

CTPark Zabrze



**ctp**

PL



## Unique localization in Katowice Special Economic Zone with perfect access to main roads

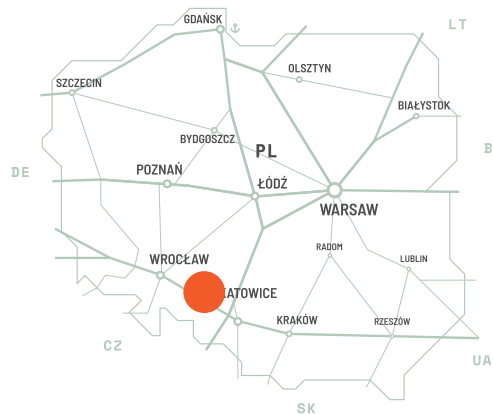
The project is located within the Silesian Metropolis, which has a population of 2.7 million – that makes it one of the largest urban areas in Europe. ctPark Zabrze is located in the heart of a region with traditions related to industry, 20 km from the center of Katowice, at the junction of A1 and A4 motorways, connecting the park with Germany, and an automotive cluster in the Czech Republic and Slovakia.

- ▶ Near the largest automotive cluster in Europe
- ▶ Buildings prepared for any type of tenant
- ▶ 10-year real estate tax exemption in connection with the location within the ksez (Katowice special economic zone)



### GRANDI CITTÀ

Zabrze	8 km	10 min
Gliwice	12 km	15 min
Katowice	25 km	25 min
Kraków	80 km	1 h
Ostrava	95 km	1 h





## Cost effective edge of town location with ample skilled labour

Zabrze is located in close proximity to one of the biggest junctions Gliwice, providing acces to main routes heading directly to Germany, France, Czech Rep., Austria, Bratislava, Budapest. The location is ideal for companies looking to access the growing silesia market. Nearby towns are connected by local transportation, and only a short drive to cities in Silesia region.

### CARATTERISTICHE DEL PARCO

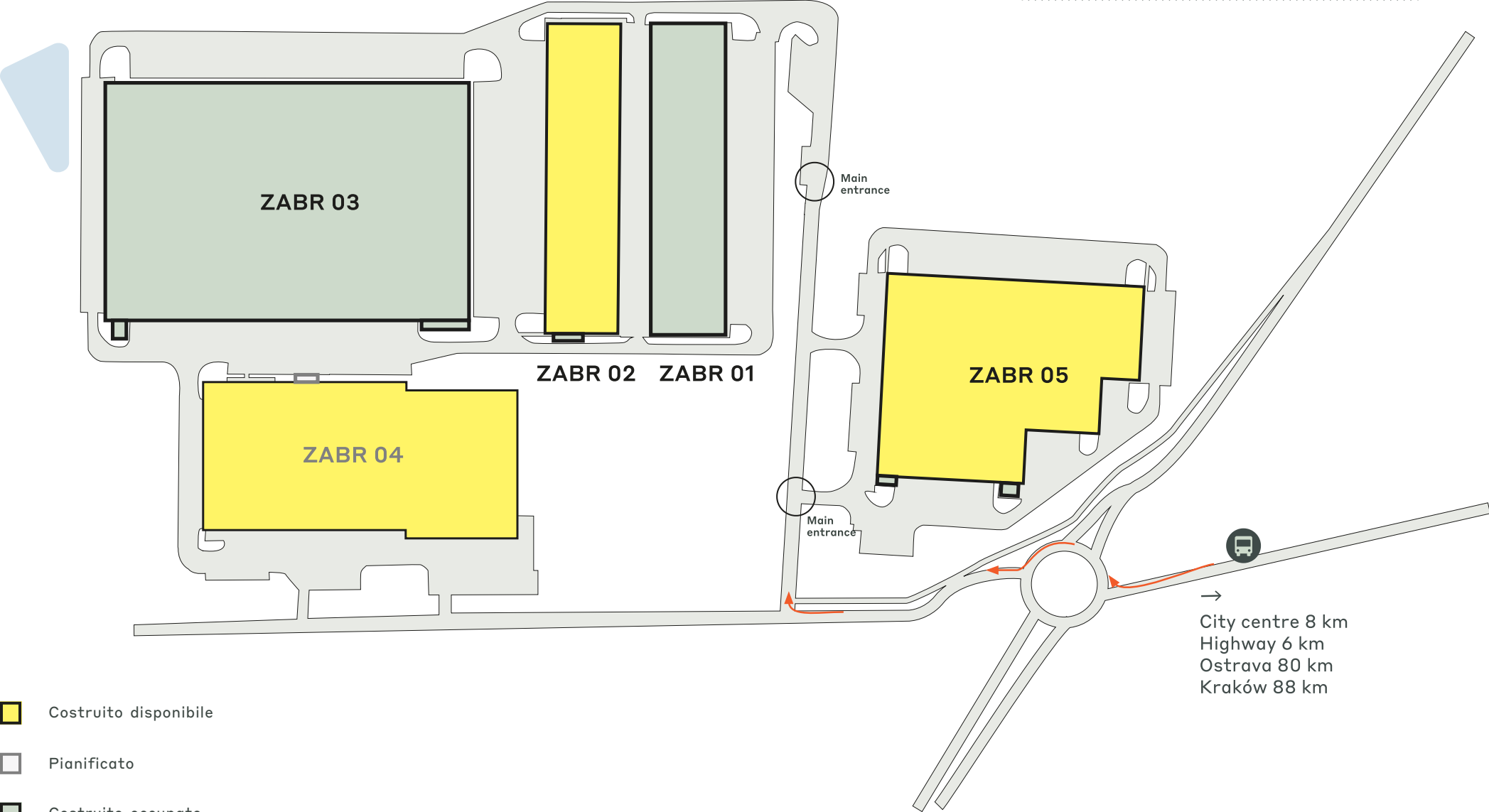
- ▶ A perfect connection with Germany and the Czech Republic
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Perfect location for production facilities

DISPONIBILITÀ E CONSEGNA

ZABR 04	19.959 m <sup>2</sup>	Costruito
ZABR 02	7.702 m <sup>2</sup>	Costruito
ZABR 05	3.121 m <sup>2</sup>	Costruito



DATI CHIAVE DEL PARCO

# CTPark Zabrze



PRONTO PER  
L'ENERGIA  
SOLARE



RICICLO  
DELL'ACQUA



ARCHITETTURA  
DEL PAESAGGIO



RICARICA  
ELETTRICA



CZECH BORDER  
80 KM



AUTOBUS /  
TRASPORTO  
PUBBLICO



PISTE  
CICLABILI

DISPONIBILI ORA

30.782 m<sup>2</sup>

OPPORTUNITÀ DI SVILUPPO

0 m<sup>2</sup>

AREA EDIFICATA

96.912 m<sup>2</sup>

SUPERFICIE TOTALE

21,03 ha

INVESTITORI DEL PARCO E NELLE  
VICINANZE

BBB Industries

ButternutBox (PsiBufet)

C.P. Bourg Poland sp. z o.o.

Electro Cables Group

ESTRA Automotive Systems

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