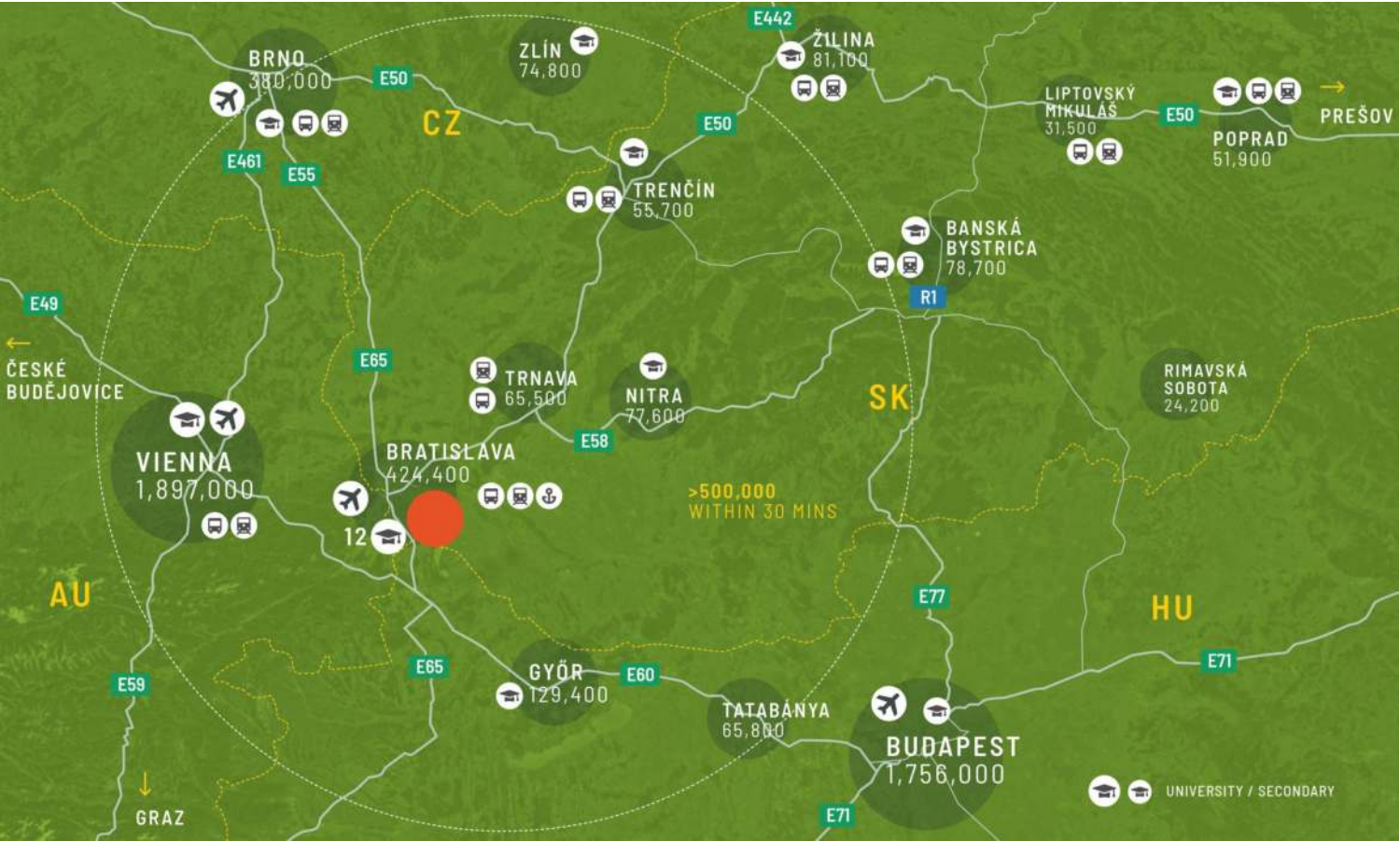
 10 MIN WALK

 BRATISLAVA 4 KM

 300 M HIGHWAY D4

MARILE ORAȘE

Bratislava	9	12 min
airport		
Vienna airport	66	50 min
Győr	84	1 oră
Brno	130	1,5 ore
Budapesta	200	2 ore



Local access

The park's strategic location, modern facilities, and excellent connectivity make CTPark Bratislava City an ideal choice for companies looking to optimize their operations in this thriving Central European hub.

CARACTERISTICILE PARCULUI

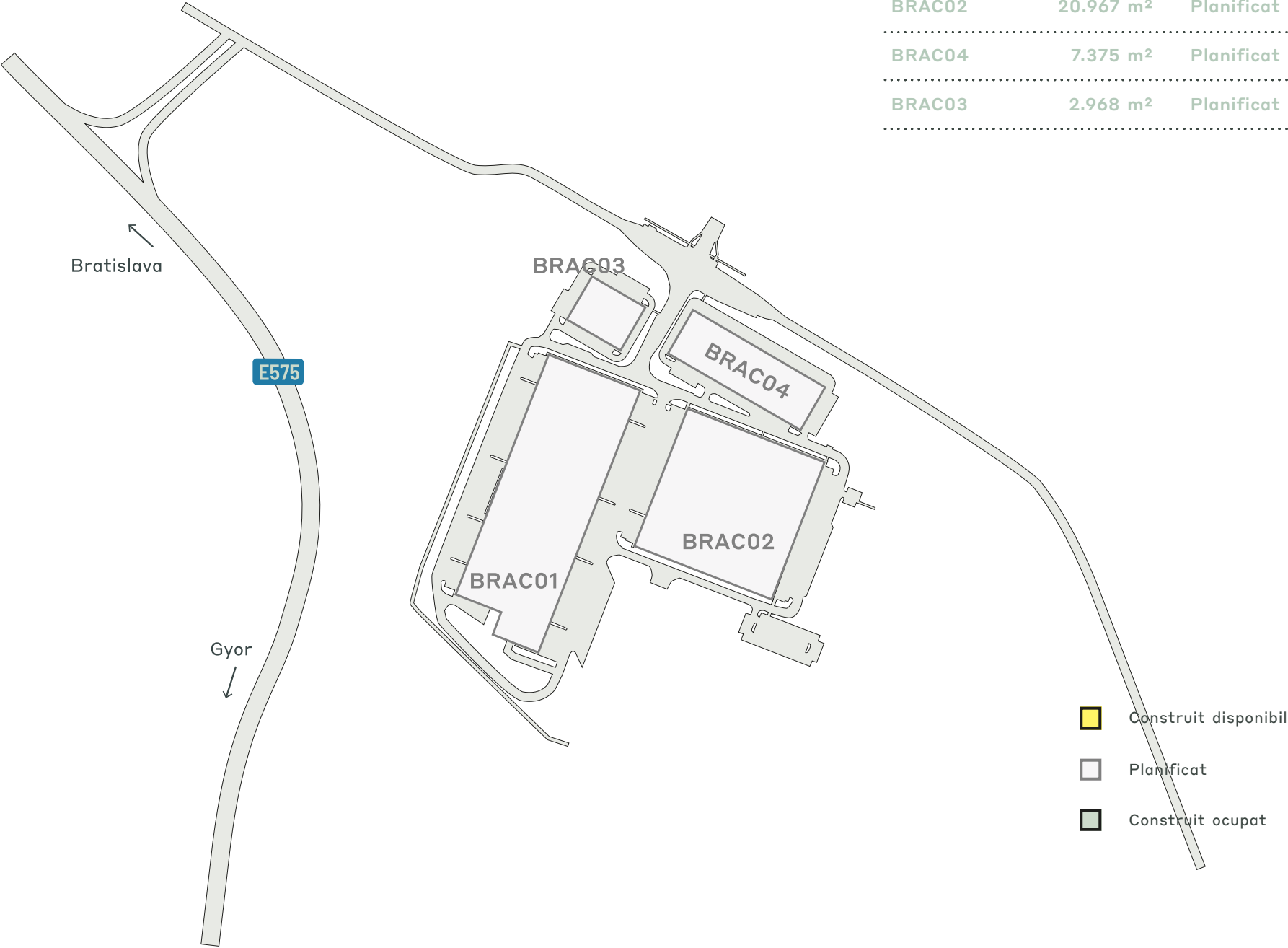
- ▶ Echipa de administrare a parcului la fața locului
- ▶ Stație de transport public la 10 minute de mers pe jos
- ▶ Panouri solare instalate cu energie electrică verde la dispoziția clienților CTP
- ▶ Infrastructură de biodiversitate cu acoperișuri verzi, pereți verzi și stupi de albine



Siteplan

DISPONIBILITATE ȘI LIVRARE

BRAC01	25.642 m ²	Planificat
BRAC02	20.967 m ²	Planificat
BRAC04	7.375 m ²	Planificat
BRAC03	2.968 m ²	Planificat



DATE CHEIE ALE PARCULUI

CTPark Bratislava City



PEISAGISTICĂ



AUTOBUZ
PUBLIC /
TRANZIT



CERTIFICAT
BREEAM



APROAPE DE
ORAȘ

DISPONIBIL ACUM

0 m²

OPORTUNITATE DE DEZVOLTARE

56.952 m²

SUPRAFAȚA CONSTRUITĂ

0 m²

SUPRAFAȚA TOTALĂ

14,02 Ha

PARC ȘI INVESTITORI DIN
APROPIERE

Volkswagen

Marca internațională de
îmbrăcăminte Tesco

SAS Automotive industry

Faurecia

Adient Slovakia

Phoenix

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



Hugo Fischer

Dezvoltator de afaceri, Slovacia

+421 902 611 240

hugo.fischer@ctp.eu

CONTACTEAZA-MA