

DE

CTPark Schwerin

Economic and political hub of Mecklenburg- Vorpommern

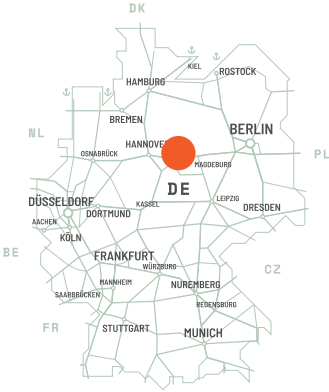
Schwerin, the capital of Mecklenburg-Vorpommern, plays a central role in the economic structure of the federal state. The city serves as the political, administrative, and economic center. As the state capital, Schwerin hosts the most important government and administrative institutions of the federal state. This attracts numerous officials, service providers, and lobbyists who contribute to the city's economic activity. The city and its surroundings are home to various industrial companies, including the Nestlé Deutschland AG plant, which makes a significant contribution to the local economy.

- ▶ Hosts key government institutions, attracting officials and service providers
- ▶ Home to significant industrial companies, including Nestlé Deutschland AG



| | |
|-----------------------------|------------------------------|
| ✈️ ROSTOCK-LAAGE 118KM | 🚆 SCHWERIN-WÜSTMARK 2,3KM |
| 🚌 SCHWERIN (MECKL) 0,2KM | 🏠 A24 14KM |

| GRANDI CITTÀ | | |
|--------------|--------|--------|
| Rostock | 103 km | 67 min |
| Hamburg | 103 km | 75 min |



A key industrial hub driving economic growth and connectivity

The industrial area around CTPark plays a key role in Schwerin's economy, with a diverse range of industries including production, services, and logistics. Major sites like the Nestlé plant and Mubea Aviation, a supplier to Airbus, create jobs and attract suppliers. The location benefits from easy access to B106, A14, and A24 highways, connecting northward to Hamburg and Rostock, and southward to Berlin. Proximity to Lake Schwerin and Wismar port also enhances logistical advantages for transporting goods.

CARATTERISTICHE DEL PARCO

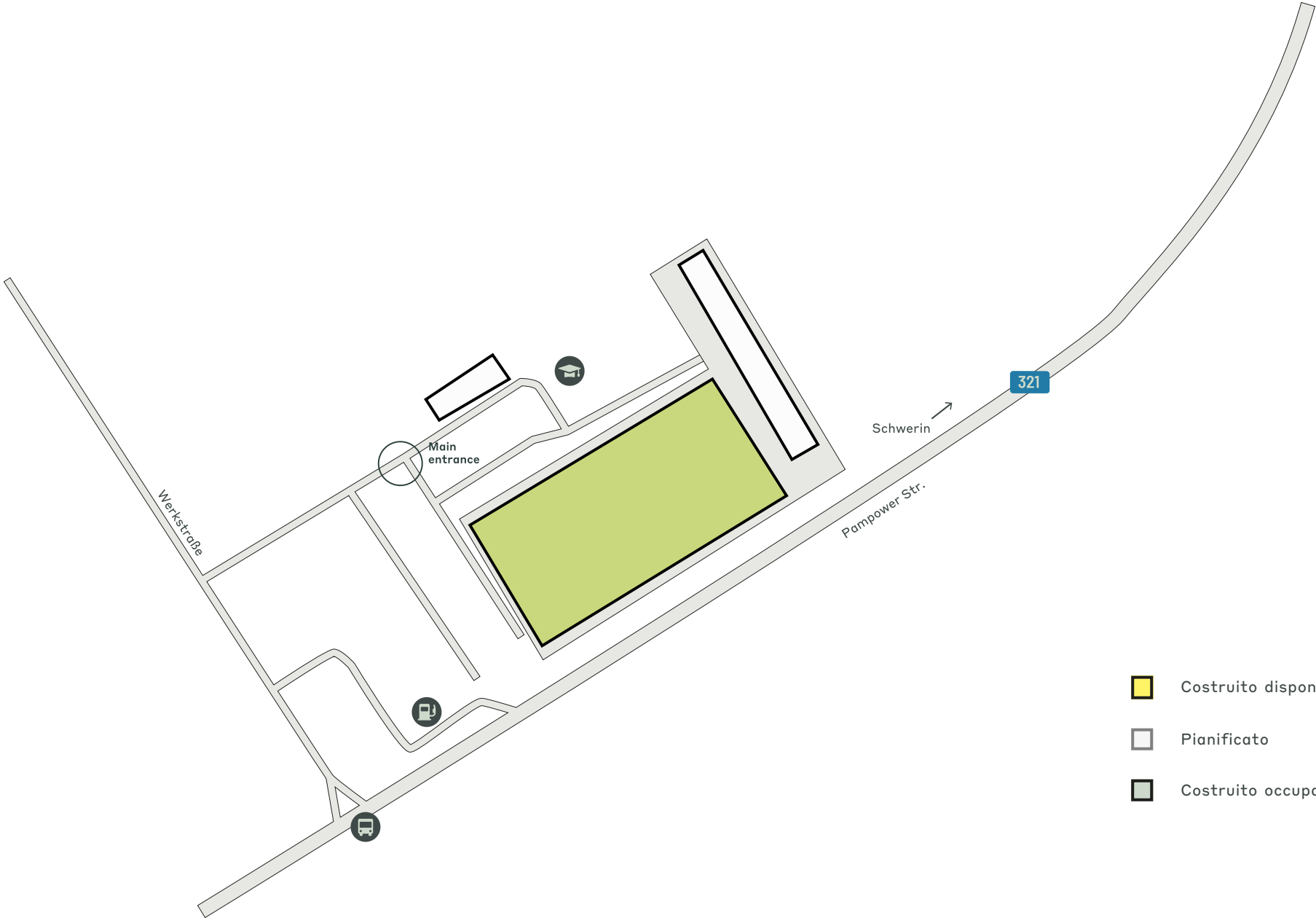
- ▶ Mix of craftsmen's yards and large warehouses
- ▶ Generous hall heights
- ▶ Only a few minutes from the center of the state capital
- ▶ Located in a lively commercial area



Varied Spaces and Room for Expansion

| DISPONIBILITÀ E CONSEGNA | | |
|---------------------------------|----------|-----------|
| General area available Schwerin | 4.690 m² | Costruito |

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- Costruito disponibile
- Pianificato
- Costruito occupato

DATI CHIAVE DEL PARCO

CTPark Schwerin

DISPONIBILI ORA

4.690 m²

OPPORTUNITÀ DI SVILUPPO

0 m²

AREA EDIFICATA

19.450 m²

SUPERFICIE TOTALE

3,22 ha

INVESTITORI DEL PARCO E NELLE VICINANZE

Landeshauptstadt Schwerin
Feuerwehr und Rettungsdienst

Landesamt für Kultur und
Denkmalpflege

UNITECHNICS

DS Cars

Autoteile Wilke

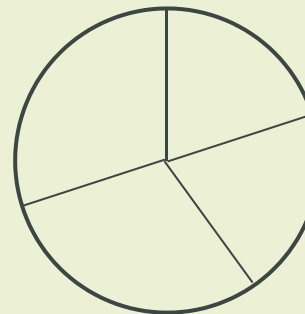
INDUSTRIE NEL PARCO

20% Industria Automobilistica

20% Servizi

30% Commercio All'ingrosso

30% 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

ctp

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CONTATTAMI