



**ctp**

CTPark Wesel



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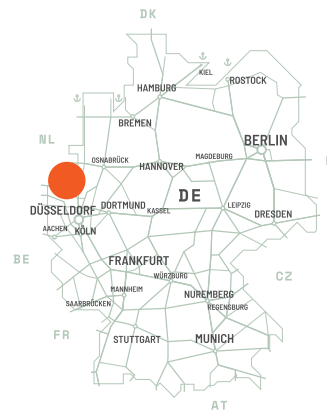


## A dynamic city by the Lower Rhine

Wesel, a mid-sized city in North Rhine-Westphalia, belongs to the Düsseldorf administrative region. With a population of around 60,000, it serves as an important regional center and the administrative seat of its namesake district. Combining historic charm with modern infrastructure, Wesel boasts a diverse economy dominated by medium-sized businesses. Key industries include logistics, trade, and manufacturing. Its excellent transport links and availability of commercial spaces make Wesel an attractive location for businesses.



-  DÜSSELDORF 55 KM, 45 MIN
-  2,5 KM; 6 MIN (WESEL CENTRAL STATION)
-  0,2 KM; 2 MIN (SCHEPERSWEG)
-  20 KM, 20 MIN (DINSLAKEN)





## Strategic location with excellent connectivity

Situated approximately 2.5 km northeast of Wesel's main train station, this property is in a prime industrial area. Its strategic location provides easy access to the B8 federal road, leading to Duisburg and the Dutch border. The nearby A3 and A57 motorways offer fast connections to surrounding economic regions and the logistics hubs of the Ruhr area. Proximity to the Rhine is particularly beneficial for logistics and transport companies, with the Wesel port serving as an important intermodal freight hub.

### CARATTERISTICHE DEL PARCO

- ▶ Convenient access near the B8
- ▶ Flexible usage options
- ▶ Located in an established industrial area
- ▶ Excellent supply and dining facilities nearby



# Versatile property in Wesel

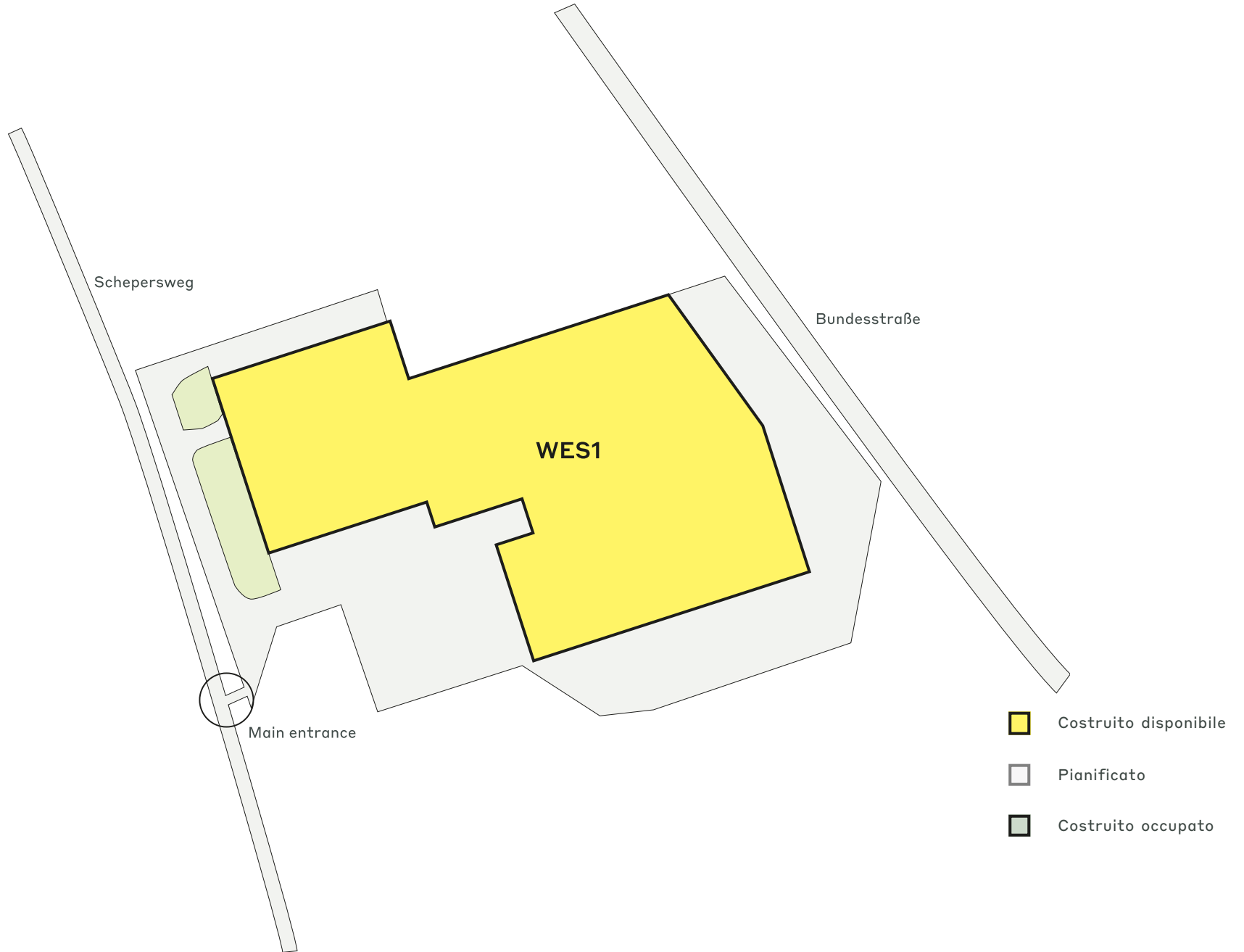
## DISPONIBILITÀ E CONSEGNA

WES1

10.348 m<sup>2</sup>

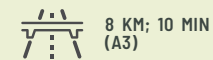
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DATI CHIAVE DEL PARCO

# CTPark Wesel



DISPONIBILI ORA

10.348 m<sup>2</sup>

OPPORTUNITÀ DI SVILUPPO

0 m<sup>2</sup>

AREA EDIFICATA

27.800 m<sup>2</sup>

SUPERFICIE TOTALE

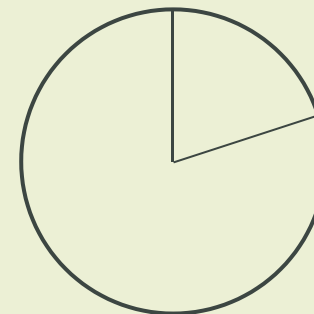
2,95 ha



INDUSTRIE NEL PARCO

20% Servizi

80% 3PL





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