

POMERANIAN LOGISTICS CENTER [PCL]



POMERANIAN LOGISTICS CENTER [PCL] – SITE B



POMERANIAN LOGISTICS CENTER [PCL] – SITE B

Available Area

27,5 ha

Plot Nos.

3/212, 3/214, 4/1, Cadastral District 275

Preferred Sectors

Port, offshore, logistics and storage, defence industry

TRANSPORT LINKS

Airport 20 km

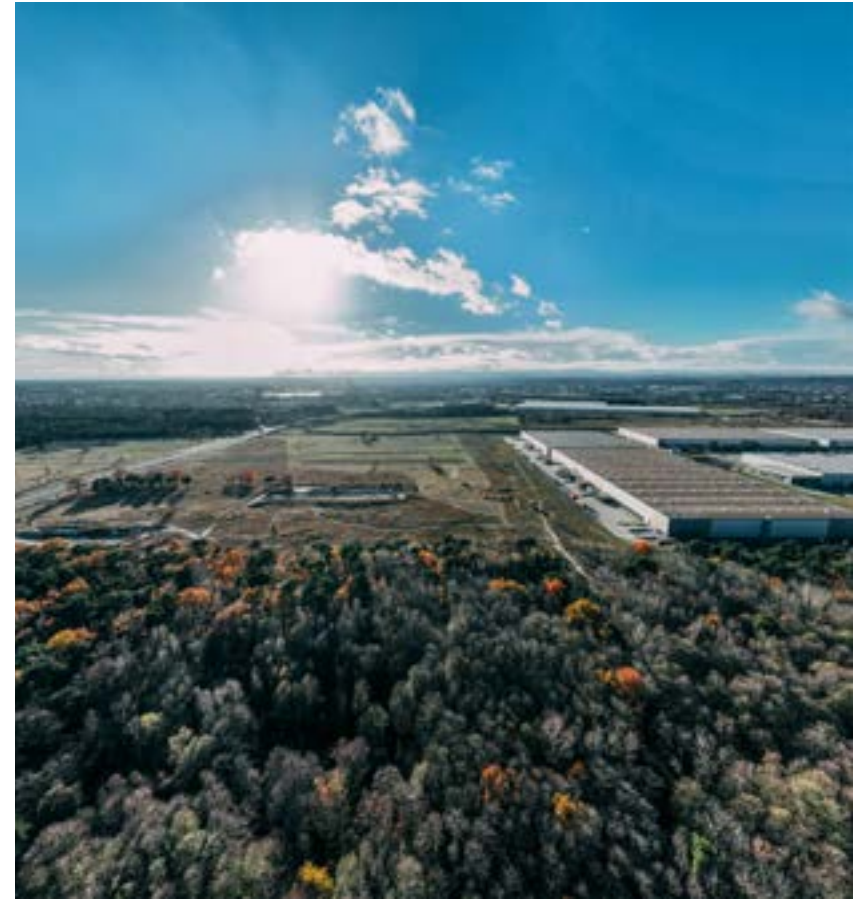
PKP/PKM Railway 7 km

City Centre 6 km

Port of Gdańsk 4 km

S6 Ring Road 14 km

Baltic Hub 4 km



Any questions about this investment? We will answer them all!

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MPZP

MPZP No.	3/212, 3/214, 4/1, Cadastral District 275
Footprint Area	min. does not apply; max. 80%
Biologically Active Area	min. 10% of the building plot area within the investment site
Development Intensity	min.: 0; max.: no restrictions
Building Height	max. 40 m
Overall Height	max. 45 m asl (subject to Clause 6a)
Functions Excluded	retail buildings with a sales area of over 2,000 m ² and apartments integrally linked to one's business

INFRASTRUCTURE

Electricity	not present on the property; a medium-voltage network runs within the road corridor of Andruszkiewicza Street (to Plot 59, Cadastral District 0253), connection feasibility depends on ENERGA-OPERATOR S.A.
Water	Ø 160 water main within the road corridor of the under-construction Andruszkiewicza Street and a Ø 225 water main within the road corridor of Grabarczyka Street
Gas	Ø 355 medium-pressure gas network within the road corridor of Andruszkiewicza Street, and Ø 355 medium-pressure gas network located along Trasa Sucharskiego
Sewage Discharge System	Ø 200 sewage discharge system within the road corridor of the under-construction Andruszkiewicza Street, and Ø 200 sewage discharge system within the road corridor of Grabarczyka Street
Storm Water Drainage System	none; storm water management required within the property
CT Network	within the road corridor of the under-construction Andruszkiewicza Street

POMERANIAN LOGISTICS CENTER [PCL] – SITE C



POMERANIAN LOGISTICS CENTER [PCL] – SITE C

Available Area

26 ha

Plot Nos.

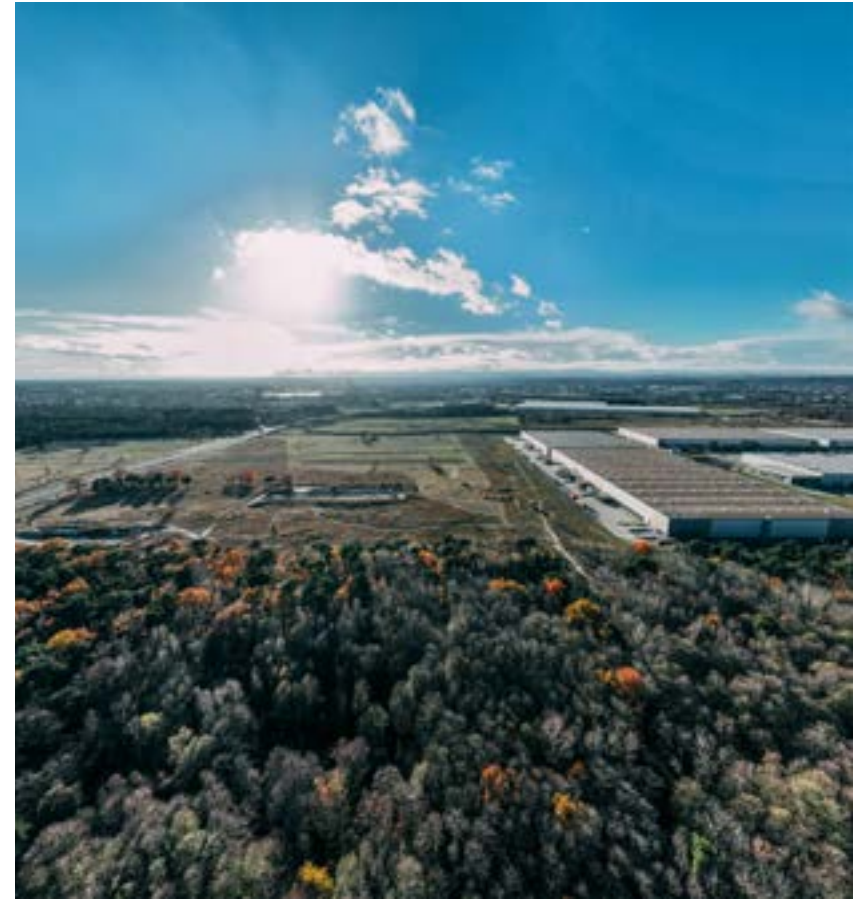
3/213, 3/103, Cadastral District 275
11/2, 11/4, Cadastral District 274,
78/1, 77/2, Cadastral District 86
44/1, 16/4, 35/4, 9/2, Cadastral District 253

Preferred Sectors

Port, offshore, logistics and storage, defence industry

TRANSPORT LINKS

Airport	20 km	PKP/PKM Railway	7 km
City Centre	6 km	Port of Gdańsk	4 km
S6 Ring Road	14 km	Baltic Hub	4 km



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MPZP

MPZP No.	1311, Area Card 001-P/U41
Footprint Area	min. does not apply; max. 80%
Biologically Active Area	min. 10% of the building plot area within the investment site
Development Intensity	min.: 0; max.: no restrictions
Building Height	max. 40 m
Overall Height	max. 45 m asl (subject to Clause 6a)
Functions Excluded	retail buildings with a sales area of over 2,000 m ² and apartments integrally linked to one's business

INFRASTRUCTURE

Electricity	not present on the property; a medium-voltage network runs within the road corridor of Andruszkiewicza Street (to Plot 59, Cadastral District 0253), connection feasibility depends on ENERGA-OPERATOR S.A.
Water	Ø 160 water main within the road corridor of the under-construction Andruszkiewicza Street and a Ø 225 water main within the road corridor of Grabarczyka Street
Gas	Ø 355 medium-pressure gas network within the road corridor of Andruszkiewicza Street, and Ø 355 medium-pressure gas network located along Trasa Sucharskiego
Sewage Discharge System	Ø 200 sewage discharge system within the road corridor of the under-construction Andruszkiewicza Street, and Ø 200 sewage discharge system within the road corridor of Grabarczyka Street
Storm Water Drainage System	none; storm water management required within the property
CT Network	within the road corridor of the under-construction Andruszkiewicza Street

POMERANIAN LOGISTICS CENTER [PCL] – SITE D

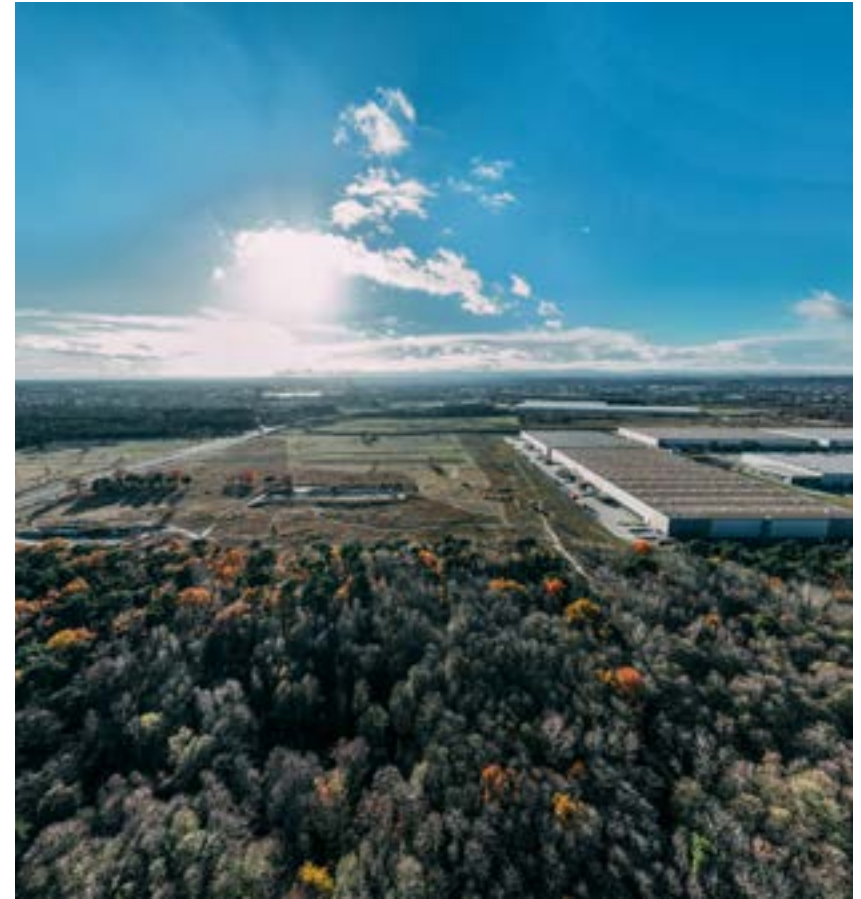


POMERANIAN LOGISTICS CENTER [PCL] – SITE D

Available Area	12,8 ha
Plot Nos.	3/111, 4/3, Cadastral District 275
Preferred Sectors	Port, offshore, logistics and storage, defence industry

TRANSPORT LINKS

Airport	20 km	PKP/PKM Railway	7 km
City Centre	6 km	Port of Gdańsk	4 km
S6 Ring Road	14 km	Baltic Hub	4 km



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MPZP

MPZP No.	1302, Area Card 007-41
Footprint Area	min. does not apply; max. does not apply
Biologically Active Area	min. 10% of the site's total area or of marked-out plots, including the existing valuable tree stand assemblages
Development Intensity	min.: 0; max. does not apply
Building Height	does not apply
Overall Height	no restrictions
Functions Excluded	retail buildings with an area of over 2,000 m ²

INFRASTRUCTURE

Electricity	not present on the property; a medium-voltage network runs within the road corridor of Andruszkiewicza Street (to Plot 59, Cadastral District 0253), connection feasibility depends on ENERGA-OPERATOR S.A.
Water	Ø 160 water main within the road corridor of the under-construction Andruszkiewicza Street and a Ø 225 water main within the road corridor of Grabarczyka Street
Gas	Ø 355 medium-pressure gas network within the road corridor of Andruszkiewicza Street, and Ø 355 medium-pressure gas network located along Trasa Sucharskiego
Sewage Discharge System	Ø 200 sewage discharge system within the road corridor of the under-construction Andruszkiewicza Street, and Ø 200 sewage discharge system within the road corridor of Grabarczyka Street
Storm Water Drainage System	none; storm water management required within the property
CT Network	within the road corridor of the under-construction Andruszkiewicza Street