



**ctp**



DE

CTPark Grünsfeld



## Rural idyll with history and economic connectivity

Grünsfeld is a small town in the Main-Tauber district of Baden-Württemberg, Germany. It is located in the picturesque Tauber Valley, about 10 kilometers southwest of Tauberbischofsheim and roughly 35 kilometers south of Würzburg. The town stretches across hilly landscapes shaped by agriculture and lies along the Grünbach river, which flows into the Tauber. Grünsfeld belongs to the Franconia region and is surrounded by vineyards and fields, giving the town a charming and rural atmosphere. It is easily accessible due to its proximity to the B290, which provides quick connections to the A81 and A3, making it well-connected despite its rural location. The historic center of Grünsfeld is characterized by half-timbered houses and narrow streets, with the Catholic parish church of St. Peter and Paul dominating the townscape. Grünsfeld also boasts another historical landmark, the Grünsfeldhausen Castle. The surrounding nature invites visitors to enjoy hiking and cycling tours through the Tauber Valley, and the vineyards provide a picturesque backdrop. Overall, Grünsfeld combines rural idyll with historical charm and a strategically advantageous location between Würzburg and the Tauber Valley.



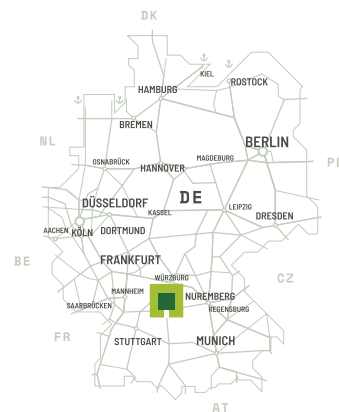
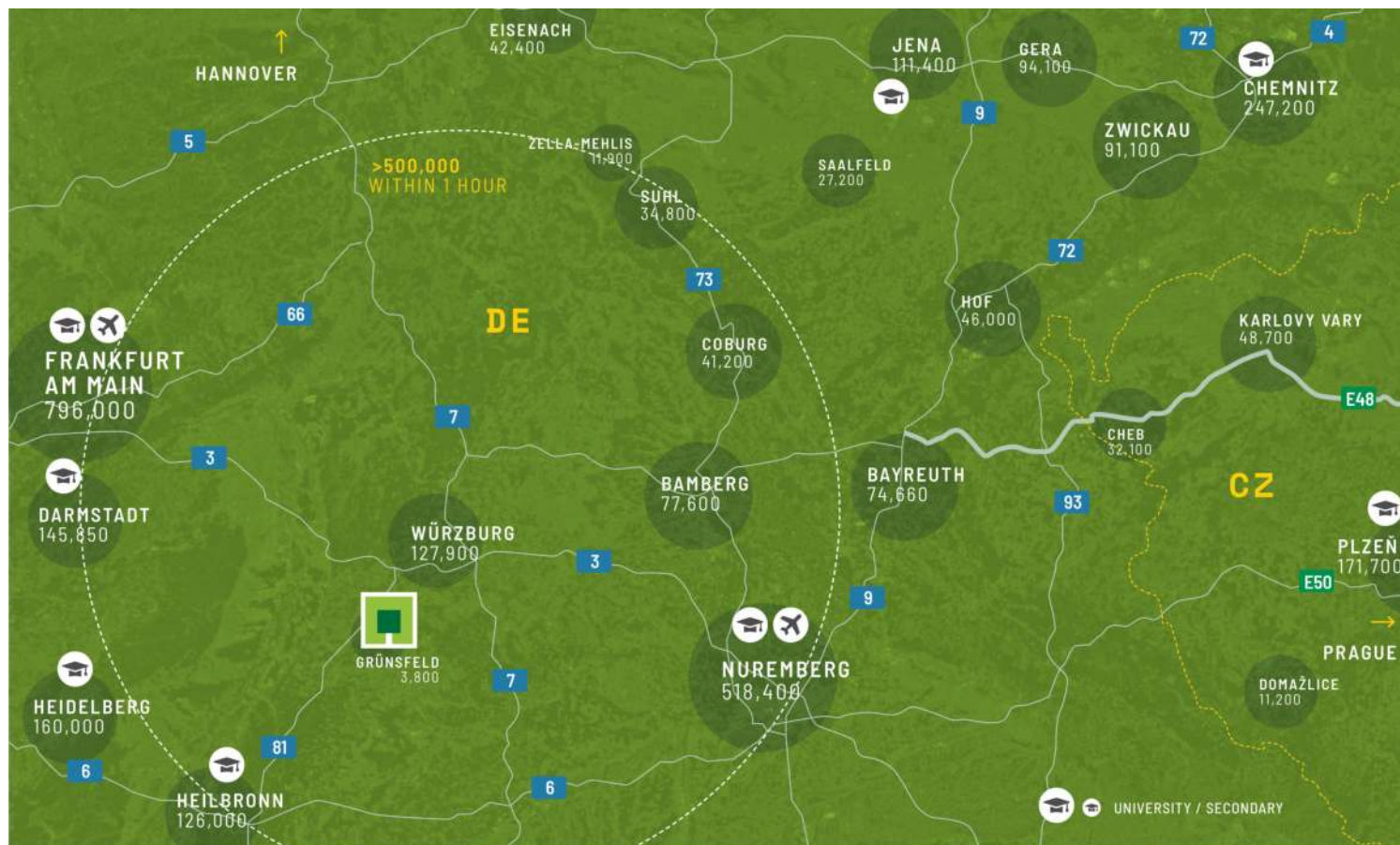
STUTTGART 161 KM



GRÜNSFELD 1 KM

LEUCHTENBERGSTRASSE  
1 KM

A81 33 KM





## Strong economic location with tradition and diversity

Grünsfeld is characterized by a diverse range of production and business activities that shape the local economy. The region is known for its agricultural enterprises that produce high-quality products such as wine, fruit, and vegetables. The fertile soil and mild climate provide ideal conditions for cultivating quality products that are not only valued locally but also marketed regionally. Grünsfeld also boasts a vibrant industrial and commercial landscape. Various medium-sized companies have established themselves here.

### CARATTERISTICHE DEL PARCO

- ▶ 24-hour operation possible
- ▶ Favorable transportation connections
- ▶ Attractive quality of life and rural environment
- ▶ Strong regional networking



Dynamic economic location  
with optimal infrastructure

DISPONIBILITÀ E CONSEGNA

General area available	3.244 m <sup>2</sup>	Costruito
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DATI CHIAVE DEL PARCO

# CTPark Grünsfeld

DISPONIBILI ORA

3.244 m<sup>2</sup>

OPPORTUNITÀ DI SVILUPPO

0 m<sup>2</sup>

AREA EDIFICATA

3.244 m<sup>2</sup>

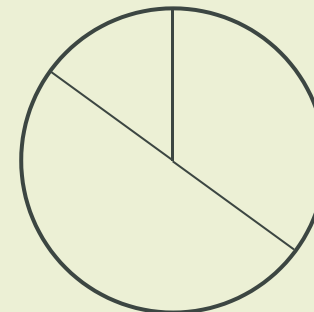
SUPERFICIE TOTALE

0,90 ha

INDUSTRIE NEL PARCO

35% Servizi

50% Altro



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



**Sandy Benz**  
Business Development &  
Leasing Manager, South  
Germany

+49 175 24 25 473  
sandy.benz@ctp.eu

CONTATTAMI