

CTPark Ostrava II



ctp

CZ

Posizione strategica

It is located near the D1 highway, which connects Ostrava with Prague and other important cities in the Czech Republic. Proximity to the Polish border also facilitates trade with Poland.

Good transport accessibility: In addition to the motorway, Ostrava-Hrabová is also easily accessible by rail and air transport thanks to the proximity of Ostrava's Leoš Janáček Airport.

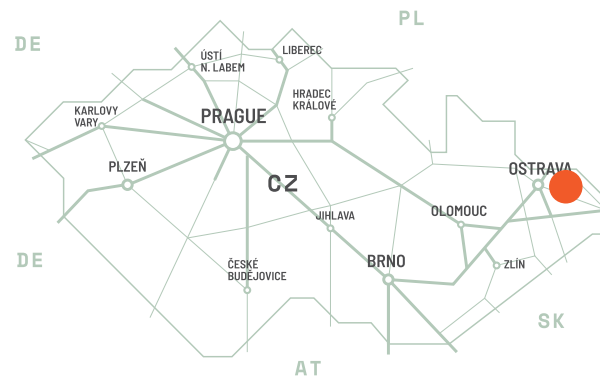
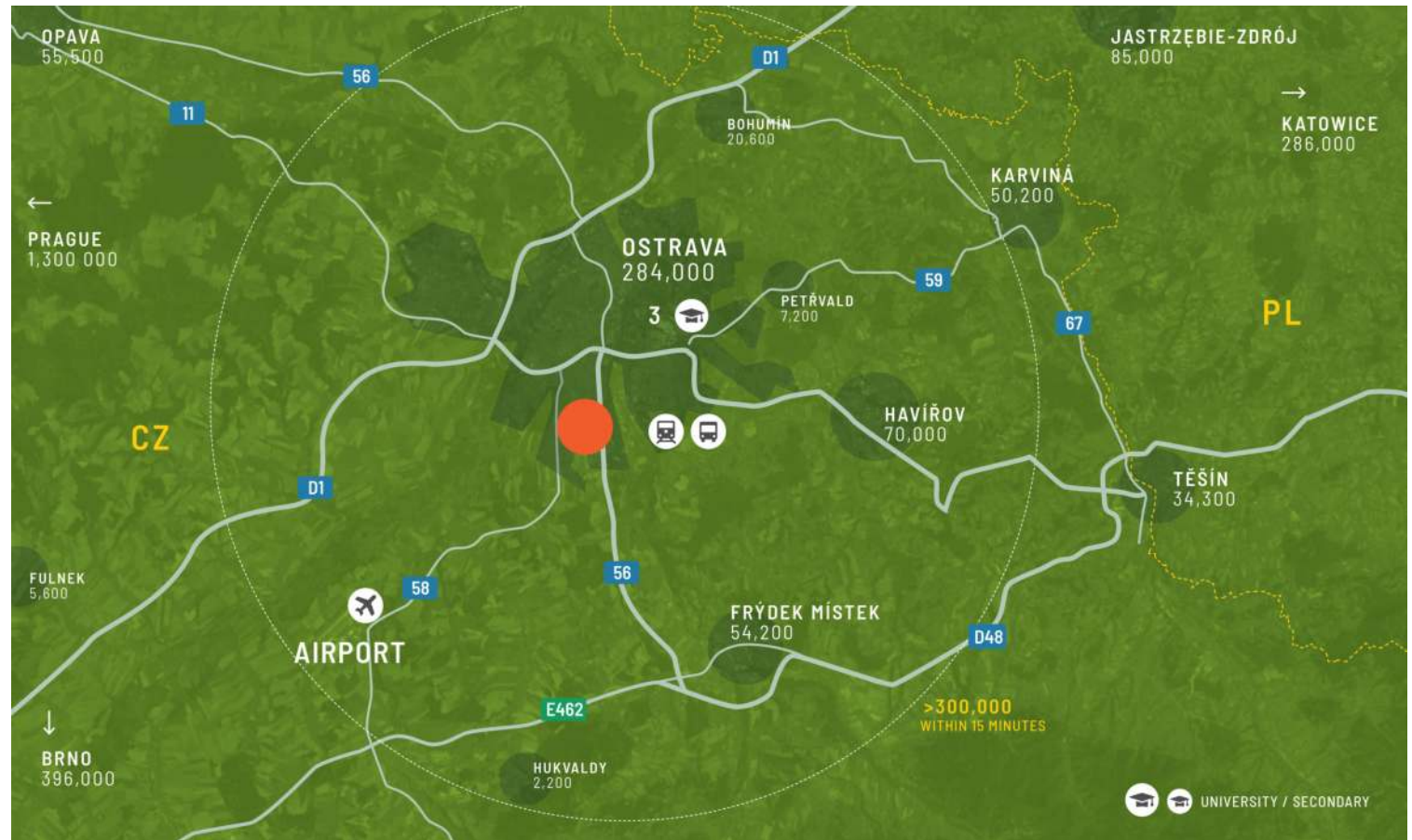
Available workforce: Ostrava is the third largest city in the Czech Republic and offers a broad base of skilled workforce, including technical and industrial fields thanks to a high concentration of technical schools and universities.

Developed infrastructure: The area has a well-developed infrastructure for industrial and commercial use, including modern industrial zones and logistics parks.

Support from local authorities: Ostrava and the Moravian-Silesian Region offer various forms of support for new investors, including tax breaks, grants and other incentives.

Quality of life: Ostrava offers quality living conditions, affordable housing, good health care, cultural and sports activities.

Technology and innovation center: Ostrava is increasingly profiled as a center of innovation and technology, which attracts companies focused on high-tech and research and development.



IN LOCO



16 KM

Perfect Accessibility and Strategic Location

CTPark Ostrava II is located in the southern part of Ostrava with a direct connection to the highway, which ensures easy access to the main city areas and abroad. The location is easily accessible by public transport and is located close to cycle paths, which makes it easy for employees to access.

CARATTERISTICHE DEL PARCO

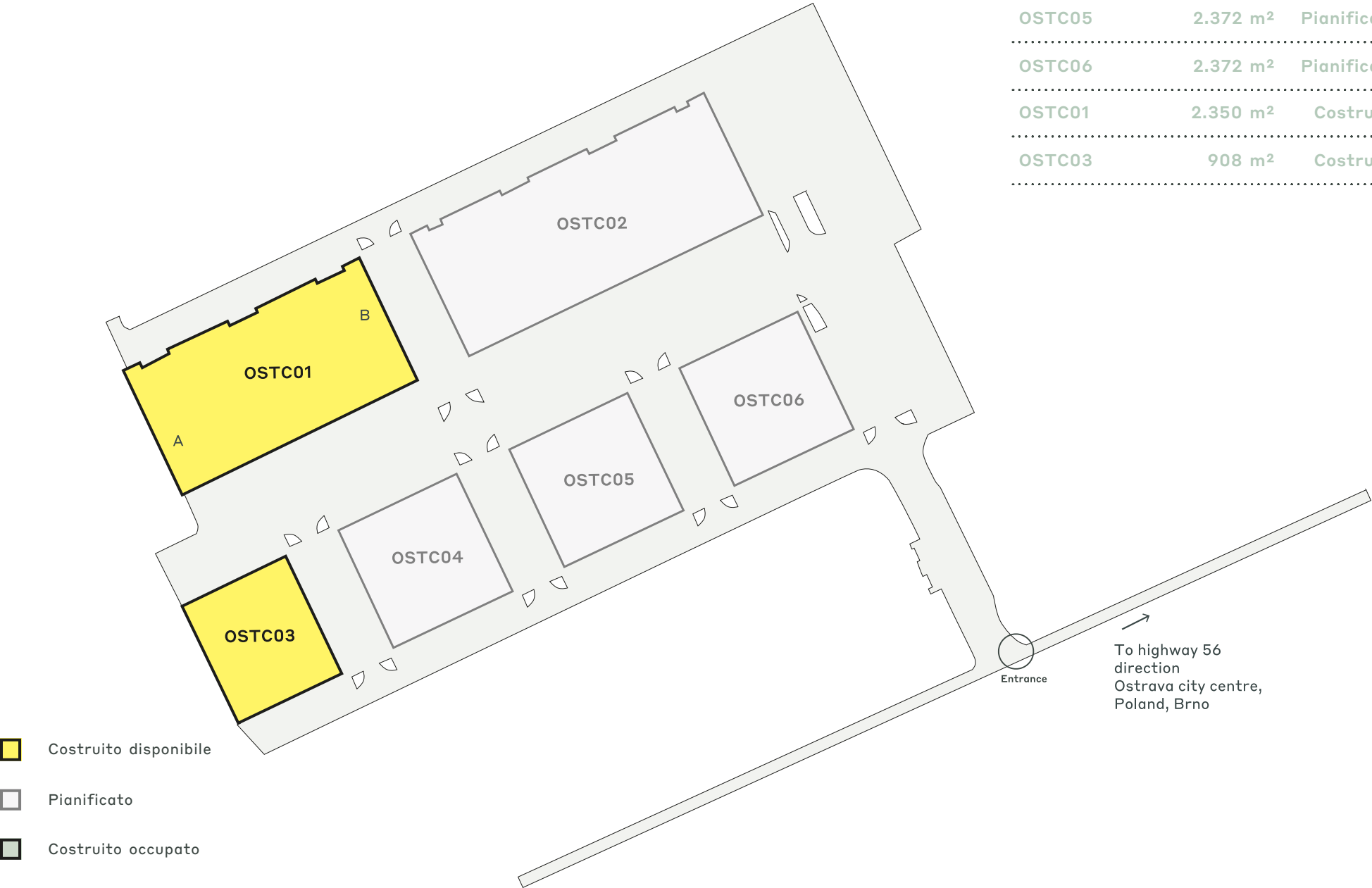
- ▶ CTBox and CTFlex Buildings: We offer units from 350 m² up to 6,000 m², which are ideal for various types of business including light manufacturing, laboratories, showrooms, service, shops and small warehouses.
- ▶ ESG and Sustainability: Emphasis on architectural attractiveness, the strictest ESG elements and planting a large amount of greenery. A special feature is the wooden trusses under the roof, which offer an attractive working environment. All buildings will be BREEAM certified and equipped with PV.
- ▶ ISO Certification: The project complies with ISO 14001 and ISO 50001, which guarantees sustainable construction and property management.



Posizione privilegiata a 10 km
dal centro città

DISPONIBILITÀ E CONSEGNA

OSTC02	5.924 m ²	Pianificato
OSTC04	2.372 m ²	Pianificato
OSTC05	2.372 m ²	Pianificato
OSTC06	2.372 m ²	Pianificato
OSTC01	2.350 m ²	Costruito
OSTC03	908 m ²	Costruito



DATI CHIAVE DEL PARCO

CTPark Ostrava II



RICICLO
DELL'ACQUA



500 M



1 KM



10 KM



IN LOCO

DISPONIBILI ORA

3.258 m²

OPPORTUNITÀ DI SVILUPPO

13.040 m²

AREA EDIFICATA

7.249 m²

SUPERFICIE TOTALE

5 ha



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