



СКЛАДОВЕ  
ПОД  
НАЕМ 0884 652238 ctp.eu  
by  
СТР.



CTPark Plovdiv North



BG

## Major transport link between Europe and Asia

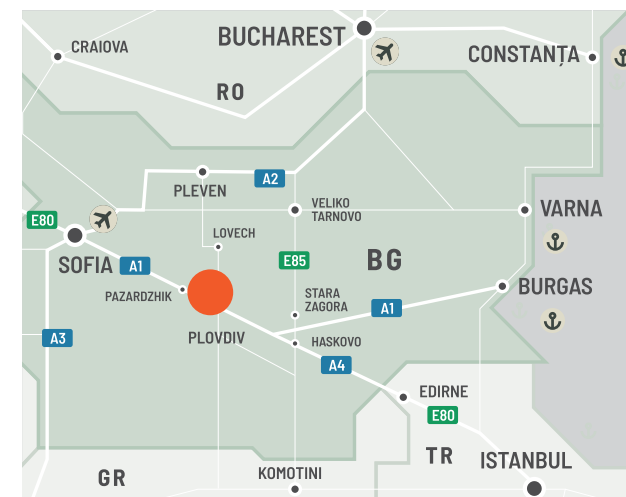
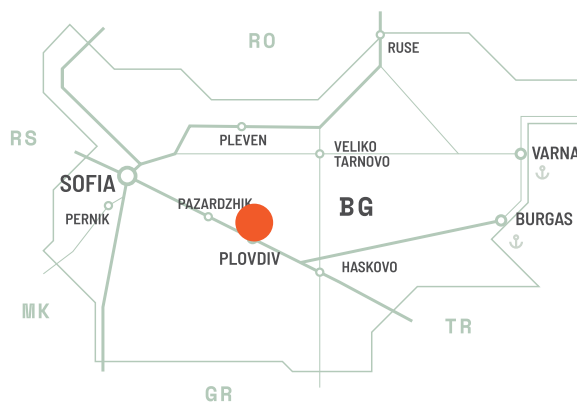
CTPark Plovdiv North is conveniently located at the first entrance to Plovdiv from Trakia Highway E80, only 1 hour and a half driving distance from the capital city of Bulgaria, Sofia. Plovdiv is the fastest growing industrial center of Bulgaria offering the biggest manufacturing cluster of 71,000 jobs. It provides for a developed suppliers talent pool, education opportunities and a great work-life balance.

- ▶ E80 Trakia Highway 5 km
- ▶ Plovdiv Airport 29 km
- ▶ Bus Station 0.3 km
- ▶ Burgas Port 258 km, Varna Port 375 km, Ruse Port 333 km, Constanta 506 km



### GRANDI CITTÀ

Sofia	136 km
Skopje	358 km
Thessaloniki	421 km
Istanbul	422 km
Bucarest	476 km





## Direct highway access from Sofia

Situated within Maritsa Industrial Zone, one of the major areas of industrial development within Plovdiv, CTPark Plovdiv North shall feature 4 buildings, types CTSpace and CTFlex potential for logistics operations and production capacities. Our clients could take advantage of talent pool availability in the area of specialists in the automotive, electronics and mechatronics industries.

### CARATTERISTICHE DEL PARCO

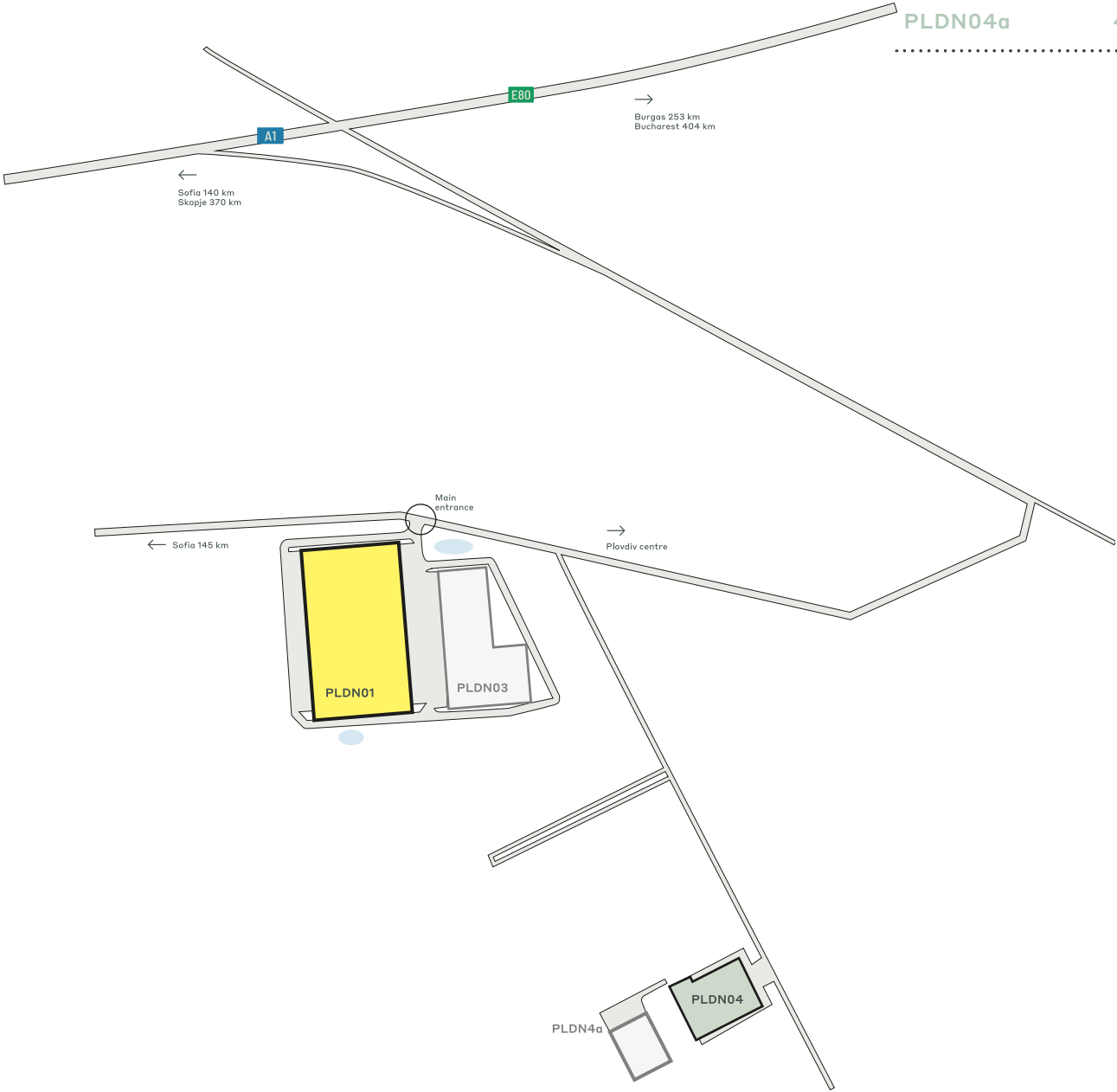
- ▶ Located at the entrance of Plovdiv in the rapidly developing Radinovo area – part of the “Maritsa” Industrial Zone.
- ▶ Strategic location ensuring efficient flow of goods between Western Europe, Asia, and the Middle East.
- ▶ Opportunity for tailor-made design to meet various logistics and production needs, including in the automotive, electronics, and mechatronics industries.



Masterplanned for your  
business efficiency

DISPONIBILITÀ E CONSEGNA

PLDN01	40.024 m <sup>2</sup>	Costruito
PLDN03	20.709 m <sup>2</sup>	Pianificato
PLDN04a	4.500 m <sup>2</sup>	Pianificato



- Costruito disponibile
- Pianificato
- Costruito occupato

DATI CHIAVE DEL PARCO

# CTPark Plovdiv North

DISPONIBILI ORA

40.024 m<sup>2</sup>

OPPORTUNITÀ DI SVILUPPO

25.209 m<sup>2</sup>

AREA EDIFICATA

49.137 m<sup>2</sup>

SUPERFICIE TOTALE

6,90 ha



PRONTO PER  
L'ENERGIA  
SOLARE



RICICLO  
DELL'ACQUA



ARCHITETTURA  
DEL PAESAGGIO



RICARICA  
ELETTRICA



CAMPO  
SPORTIVO /  
PALESTRA  
ALL'APERTO



CAFFETTERIA



STAZIONE DI  
SERVIZIO

INVESTITORI DEL PARCO E NELLE  
VICINANZE

Latecoere

Liebherr (nearby)

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