

AVAILABLE SPACE




Europe

- Prime locations
- High quality warehouses
- Best-in-class specifications
- Build-to-suit opportunities
- Immediately available space

August 2025

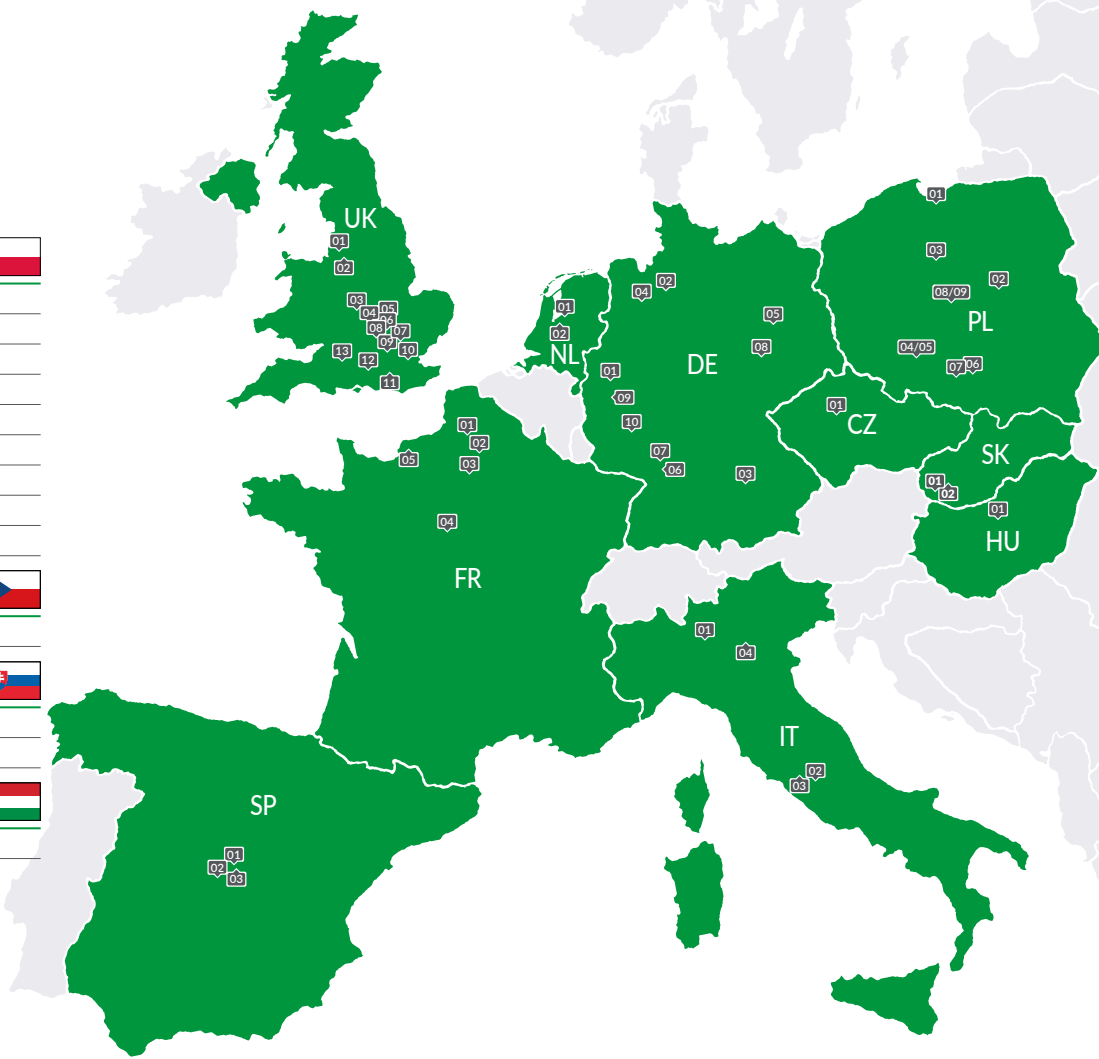
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AVAILABLE SPACE: Europe

UK		Germany	
The North		01	Duesseldorf South 1 (Dormagen)
01	G-Park Skelmersdale	02	Hamburg-South (Bispingen) – Unit 1
02	G-Park Manchester Trafford Park	03	Ingolstadt
The Midlands		04	Bremen South
03	G-Park Ashby	05	Magna Park Berlin-Werder (Havel)
04	Magna Park North – Lutterworth	06	Philippsburg
	Magna Park South – Lutterworth	07	Schifferstadt
05	Magna Park Corby	08	Leipzig (Grimma)
06	G-Park Northampton – Unit 2	09	Cologne South (Bruhl)
The South		10	Simmern 3
07	G-Park Stevenage		
08	Magna Park Milton Keynes – Latitude 186	France	
09	G-Park London Park Royal	01	GLP Park Henin-Beaumont
10	International Business Park, Stratford – Unit 3	02	GLP Park Ablaincourt
11	G-Hub Crawley	03	GLP Park Saint Witz
12	G-Park Basingstoke		Orléans Logistics Park 1 – Ormes
13	G-Park Swindon	04	Orléans Logistics Park 7 – Ormes
			Orléans Logistics Park 9 – Ormes
		05	GLP Park Le Havre

Spain	
01	G-Park Getafe II
	Magna Park Tauro – Building 3
02	Magna Park Tauro – Building 2
	Oaxis GLP Park Madrid Villaverde – Buildings 2-8
03	Oaxis GLP Park Madrid Villaverde – Building 1
Netherlands	
01	G-Park Lelystad – Phase 2
02	G-Park Culemborg
Italy	
	G-Park Filago (BG)
01	G-Park Roncello (MB)
	G-Park Anagni 2 (FR)
02	G-Park Anagni 3 (FR)
	G-Park Colleferro (RM)
03	G-Park Colleferro (RM)
04	G-Park Nogarole Rocca (VR)

Poland	
01	Pomeranian Logistics Centre
02	Warsaw VI Logistics Centre
03	Toruń Logistics Centre
04	Wrocław IV Logistics Centre
05	Wrocław V Logistics Centre
06	Łódź I Logistics Centre
07	Łódź II Logistics Centre
08	Łódź III Logistics Centre
09	Łódź IV Logistics Centre
Czech Republic	
01	GLP Park Praha Kozomin
Slovakia	
01	Bratislava Business Zone
02	Bratislava Senec Park
Hungary	
01	Sziget II Logistics Centre



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UK

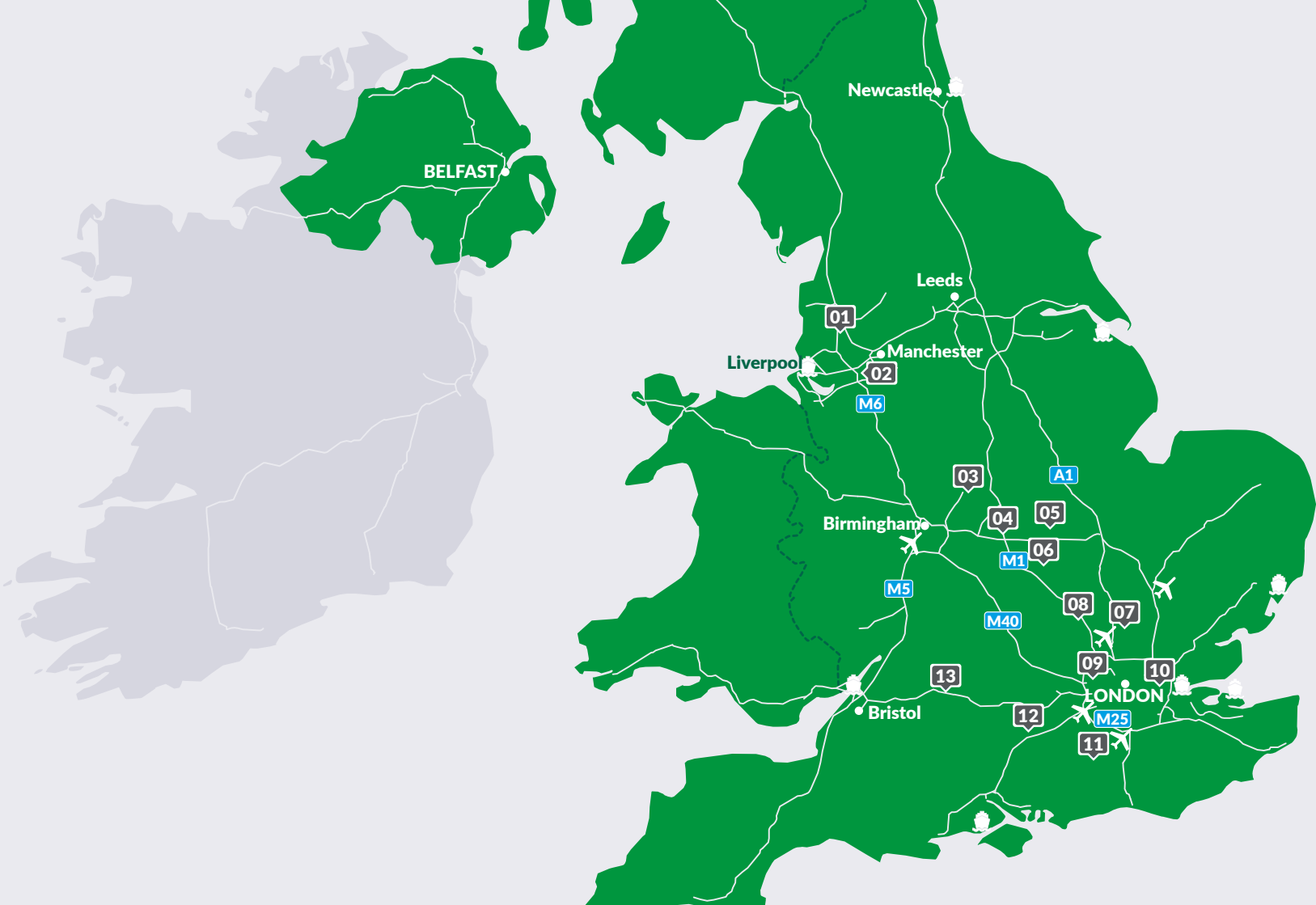


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CURRENT AVAILABILITIES: UK

The North		Available Space		Build-to-suit or Speculative opportunity	Under construction	Available
01	G-Park Skelmersdale	UP TO	55,176 SQ M (593,910 SQ FT)	●		
02	G-Park Manchester Trafford Park	UP TO	20,078 SQ M (216,118 SQ FT)	●		
The Midlands		Available Space		Build-to-suit or Speculative opportunity	Under construction	Available
03	G-Park Ashby	UP TO	70,000 SQ M (753,477 SQ FT)	●		
04	Magna Park North – Lutterworth	UP TO	188,663 SQ M (2,030,739 SQ FT)	●		○
	Magna Park South – Lutterworth	UP TO	108,197 SQ M (688,424 SQ FT)	●		○
05	Magna Park Corby	UP TO	273,269 SQ M (2,941,439 SQ FT)	●		○
06	G-Park Northampton – Unit 2	UP TO	8,393 SQ M (90,345 SQ FT)			○
The South		Available Space		Build-to-suit or Speculative opportunity	Under construction	Available
07	G-Park Stevenage	UP TO	6,856 SQ M (73,797 SQ FT)			○
08	Magna Park Milton Keynes – Latitude 186	UP TO	17,321 SQ M (186,443 SQ FT)			○
09	G-Park London Park Royal	UP TO	10,358 SQ M (111,492 SQ FT)	●		
10	International Business Park, Stratford – Unit 3	UP TO	4,993 SQ M (53,741 SQ FT)			○
	G-Park London Stratford	UP TO	14,061 SQ M (151,347 SQ FT)	●		
11	G-Hub Crawley	UP TO	8,959 SQ M (96,442 SQ FT)			○
12	G-Park Basingstoke	UP TO	19,347 SQ M (208,254 SQ FT)			○
13	G-Park Swindon	UP TO	7,518 SQ M (80,927 SQ FT)	●		

● Build-to-suit ○ Speculative opportunity





G-PARK SKELMERSDALE

WN8 8DY

Site up to



55,176



593,910

Site overview

- Build-to-suit opportunities
- Great access to the whole of the northwest region
- Located one mile from Junction 4 of the M58 and five miles from Junction 26 of the M6
- Situated in an established and popular location, local occupiers include DHL, Asda and Great Bear/Culina

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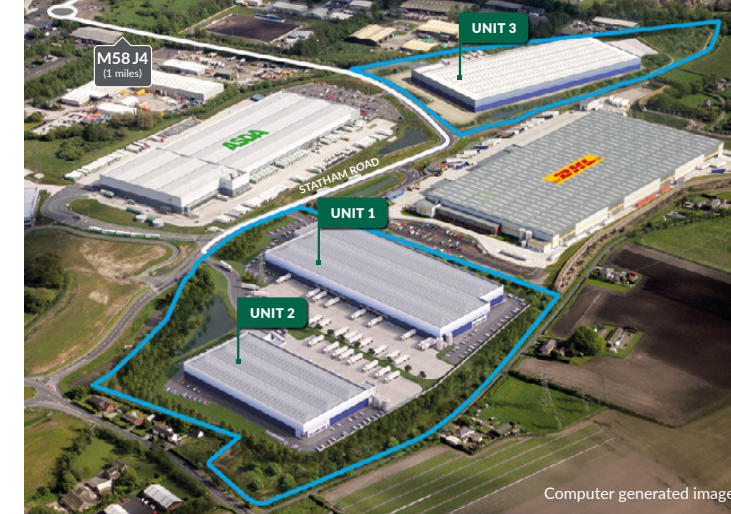
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Indicative site plans

Unit 1

Warehouse
19,705 SQ M (212,104 SQ FT)

Offices
1,021 SQ M (10,990 SQ FT)

Gatehouse
20 SQ M (215 SQ FT)

20,746 SQ M (223,309 SQ FT)

- ✓ Clear internal height: 12.5 m
- ✓ Dock doors: 20
- ✓ Level doors: 2
- ✓ HGV parking spaces: 79
- ✓ Car parking spaces: 135

Unit 2

Warehouse
9,517 SQ M (102,441 SQ FT)

Offices
1,003 SQ M (10,796 SQ FT)

Gatehouse
20 SQ M (215 SQ FT)

10,540 SQ M (113,452 SQ FT)

- ✓ Clear internal height: 12.5 m
- ✓ Dock doors: 10
- ✓ Level doors: 2
- ✓ HGV parking spaces: 49
- ✓ Car parking spaces: 108

Unit 3

Warehouse
22,848 SQ M (245,934 SQ FT)

Offices
1,022 SQ M (11,000 SQ FT)

Gatehouse
20 SQ M (215 SQ FT)

23,890 SQ M (257,149 SQ FT)

- ✓ Clear internal height: 15 m
- ✓ Dock doors: 20
- ✓ Level doors: 3
- ✓ HGV parking spaces: 77
- ✓ Car parking spaces: 140

G-PARK MANCHESTER TRAFFORD PARK

M17 1TD

Site up to

SQM

20,078

SQFT

216,118

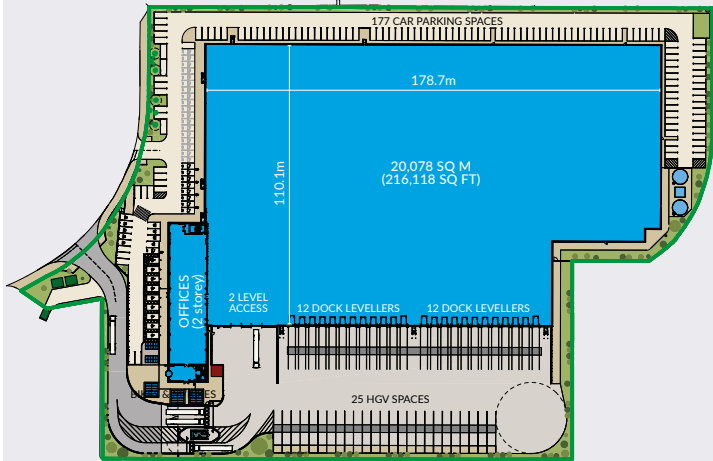
Site overview

- Development opportunity in the premier industrial estate of the North West
- Excellent road, rail and air links, five miles from Manchester city centre, 11 miles from Manchester Airport, 27 miles from Liverpool John Lennon Airport
- Easy access to M60 junctions 9 and 10, M602 junction 2, offering excellent motorway access to the entire northwest region
- Excellent Metrolink tram connections with a station only a few minutes' walk away

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Development opportunity

Warehouse
18,193 SQ M (195,828 SQ FT)

Offices (2 storey)
1,750 SQ M (18,837 SQ FT)

2nd Floor Meeting Room
115 SQ M (1,238 SQ FT)

Gatehouse
20 SQ M (215 SQ FT)

20,078 SQ M (216,118 SQ FT)

- ✓ Clear internal height: 15 m
- ✓ Dock doors: 24
- ✓ Level doors: 2
- ✓ HGV parking spaces: 25
- ✓ Car parking spaces: 177

G-PARK ASHBY

LE65 1TH

Site up to

SQM

70,000

SQFT

753,477

Site overview

- Build-to-suit opportunities
- G-Park Ashby sits adjacent to the A42 and A511, and provides access to the M42 to the south and M1 (Junction 23A) 10 miles to the northeast
- Flexibly designed to accommodate build-to-suit logistics/warehouse opportunities of up to 70,000 sq m
- 90% of the UK can be reached within a four-hour drive

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OPTION 1 - SINGLE UNIT

Unit 1 - Build-to-suit

Warehouse
62,170 SQ M (669,196 SQ FT)

Offices
3,508 SQ M (37,757 SQ FT)

Goods in
688 SQ M (7,406 SQ FT)

Goods out
688 SQ M (7,406 SQ FT)

Gatehouse
20 SQ M (215 SQ FT)

70,000 SQ M (753,477 SQ FT)

- ✓ Clear internal height: 18 m
- ✓ Dock doors: 137
- ✓ Level doors: 10
- ✓ HGV parking spaces: 179
- ✓ Car parking spaces: 545

OPTION 2 - TWO UNITS

Unit 1 - Build-to-suit

46,448 SQ M (499,964 SQ FT)

- ✓ Clear internal height: 15 m
- ✓ Dock doors: 71
- ✓ Level doors: 8
- ✓ HGV parking spaces: 52
- ✓ Car parking spaces: 434

Unit 2 - Build-to-suit

22,253 SQ M (239,527 SQ FT)

- ✓ Clear internal height: 15 m
- ✓ Dock doors: 21
- ✓ Level doors: 2
- ✓ HGV parking spaces: 40
- ✓ Car parking spaces: 219

MAGNA PARK NORTH LUTTERWORTH

LE17 4XP

Site up to

SQM
188,663

SQFT
2,030,739

Site overview

- Speculative MPN 761 – available now
- Build-to-suit flexible opportunities available
- UK and Europe's premier logistics and distribution park. 85% of the UK population within a 4.5-hour drive



Image shows MPN 761



Speculative development opportunity

MPN 761
70,733 SQ M (761,361 SQ FT)



Indicative build-to-suit development opportunities

MPN 6
79,691 SQ M (857,781 SQ FT)

MPN 7
38,239 SQ M (411,597 SQ FT)

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MPN 761



Indicative site plan

MAGNA PARK SOUTH LUTTERWORTH

LE17 4XP

Site up to



108,197



688,424

Site overview

- Speculative development opportunities up to 41,248 sq m available
- Build-to-suit development opportunities up to 66,949 sq m – subject to planning
- Situated within the heart of the Midlands' 'Golden Triangle' of logistics – home to over 30 brands and leading occupiers



Image shows MPS 187



Speculative development opportunities

MPS 187
17,396 SQ M (187,253 SQ FT)

MPS 10
12,739 SQ M (137,122 SQ FT)

MPS 11
11,113 SQ M (119,620 SQ FT)



Indicative build-to-suit development opportunities

MPS 12
40,308 SQ M (466,162 SQ FT)

MPS 13
26,641 SQ M (286,759 SQ FT)

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Indicative site plan

MAGNA PARK CORBY

NN18 8ET

Site up to

SQM
273,269

SQ FT
2,941,439

Site overview

- MPC 2 – available now
- One of the largest dedicated logistics and distribution parks in the UK
- Located 8 miles from the A14, with quick access to the M1, M6, M11 and the A1 (M)
- Situated in an established strategic location for logistics by virtue of its connectivity across the UK transportation network



Indicative build-to-suit development opportunities

MPC 1
93,256 SQ M (1,003,799 SQ FT)

MPC 4b
3,825 SQ M (41,175 SQ FT)

MPC 4c
6,567 SQ M (70,682 SQ FT)



Development opportunity – available now!

MPC 2
61,263 SQ M (659,428 SQ FT)

MPC 5
53,499 SQ M (575,858 SQ FT)

MPC 6
54,859 SQ M (590,497 SQ FT)

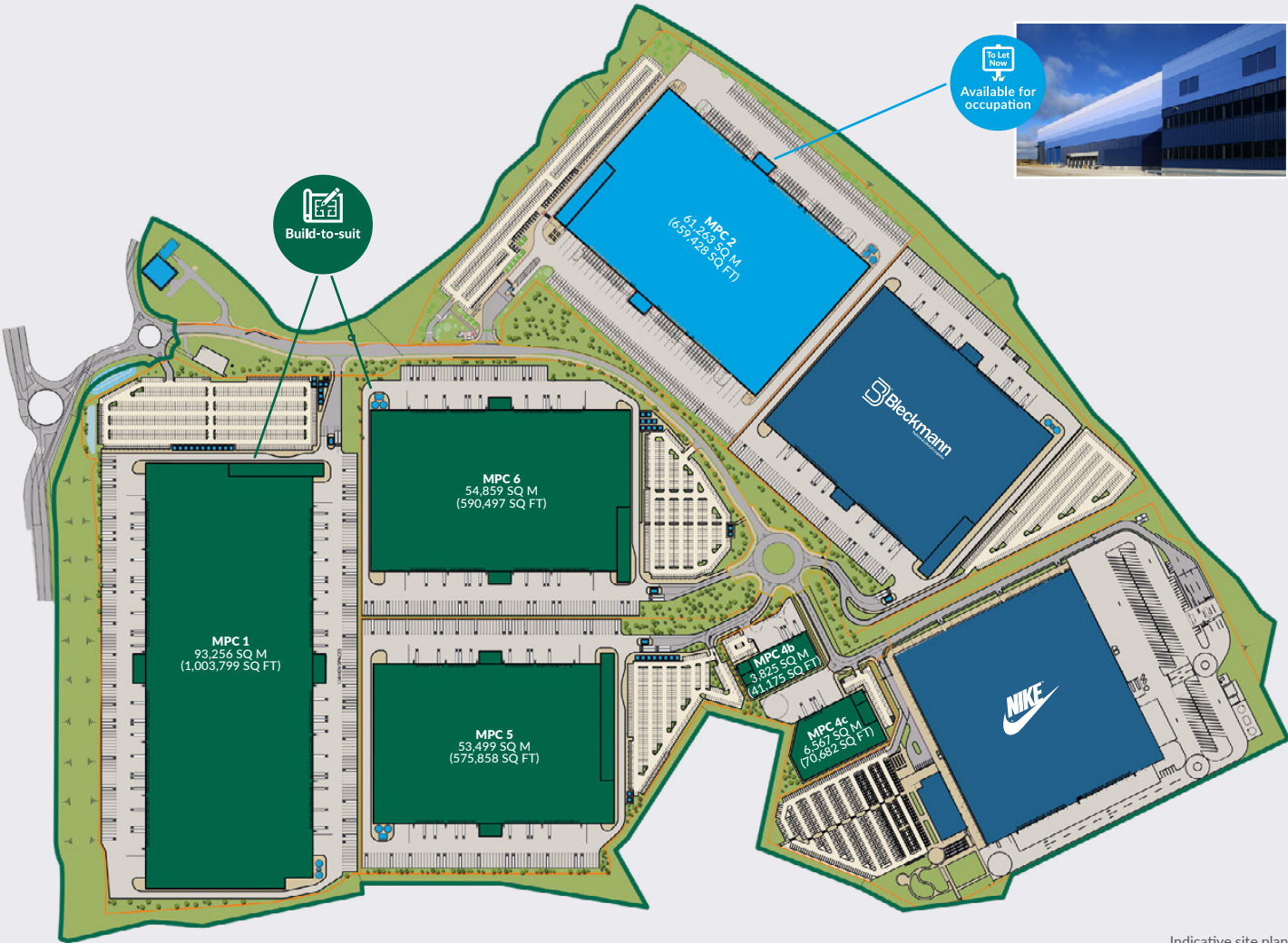
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Indicative site plan

G-PARK NORTHAMPTON UNIT 2

NN3 6WD

Site up to

SQ M
8,393

SQ FT
90,345

Site overview

- Situated in close proximity to both the M1 and M40 motorways offering rapid connection to both the north and the south
- Within easy reach of the M6 and A14, providing excellent access to the east and west
- 90% of the population of England and Wales is within a four-hour HGV drive of the site
- Available August 2025

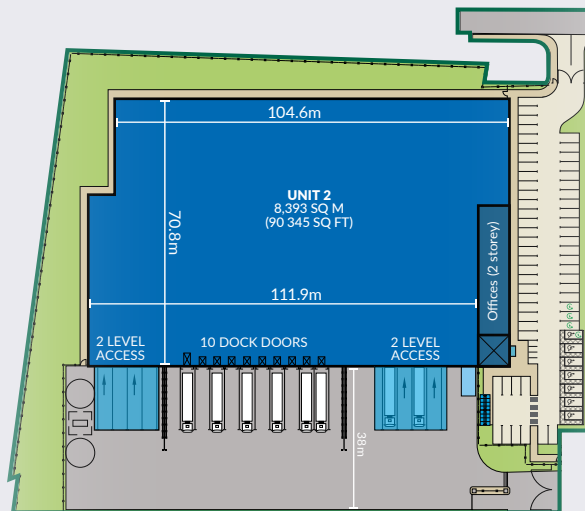
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Indicative site plan

Unit 2

Warehouse
7,650 SQ M (82,345 SQ FT)

Offices – ground and first floor
743 SQ M (8,000 SQ FT)

8,393 SQ M (90,345 SQ FT)

- ✓ Clear internal height: 15 m
- ✓ Dock doors: 10
- ✓ Level doors: 4
- ✓ HGV parking spaces: 8
- ✓ Car parking spaces: 64

AVAILABLE
AUGUST 2025



G-PARK STEVENAGE

SG1 4BB

Available now

SQ M
6,856

SQ FT
73,797

Site overview

- Speculative opportunity
- Situated adjacent to A1(M) junction 8
- Excellent transport links, situated just 13 miles from Luton Airport, 30 miles from London Stansted Airport

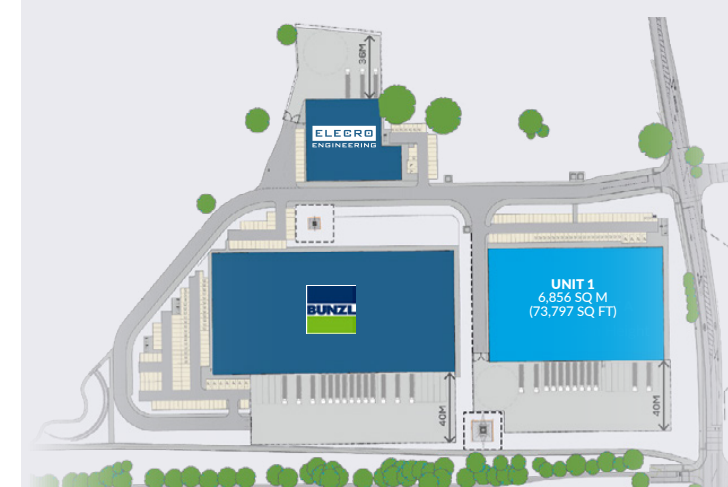
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Indicative site plan

Unit 1 – Speculative opportunity

Warehouse
6,249 SQ M (67,266 SQ FT)

Offices – ground and first floor
607 SQ M (6,531 SQ FT)

6,856 SQ M (73,797 SQ FT)

- ✓ Clear internal height: 12 m
- ✓ Dock doors: 8
- ✓ Level doors: 2
- ✓ HGV parking spaces: 16
- ✓ Car parking spaces: 70

AVAILABLE
NOW



LATITUDE 186 MAGNA PARK MILTON KEYNES

MK17 8EW

Site up to



Site overview

- Multiple award-winning scheme
- Proven strategic location – ideally placed between Junctions 13 and 14 of the M1
- Home to leading companies – Amazon, John Lewis, Waitrose, River Island and A.G. Barr
- Infrastructure complete throughout the park

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Latitude 186

Warehouse

16,240 SQ M (174,813 SQ FT)

Offices – 2-storey

1,059 SQ M (11,396 SQ FT)

Gatehouse

22 SQ M (234 SQ FT)

17,321 SQ M (186,443 SQ FT)

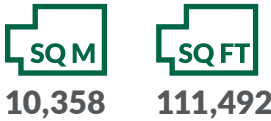
- ✓ Clear internal height: 12.5 m
- ✓ Dock doors: 17
- ✓ Level doors: 4
- ✓ HGV parking spaces: 69
- ✓ Car parking spaces: 161



G-PARK LONDON PARK ROYAL

NW10 7NU

Site up to



Site overview

- Located in the premier logistics park in London, Park Royal is ideally situated to serve central London and the wider South East via the M40 and M25
- This will be a net Zero carbon construction and a BREEAM excellent building
- Park Royal has an established labour force with over 35,000 workers and is home to 1,200 businesses
- Easy access via the arterial road network, London Underground (Bakerloo Line) and walking distance from Willesden Junction (currently undergoing enhancement works)

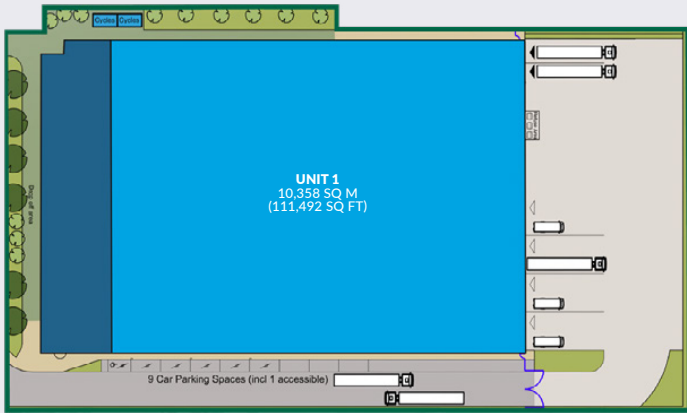
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Site

Warehouse

6,419 SQ M (69,094 SQ FT)

Reception and offices

1,764 SQ M (18,987 SQ FT)

Mezzanine

1,949 SQ M (20,979 SQ FT)

Plant deck

226 SQ M (2,432 SQ FT)

10,358 SQ M (111,492 SQ FT)

- ✓ Clear internal height: 15 m
- ✓ Dock doors: 2
- ✓ Level doors: 4
- ✓ HGV parking spaces: 6
- ✓ Car parking spaces: 9



INTERNATIONAL BUSINESS PARK, STRATFORD

UNIT 3

E15 2NF

Site up to

SQ M

4,993

SQ FT

53,741

Site overview

- Unit 3, International Business Park, Stratford is a self contained last mile unit totalling 4,993 sq m
- International Business Park, Stratford is located within East London's primary commercial centre and at the heart of Stratford's regeneration area
- Located within 5 miles of the City and Canary Wharf with excellent transport links via DLR, London Underground and national rail links
- Recently refurbished and available for immediate occupation

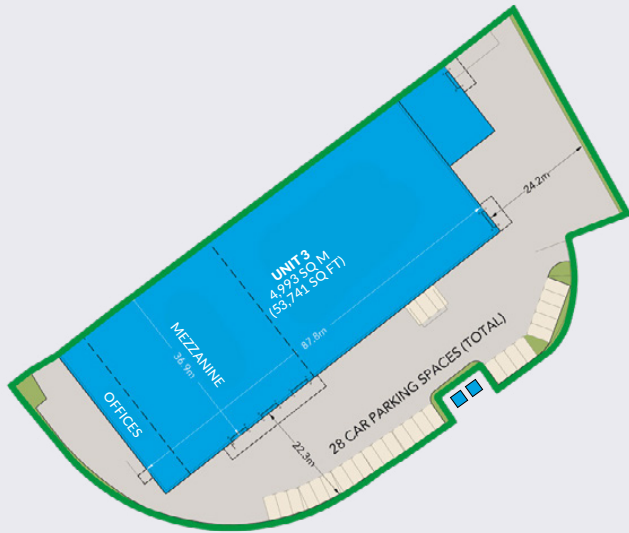
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Indicative site plan

Unit 3

Warehouse
3,367 SQ M (36,242 SQ FT)

Offices – ground floor
84 SQ M (901 SQ FT)

Offices – first floor
241 SQ M (2,598 SQ FT)

Offices – second floor
242 SQ M (2,609 SQ FT)

Mezzanine
1,058 SQ M (11,391 SQ FT)

4,993 SQ M (53,741 SQ FT)

- ✓ Clear internal height: 12.5 m
- ✓ Level doors: 5
- ✓ Car parking spaces: 28

AVAILABLE NOW

G-PARK LONDON STRATFORD

E15 2NF

Site up to

SQ M

14,061

SQ FT

151,347

Site overview

- G-Park London Stratford is located within East London's primary commercial centre and at the heart of Stratford's regeneration area
- Located 9 miles from the M11 Junction 4, with quick access to the M25 and wider transport network

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Indicative site plan

COMING SOON

Unit 1
3,372 SQ M (36,300 SQ FT)

Unit 2
2,179 SQ M (23,456 SQ FT)

Unit 3
1,713 SQ M (18,434 SQ FT)

Unit 4
1,089 SQ M (11,721 SQ FT)

Unit 5
2,527 SQ M (27,205 SQ FT)

Unit 6
3,095 SQ M (33,312 SQ FT)

G-Hub Crawley

RH10 9AG

Site up to



8,959



96,442

Site overview

- Highly specified speculative logistics unit of 96,442 sq ft
- A strategic development for last mile logistics – available now to let
- Prime logistics location sited on Manor Royal, one of the premier industrial and business districts in the South East
- Strategically located 2 miles from Junction 10 of the M23, 2 miles from London Gatwick Airport and 10 miles from the M25

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Indicative site plan

G-Hub 96 – speculative opportunity

Warehouse
7,447 SQ M (80,159 SQ FT)

Offices
1,512 SQ M (16,283 SQ FT)

8,959 SQ M (96,442 SQ FT)

- ✓ Clear internal height: 12.5 m
- ✓ Dock doors: 7
- ✓ Level doors: 2
- ✓ HGV parking spaces: 21
- ✓ Car parking spaces: 81

AVAILABLE
NOW

Unit 2 – recently let

Warehouse
4,009 SQ M (43,157 SQ FT)

Offices
794 SQ M (8,542 SQ FT)

4,803 SQ M (51,699 SQ FT)

- ✓ Clear internal height: 10 m
- ✓ Dock doors: 4
- ✓ Level doors: 2
- ✓ HGV parking spaces: 5
- ✓ Car parking spaces: 43

Unit 3 – recently let

Warehouse
2,080 SQ M (22,397 SQ FT)

Offices
481 SQ M (5,173 SQ FT)

2,561 SQ M (27,570 SQ FT)

- ✓ Clear internal height: 8 m
- ✓ Level doors: 2
- ✓ HGV parking spaces: 3
- ✓ Car parking spaces: 25
- ✓ Cycle spaces: 10

G-PARK BASINGSTOKE

RG24 9NL

Site up to



19,347



208,254

Site overview

- Speculative opportunity
- Offering an unrivalled opportunity to service the London and wider South East markets
- Benefits include excellent infrastructure links in an established logistics location
- Superb location within 3 miles of Junction 6 of the M3 and only 28 miles from Junction 12 of the M25, providing access to the wider national motorway network
- The key south coast port of Southampton is 37.5 miles to the south west, enabling the occupier to benefit from established trade routes with the continent and beyond

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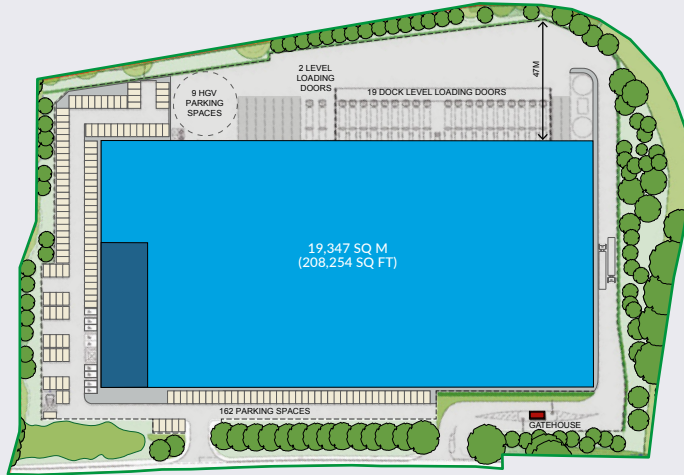
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Indicative site plan

Speculative opportunity

Ground Floor

18,220 SQ M (196,117 SQ FT)

Offices - first floor

983 SQ M (10,582 SQ FT)

Offices - second floor

126 SQ M (1,361 SQ FT)

Gatehouse

18 SQ M (194 SQ FT)

19,347 SQ M (208,254 SQ FT)

- ✓ Clear internal height: 15 m
- ✓ Dock doors: 19
- ✓ Level doors: 2
- ✓ HGV parking spaces: 9
- ✓ Car parking spaces: 162



G-PARK SWINDON

SN3 4TZ

Site up to



7,518



80,927

Site overview

- Build-to-suit opportunity
- The leading logistics warehouse development on the M4
- Quick easy access to Junction 15 of the M4
- Local occupiers include DHL, Wincanton and WHSmith
- B&Q and TNT already on site

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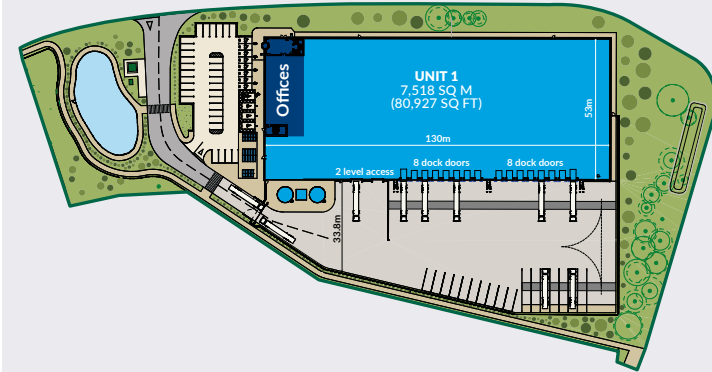
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Indicative site plan

Unit 1 - Build-to-suit opportunity

Warehouse

6,365 SQ M (68,516 SQ FT)

Warehouse (restricted height)

403 SQ M (4,338 SQ FT)

Offices

750 SQ M (8,072 SQ FT)

7,518 SQ M (80,927 SQ FT)

- ✓ Clear internal height: 12.5 m
- ✓ Dock doors: 16
- ✓ Level doors: 2
- ✓ HGV parking spaces: 7
- ✓ Car parking spaces: 43



GERMANY

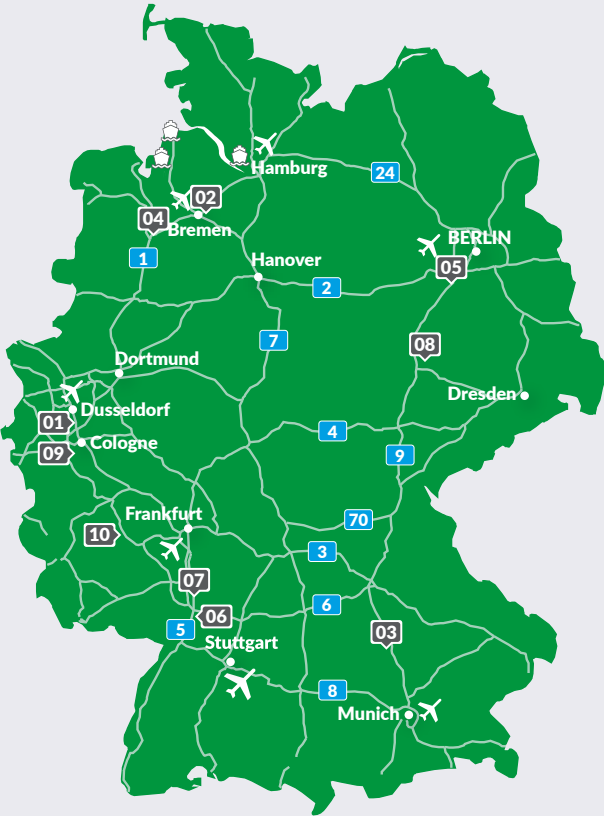


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CURRENT AVAILABILITIES: Germany

Germany		Available Space		Build-to-suit or Speculative opportunity	Under construction	Available
01	Duesseldorf South 1 (Dormagen)	UP TO	32,713 SQ M (352,120 SQ FT)			○
02	Hamburg-South (Bispingen) – Unit 1	UP TO	12,582 SQ M (135,431 SQ FT)			○
03	Ingolstadt	UP TO	13,268 SQ M (142,815 SQ FT)			○
04	Bremen South	UP TO	67,092 SQ M (722,172 SQ FT)	●		
05	Magna Park Berlin-Werder (Havel)	UP TO	79,518 SQ M (855,925 SQ FT)			○
06	Philippsburg	UP TO	120,570 SQ M 1,297,805 SQ FT)		○	
07	Schifferstadt	UP TO	40,123 SQ M (431,880 SQ FT)			○
08	Leipzig (Grimma)	UP TO	25,732 SQ M (276,977 SQ FT)			○
09	Cologne South (Bruhl)	UP TO	40,347 SQ M (434,291 SQ FT)		○	
10	Simmern 3	UP TO	65,300 SQ M (702,883 SQ FT)		○	

● Build-to-suit ○ Speculative opportunity



DUESSELDORF SOUTH 1 (DORMAGEN) LOGISTICS CENTRE

41541 Dormagen

Site up to



32,713



352,120

Site overview

- Located in the important trade and logistics centre of the Rhine district of Neuss, the property has extremely attractive transport links to the A1, A3, A46, A57 and A59 as well as a very well-developed rail network
- With their international airports, Düsseldorf and Cologne can be reached in just 30 minutes by car; additional connectivity is provided by numerous inland harbours along the Rhine and the commercial airports of Weeze and Mönchengladbach

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Site

Warehouse

26,534 SQ M (258,610 SQ FT)

Offices / Social Rooms

1,827 SQ M (19,666 SQ FT)

Mezzanine

4,352 SQ M (46,845 SQ FT)

32,713 SQ M (352,120 SQ FT)

- ✓ Hall sections: 3
- ✓ Car parking spaces: 88
- ✓ Trailer parking spaces: 5
- ✓ Dock doors: 45
- ✓ Level doors: 4
- ✓ Floor loading capacity: 5t/SQ M
- ✓ Clear height: 10 m
- ✓ ESFR-Sprinkler-System FM Global

AVAILABLE
AUG. 2025



HAMBURG-SOUTH (BISPINGEN) UNIT 1 LOGISTICS CENTRE

29646 Bispingen

Site overview



12,582



135,431

Site overview

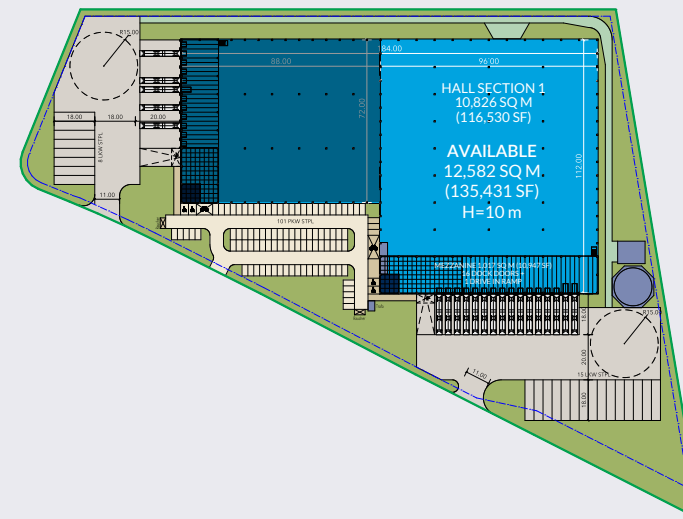
- Internationally known as a first-class business location, the Hamburg region is a leading logistics metropolis in Northern Europe
- The Hamburg-South Logistics Centre is located in the south of the Hamburg metropolitan region in the municipality of Bispingen with direct access to the A7, the central traffic artery across Germany
- Hamburg Port, the largest universal port in Germany and the third largest seaport in Europe, is easily accessible by road

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Build-to-suit

Warehouse

10,826 SQ M (116,530 SQ FT)

Offices

738 SQ M (7,944 SQ FT)

Mezzanine

1,017 SQ M (10,947 SQ FT)

12,582 SQ M (135,431 SQ FT)

- ✓ Car parking spaces: 71
- ✓ Trailer parking spaces: 15
- ✓ Dock doors: 16
- ✓ Level doors: 1
- ✓ Floor loading capacity: 5t/SQ M
- ✓ Clear height: 10 m
- ✓ ESFR-Sprinkler-System FM Global K360 / 5.2 bar, 120 min

AVAILABLE
NOW



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interaktive
360° VR-Tour

INGOLSTADT LOGISTICS CENTRE

85098 Großmehring

Speculative Development up to

SQ M
13,268

SQ FT
142,815

Site overview

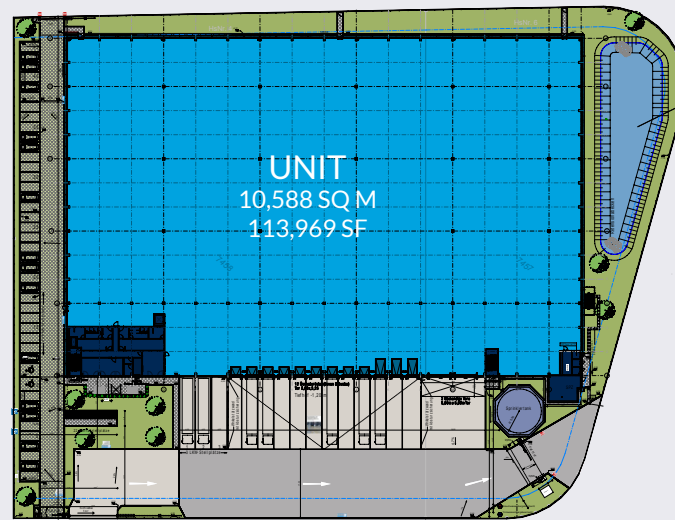
- The fast and cost-effective accessibility of business partners and consumers (in the western and southern countries as well as the emerging eastern European states) distinguishes Ingolstadt
- The logistics center is located in the InterPark, the intermunicipal industrial park between the communities of Großmehring and the market town of Kösching in the district of Eichstätt
- The Interpark is one of the most important industrial parks in southern Germany, and is located in the immediate vicinity of to Ingolstadt and the catchment area of the metropolitan regions of Munich and Nuremberg

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Build-to-suit

Warehouse

10,588 SQ M (113,969 SQ FT)

Offices

618 SQ M (6,652 SQ FT)

Mezzanine

2,062 SQ M (22,195 SQ FT)

13,268 SQ M (142,815 SQ FT)

- ✓ Car parking spaces: 43
- ✓ Trailer parking spaces: 3
- ✓ Dock doors: 12
- ✓ Level doors: 2
- ✓ Floor loading capacity: 7t/SQ M
- ✓ Clear height: 12 m
- ✓ ESFR-Sprinkler-System FM Global

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interaktive
360° VR-Tour

BREMEN SOUTH LOGISTICS CENTRE

26197 Großenkneten

Build-to-suit opportunities up to

SQ M
67,092

SQ FT
722,172

Site overview

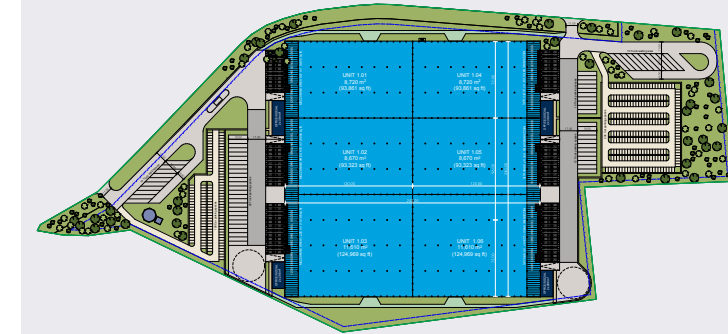
- Located near the motorways A1 and A29 with excellent connections to the northern German sea ports of Bremen, Bremerhaven, Wilhelmshaven and Cuxhaven
- 24h/7 Access

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Build-to-suit

Warehouse

58,000 SQ M (624,307 SQ FT)

Office / Social Rooms

2,768 SQ M (14,897 SQ FT)

Mezzanine

6,124 SQ M (65,918 SQ FT)

Systems

200 SQ M (2,154 SQ FT)

67,092 SQ M (722,172 SQ FT)

- ✓ Hall sections: 6
- ✓ Car parking spaces: 364
- ✓ Trailer parking spaces: 68
- ✓ Dock doors: 66
- ✓ Level doors: 6
- ✓ Floor loading capacity: 5t/SQ M
- ✓ Clear height: 10 m
- ✓ ESFR full ceiling protection according to FM-Global

BUILD-TO-SUIT
OPPORTUNITIES



Scan to start
interaktive
360° VR-Tour

Indicative site plan

MAGNA PARK BERLIN-WERDER (HAVEL)

14542 Werder

Site up to



79,518



855,925

Site overview

- A well established logistic park strategically well located on junction 22 of the A10 Berlin motorway ring road
- Berlin and Brandenburg as Germany's capital region benefits from good infrastructure and a central location enabling the European growth markets to be reached within a day's lorry drive
- The A10 provides strong motorway connections to the A24 Berlin – Hamburg, the A9 Berlin Leipzig and A2 Berlin – Hannover which is only 7 minutes travel time away



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UNIT 4

UNIT 8

UNIT 10A

UNIT 4

Warehouse
12,395 SQ M (133,419 SQ FT)

Office
384 SQ M (4,133 SQ FT)

12,779 SQ M (137,552 SQ FT)

- ✓ Car parking spaces: 80
- ✓ Trailer parking spaces: 15
- ✓ Dock doors: 10
- ✓ Level Access: 1
- ✓ Floor loading capacity: 5t/SQ M
- ✓ Clear height: 10 m
- ✓ ESFR-Sprinkler-System FM Global

UNIT 6A

Warehouse
9,308 SQ M (100,190 SQ FT)

Office / Social Rooms
846 SQ M (9,106 SQ FT)

Mezzanine
1,205 SQ M (12,971 SQ FT)

11,359 SQ M (122,267 SQ FT)

- ✓ Car parking spaces: 45
- ✓ Trailer parking spaces: 10
- ✓ Dock doors (2,00 x 2,50 m): 12
- ✓ Level Access: 1
- ✓ Dock doors (2,00 x 4,50 m): 3
- ✓ Floor loading capacity: 5t/SQ M
- ✓ Clear height: 10 m
- ✓ ESFR-Sprinkler-System FM Global

UNIT 6B

Warehouse
9,329 SQ M (100,417 SQ FT)

Office / Social Rooms
826 SQ M (8,891 SQ FT)

Mezzanine
1,205 SQ M (12,971 SQ FT)

11,360 SQ M (122,278 SQ FT)

- ✓ Car parking spaces: 56
- ✓ Trailer parking spaces: 7
- ✓ Dock doors (2,00 x 2,50 m): 12
- ✓ Level Access: 1
- ✓ Dock doors (2,00 x 4,50 m): 3
- ✓ Floor loading capacity: 5t/SQ M
- ✓ Clear height: 10 m
- ✓ ESFR-Sprinkler-System FM Global

UNIT 8

Warehouse
30,197 SQ M (325,038 SQ FT)

Office / Social Rooms
1,369 SQ M (14,736 SQ FT)

Workshop Showroom
733 SQ M (7,890 SQ FT)

Mezzanine
2,370 SQ M (25,510 SQ FT)

34,663 SQ M (373,109 SQ FT)

- ✓ Hall sections: 3
- ✓ Car parking spaces: 143
- ✓ Trailer parking spaces: 14
- ✓ Dock doors (2,00 x 2,50 m): 33
- ✓ Level Access: 3
- ✓ Dock doors (2,00 x 4,50 m): 3
- ✓ Floor loading capacity: 5t/SQ M
- ✓ Clear height: 10 m
- ✓ ESFR-Sprinkler-System FM Global

UNIT 10A

Warehouse
7,785 SQ M (83,797 SQ FT)

Office / Social Rooms
649 SQ M (6,986 SQ FT)

Mezzanine
923 SQ M (9,935 SQ FT)

9,357 SQ M (100,718 SQ FT)

- ✓ Car parking spaces: 45
- ✓ Trailer parking spaces: 2
- ✓ Dock doors (2,00 x 2,50 m): 11
- ✓ Level Access: 1
- ✓ Dock doors (2,00 x 4,50 m): 1
- ✓ Floor loading capacity: 5t/SQ M
- ✓ Clear height: 10 m
- ✓ ESFR-Sprinkler-System FM Global



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360° VR-Tour

Indicative site plan

PHILIPPSBURG LOGISTICS CENTRE

76661 Philippsburg

Site up to



120,570



1,297,805

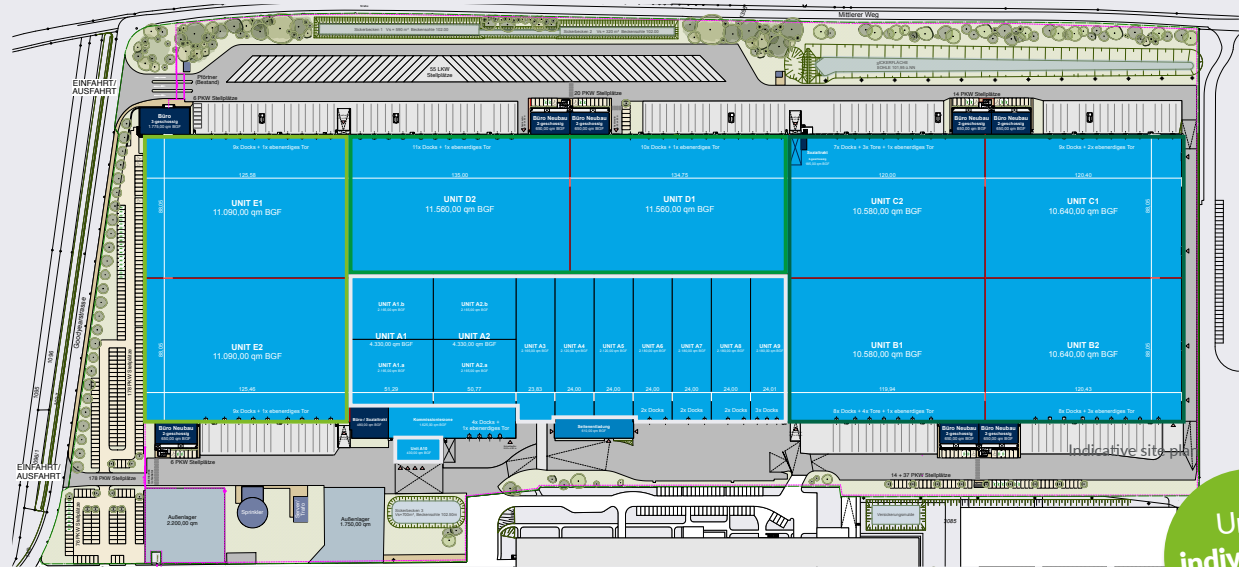
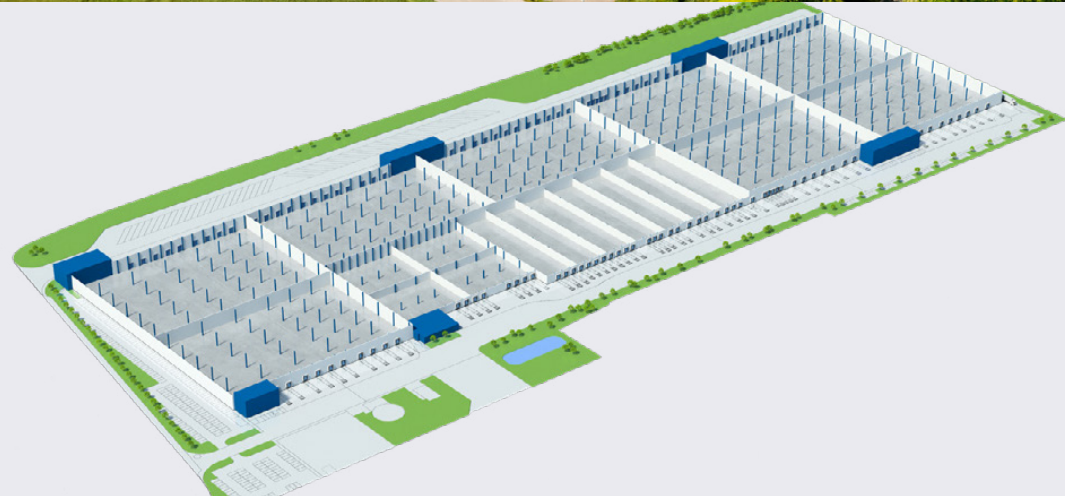
Site overview

- With a population of around 14,000, the town of Philippsburg is strategically located in the north of Baden-Württemberg, centred between Karlsruhe and Mannheim
- The property itself is located in the "Bruchstücker" industrial estate, approximately 2.2 km north of the city centre of Philippsburg and thus has attractive transport links to the A5, A6 and A61 motorways
- 3 of the 10 largest German inland ports in Karlsruhe, Mannheim and Ludwigshafen provide additional connectivity along the Rhine



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Units
individually
available

UNIT 1 - 10

Warehouse
25,840 SQ M (275,139 SQ FT)
Office
480 SQ M (5,167 SQ FT)
26,320 SQ M (283,306 SQ FT)

- ✓ Car parking spaces: 82
- ✓ Trailer parking spaces: 13
- ✓ Dock doors: 11
- ✓ Level Access: 1
- ✓ Floor loading capacity: 5t/SQ M
- ✓ Clear height: 6 - 10 m

Year of construction: 1980 / 1987

UNIT B/C

Warehouse
42,440 SQ M (456,820 SQ FT)
Office / Social Rooms
2,785 SQ M (29,977 SQ FT)
45,225 SQ M (486,798 SQ FT)

- ✓ Car parking spaces: 135
- ✓ Trailer parking spaces: 20
- ✓ Dock doors: 32
- ✓ Level Access: 7
- ✓ Floor loading capacity: 5t/SQ M
- ✓ Clear height: 10 m
- ✓ ESFR-Sprinkler-System

Year of construction: 2011

UNIT D

Warehouse
23,120 SQ M (248,862 SQ FT)
Office / Social Rooms
1,300 SQ M (13,993 SQ FT)
24,420 SQ M (262,855 SQ FT)

- ✓ Car parking spaces: 74
- ✓ Trailer parking spaces: 12
- ✓ Dock doors: 21
- ✓ Level Access: 1
- ✓ Floor loading capacity: 5t/SQ M
- ✓ Clear height: 10 m
- ✓ ESFR-Sprinkler-System

Year of construction: 2007

UNIT E

Warehouse
22,180 SQ M (238,744 SQ FT)
Office / Social Rooms
2,425 SQ M (26,102 SQ FT)
Outdoor storage
3,950 SQ M (42,517 SQ FT)
24,605 SQ M (264,846 SQ FT)

- ✓ Car parking spaces: 70
- ✓ Trailer parking spaces: 10
- ✓ Dock doors: 18
- ✓ Level Access: 2
- ✓ Floor loading capacity: 5t/SQ M
- ✓ Clear height: 10 m
- ✓ ESFR-Sprinkler-System

Year of construction: 2007

SCHIFFERSTADT LOGISTICS CENTRE

67105 Schifferstadt

Speculative Developments up to

SQ M
40,123

SQ FT
431,880

Site overview

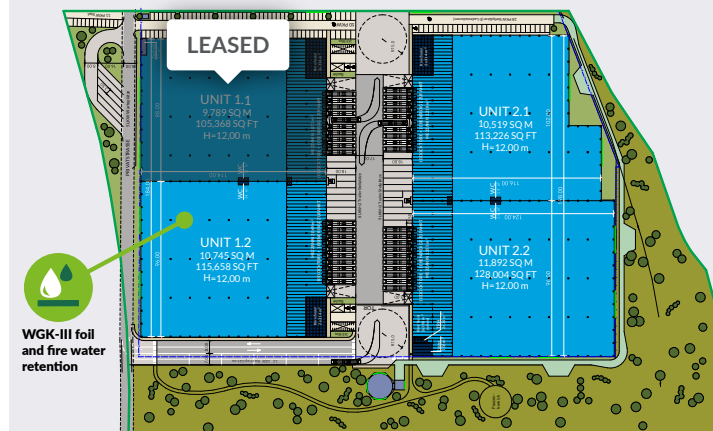
- Ideally located in the heart of the Rhine-Neckar area
- The nearest freeway access (A61 Schifferstadt) to the A65 can be reached in approximately 4 km without passing through the town
- The A5 and A6 motorways can be reached in 20 minutes by car
- A large workforce potential, generous residential and commercial areas as well as an above-average purchasing power characterize the Rhine-Neckar region as a strategically favorable location

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Build-to-suit

Warehouse

32,236 SQ M (346,985 SQ FT)

Offices

1,309 SQ M (14,090 SQ FT)

Mezzanine

6,578 SQ M (70,805 SQ FT)

40,123 SQ M (431,880 SQ FT)

- ✓ Hall sections: 2
- ✓ Car parking spaces: 94
- ✓ Trailer parking spaces: 31
- ✓ Dock doors: 30
- ✓ Level doors: 6
- ✓ Floor loading capacity: 7t/SQ M
- ✓ Clear height: 12 m
- ✓ ESFR-Sprinkler-System FM Global

AVAILABLE
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LEIPZIG (GRIMMA) LOGISTICS CENTRE

04668 Grimma

Build-to-suit opportunities up to

SQ M
25,732

SQ FT
276,977

Site overview

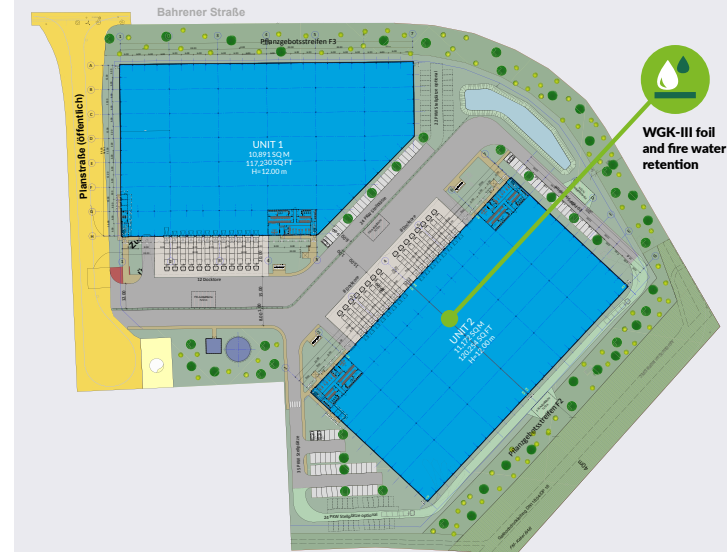
- The property is located in the eastern commercial area of Leipzig directly next to the motorway BAB 14
- In the neighborhood of the Leipzig metropolitan area, with Dresden and Chemnitz in Saxony's most important economic triangle, this site is well situated within Central Germany and in the direction of the CEE region
- Apart from large logistics and automotive settlements, such as DHL, BMW and Porsche, every third computer chip in Europe is produced in the region, which is why the region is also called Silicone Saxony
- Optimal accessibility due to quickly accessible connection to the BAB 9 or BAB 38 motorways
- 24h/7 Access

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Build-to-suit

Building 1

10,891 SQ M (117,230 SQ FT)

Mezzanine

915 SQ M (9,849 SQ FT)

Office / Social Rooms

606 SQ M (6,523 SQ FT)

Building 2

11,172 SQ M (120,254 SQ FT)

Mezzanine

1,527 SQ M (16,436 SQ FT)

Office / Social Rooms

621 SQ M (6,684 SQ FT)

25,732 SQ M (276,977 SQ FT)

- ✓ Hall sections: 2
- ✓ Car parking spaces: 59
- ✓ Car parking spaces optional: 48
- ✓ Dock doors: 28
- ✓ Level doors: 3
- ✓ Floor loading capacity: 7t/SQ M
- ✓ Clear height: 12 m
- ✓ ESFR-Sprinkler-System FM Global

- ✓ Building 2 provides the highest German water hazard class 3 (WGK 3).

AVAILABLE
NOW



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360° VR-Tour

COLOGNE SOUTH (BRUHL) LOGISTICS AND COMMERCIAL CENTRE

50321 Brühl

Build-to-suit opportunities up to

SQM
40,347

SQ FT
434,291

Site overview

- The property is embedded in an established commercial and logistics region in the Cologne area
- The location offers ideal conditions for logistics companies, last-mile logistics and smaller commercial enterprises
- Direct connection to the A553 motorway and quick access to the A1 and A61. Cologne city centre can be reached in just 20 minutes via the nearby A555

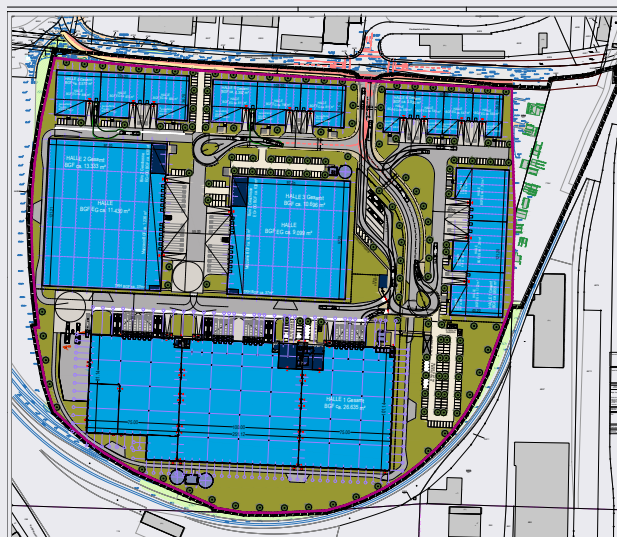
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Computer generated image



Indicative site plan

Logistics halls

Warehouse
20,495 SQ M (220,606 SQ FT)

Mezzanine
2,015 SQ M (21,689 SQ FT)

Office / Social Rooms
1,400 SQ M (15,070 SQ FT)

- ✓ Trailer parking spaces: 4
- ✓ Car parking spaces: 66
- ✓ Dock doors: 22
- ✓ Level doors: 3
- ✓ Floor loading capacity: 7t/SQ M
- ✓ Clear height: 12 m
- ✓ ESFR K-360 Sprinkler-System
- ✓ WHG Protective foil
- ✓ Air-to-air heat pump

Commercial halls

Warehouse
10,537 SQ M (113,419 SQ FT)

Mezzanine
2,950 SQ M (31,754 SQ FT)

Office / Social Rooms
2,950 SQ M (31,754 SQ FT)

- ✓ Car parking spaces: 79
- ✓ Dock doors: 15
- ✓ Level doors: 13
- ✓ Floor loading capacity: 3.5t/SQ M
- ✓ Clear height: 8 m
- ✓ Air-to-air heat pump

AVAILABLE
Q2 2028



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interaktive
360° VR-Tour

SIMMERN 3 LOGISTICS CENTRE

55469 Simmern (Rheinland-Pfalz)

Speculative Developments up to

SQM
65,300

SQ FT
702,883

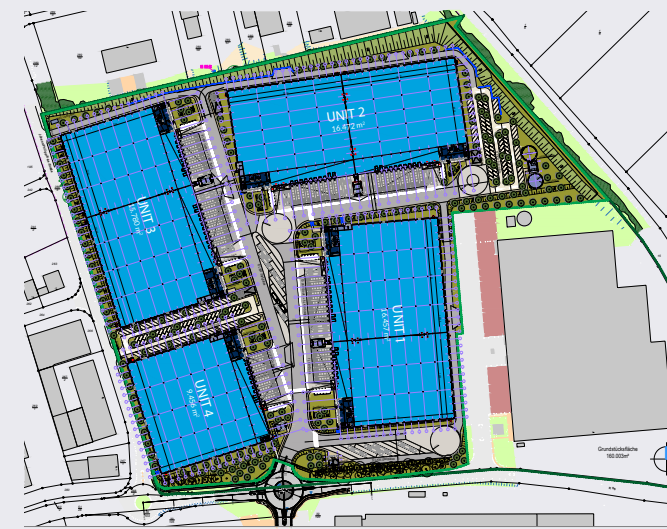
Site overview

- Due to its immediate proximity to the A61 motorway, the future logistics centre is ideally connected to the national and international transport network
- The district town of Simmern is located on the 4-lane B50 motorway, which is a motorway-like link between the A61, Frankfurt-Hahn and the Hochmosel crossing
- The well-developed local infrastructure supports efficient processes and short transport times

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Indicative site plan

Build-to-suit

Warehouse
ca. 1,60,003 SQ M (1,722,258 SQ FT)

Offices
ca. 3,500 SQ M (37,673 SQ FT)

Mezzanine
ca. 6,800 SQ M (73,194 SQ FT)

65,300 SQ M (702,883 SQ FT)

- ✓ Car parking spaces: 203
- ✓ Trailer parking spaces: 30
- ✓ Dock doors: 66
- ✓ Level doors: 5
- ✓ Floor loading capacity: 5-7t/SQ M
- ✓ Clear height: 10-12 m
- ✓ ESFR-Sprinkler-System FM Global

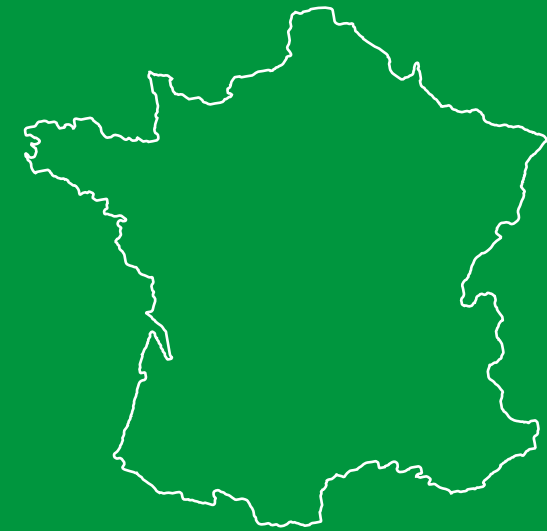
AVAILABLE
12 MONTHS AFTER
CONCLUSION OF THE
TENANCY AGREEMENTS



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interaktive
360° VR-Tour



FRANCE



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CURRENT AVAILABILITIES: France

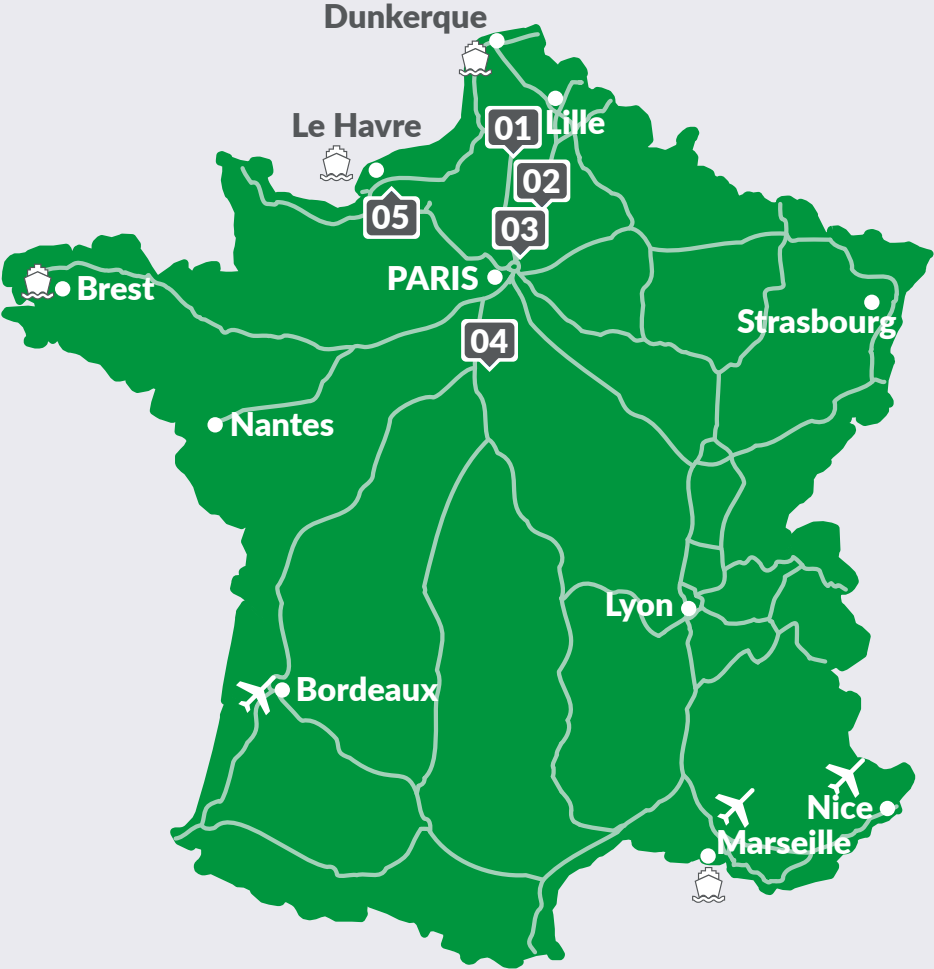
France		Available Space		Build-to-suit	Under construction	Available
01	GLP Park Henin-Beaumont	UP TO	27,183 SQ M (292,595 SQ FT)			●
02	GLP Park Ablaincourt	UP TO	18,828 SQ M (202,663 SQ FT)			●
03	GLP Park Saint Witz	UP TO	48,252 SQ M (519,380 SQ FT)	○		
	Orléans Logistics Park 1 – Ormes	UP TO	4,633 SQ M (49,869 SQ FT)			●
04	Orléans Logistics Park 7 – Ormes	UP TO	7,464 SQ M (80,341 SQ FT)			●
	Orléans Logistics Park 9 – Ormes	UP TO	9,271 SQ M (99,792 SQ FT)			●
05	GLP Park Le Havre	UP TO	69,274 SQ M (745,659 SQ FT)	●		

●

 Build-to-suit

○

 Speculative opportunity



GLP PARK HENIN-BEAUMONT 1 & 2

62110 Henin-Beaumont

Site up to



27,183



292,595

Site overview

- Direct access to A1 and A21 motorways



Site

Warehouse

23,182 SQ M (249,529 SQ FT)

Offices

1,032 SQ M (11,108 SQ FT)

Mezzanine

2,316 SQ M (24,929 SQ FT)

Charging rooms

653 SQ M (7,029 SQ FT)

27,183 SQ M (292,595 SQ FT)

- ✓ Dock doors: 30
- ✓ Level access doors: 5
- ✓ Clear height: 9.9 m
- ✓ Car parking spaces: 36
- ✓ ICPE operating permits: 1510-2 / 1530-3 / 1532-3 / 2663-2-c / 2910-A / 2925-1

AVAILABLE
Q2 2025

GLP PARK ABLAINCOURT

80320 Ablaincourt-Pressoir

Site up to



18,828



202,663

Site overview

- At the crossroads of the main motorway axes A1 North/and A29 East/West
- BREEAM Very Good certification
- Photovoltaic roof



Site

Warehouse

17,949 SQ M (193,201 SQ FT)

Offices

327 SQ M (3,520 SQ FT)

Charging rooms

390 SQ M (4,198 SQ FT)

Technical spaces

162 SQ M (1,744 SQ FT)

18,828 SQ M (202,663 SQ FT)

- ✓ Clear internal height: 12 m
- ✓ Dock doors: 18
- ✓ Level doors: 2
- ✓ HGV parking spaces: 24
- ✓ Car parking spaces: 94
- ✓ ICPE operating permits: 1450, 1510, 1530, 1532, 2662, 2663-1, 2663-2, 4004

AVAILABLE
NOW

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Indicative site plan

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Indicative site plan

GLP PARK SAINT WITZ 1 & 2

95470 Saint-Witz

Site up to



48,252



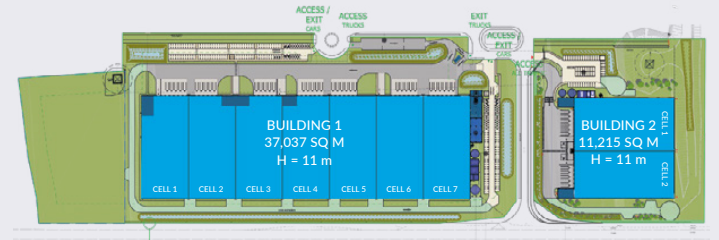
519,380

Site overview

- Situated in a premium location at the heart of a highly efficient transport network, benefiting from close proximity to the A1 highway, the main axis connecting Paris to Lille and Northern Europe
- Located less than 15 minutes from Roissy-Charles de Gaulle Airport, France's leading logistics and air freight hub
- The site offers a strategic solution for businesses looking to optimise national and international distribution
- BREEAM Outstanding expected
- Available Q4 2026



Computer generated image



Indicative site plan

Building 1

Warehouse

34,416 SQ M (370,451 SQ FT)

Offices

1,756 SQ M (18,901 SQ FT)

Charging room and technical area

865 SQ M (9,311 SQ FT)

37,037 SQ M (398,663 SQ FT)

- ✓ Dock doors: 37
- ✓ Level access doors: 3
- ✓ Clear internal height: 11 m
- ✓ HGV parking spaces: 6
- ✓ Car parking spaces: 175
- ✓ Floor loading capacity: 5t/m²
- ✓ Awning railway platform
- ✓ Sprinkler: ESFR

Building 2

Warehouse

10,352 SQ M (111,428 SQ FT)

Offices

435 SQ M (4,682 SQ FT)

Charging room and technical area

428 SQ M (4,607 SQ FT)

11,215 SQ M (120,717 SQ FT)

- ✓ Dock doors: 11
- ✓ Level access doors: 2
- ✓ Clear internal height: 11 m
- ✓ Car parking spaces: 51
- ✓ Floor loading capacity: 5t/m²
- ✓ Awning railway platform
- ✓ Sprinkler: ESFR



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ORLÉANS LOGISTICS PARK 1 ORMES

45140 Ormes

Site up to



4,633



49,869

Site overview

- Ormes is the 'Prime' logistics zone in Orléans, an established logistics market benefiting from its proximity to Paris
- Direct access to A10 motorway direction Paris (90 min); D2157 direction Orléans (15 min)



Indicative site plan

Site

Warehouse

4,533 SQ M (48,792 SQ FT)

Office

100 SQ M (1,076 SQ FT)

4,633 SQ M (49,869 SQ FT)

- ✓ Dock doors: 1
- ✓ Level access doors: 1
- ✓ Clear height: 7.5 m
- ✓ Car parking spaces: 20
- ✓ Truck yard: 32 m
- ✓ ICPE operating permits: 1510/1530/1532/2663



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ORLÉANS LOGISTICS PARK 7 ORMES

45140 Ormes

Site up to



Site overview

- Ormes is the 'Prime' logistics zone in Orléans, an established logistics market benefiting from its proximity to Paris
- Direct access to A10 motorway direction Paris (90 min); D2157 direction Orléans (15 min)



Site

Warehouse

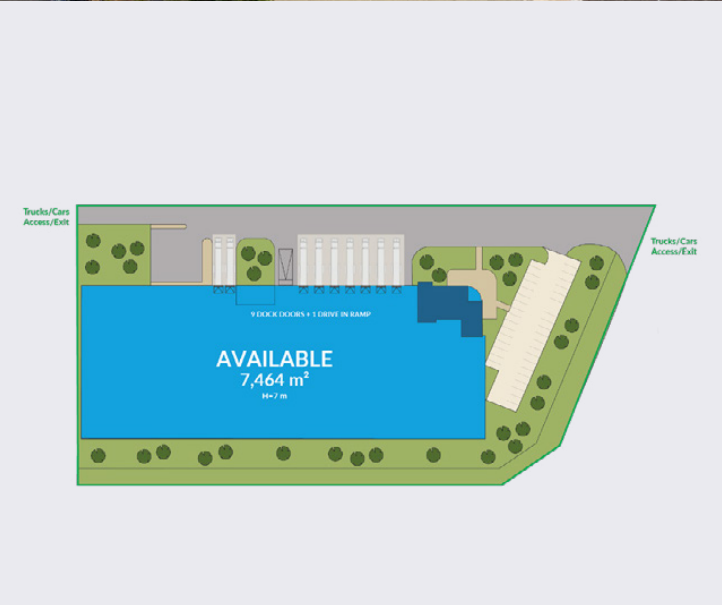
6,920 SQ M (74,486 SQ FT)

Office

274 SQ M (2,949 SQ FT)

7,464 SQ M (80,341 SQ FT)

- ✓ Dock doors: 9
- ✓ Level access doors: 1
- ✓ Clear height: 7 m
- ✓ Car parking spaces: 35
- ✓ ICPE operating permits: 1510/1530/1532



Indicative site plan

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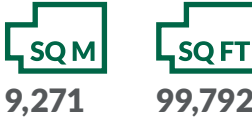
Visit: eu.glp.com



ORLÉANS LOGISTICS PARK 9 ORMES

45140 Ormes

Site up to



Site overview

- Ormes is the 'Prime' logistics zone in Orléans, an established logistics market benefiting from its proximity to Paris
- Direct access to A10 motorway direction Paris (90 min); D2157 direction Orléans (15 min)



Site

Warehouse

9,045 SQ M (97,359 SQ FT)

Offices

150 SQ M (1,615 SQ FT)

Technical spaces

76 SQ M (818 SQ FT)

9,271 SQ M (99,792 SQ FT)

- ✓ Clear internal height: 9.95 m
- ✓ Dock doors: 10
- ✓ Level doors: 1
- ✓ HGV parking: 8
- ✓ Car parking spaces: 10
- ✓ ICPE operating permits: 1510-1, 2931, 4331-2, 1434-1-b, 1530, 1532, 2910-A-2, 2925, 4320-2, 4734-2c, 4321



Indicative site plan

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GLP PARK LE HAVRE

76700 Gonfreville-l'Orcher

Site up to



69,274



745,659

Site overview

- Located near the Port of Le Havre (6km), access via the A131 and A29 motorways
- First port in France for foreign trade
- 1,150 companies already established
- Building and ICPE permits approved and cleared
- BREEAM Excellent certification targeted
- Preserved wetland

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Computer generated image



Indicative site plan

Build-to-suit opportunity

Warehouse

63, 075 SQ M (678,934 SQ FT)

Offices

4,236 SQ M (45,596 SQ FT)

Technical areas

274 SQ M (2,949 SQ FT)

Charging rooms

1,652 SQ M (17,782 SQ FT)

Gatehouse

37 SQ M (398 SQ FT)

69,274 SQ M (745,659 SQ FT)

- ✓ Clear internal height: 12 m
- ✓ Dock doors: 63
- ✓ Level doors: 6
- ✓ HGV parking spaces: 60
- ✓ Car parking spaces: 275
- ✓ ICPE operating permits: 1510, 2910, 2925

AVAILABLE 15
MONTHS AFTER
AGREEMENT





SPAIN



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CURRENT AVAILABILITIES: Spain

Spain		Available Space		Build-to-suit or Speculative opportunity	Under construction	Available
01	G-Park Getafe II	UP TO	15,934 SQ M (171,512 SQ FT)		○	
02	Magna Park Tauro – Building 3	UP TO	35,126 SQ M (378,093 SQ FT)			○
	Magna Park Tauro – Building 2	UP TO	30,696 SQ M (330,409 SQ FT)	●		
03	Oaxis GLP Park Madrid Villaverde – Buildings 2-8	UP TO	228,913 SQ M (2,463,999 SQ FT)	●		
	Oaxis GLP Park Madrid Villaverde – Building 1	UP TO	15,846 SQ M (170,565 SQ FT)		○	

● Build-to-suit ○ Speculative opportunity



G-PARK GETAFE II

28909 Getafe, Madrid

Site up to

SQ M
15,934

SQ FT
171,512

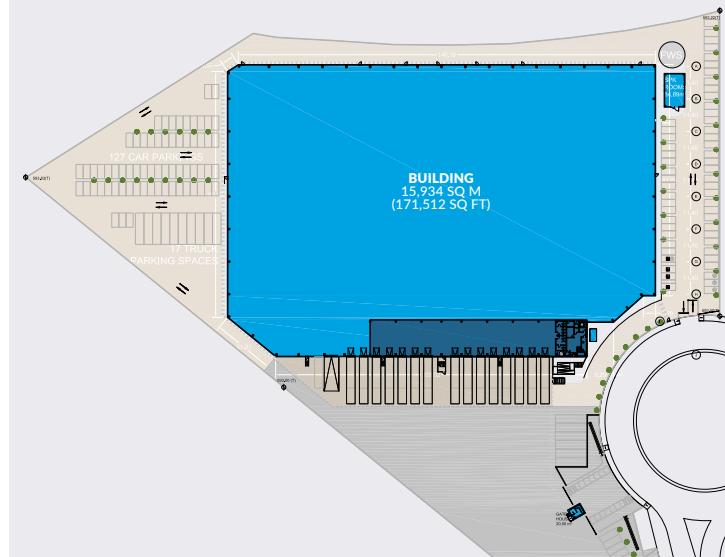
Site overview

- Direct access to A-4 (Madrid – Cordoba motorway)
- Located in the first crown of Madrid
- Fast connections to M-50, M45, M-40 and M-30 highways
- BREEAM Excellent expected
- Available Q4 2025

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Indicative site plan

Site

Warehouse
14,711 SQ M (158,347 SQ FT)

Offices – ground floor
138 SQ M (1,485 SQ FT)

Offices – mezzanine
980 SQ M (10,549 SQ FT)

Technical areas
105 SQ M (1,130 SQ FT)

15,934 SQ M (171,512 SQ FT)

- ✓ Clear internal height: 12.2 m
- ✓ Dock doors: 15
- ✓ Level doors: 1
- ✓ HGV parking spaces: 17
- ✓ Car parking spaces: 127
- ✓ ESFR sprinkler system

AVAILABLE
Q4 2025



MAGNA PARK TAURO BUILDING 3

45200 Illescas

Site up to

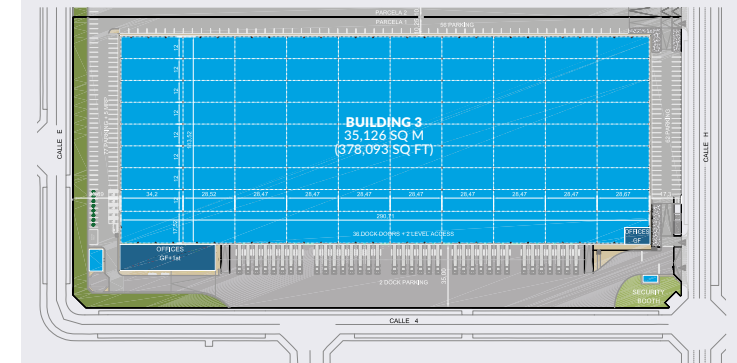
SQ M
35,126

SQ FT
378,093

Site overview

- Situated 32km south of Madrid along the A-42 motorway, 40 km from Madrid-Barajas Adolfo Suarez airport
- Direct access to the A-42 and AP-41 motorways, an exceptional location for both national and international distribution
- Good catchment area for qualified personnel
- BREEAM Very Good

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Indicative site plan

Building 3

Warehouse
33,365 SQ M (359,138 SQ FT)

Offices
1,641 SQ M (17,664 SQ FT)

Technical areas
90 SQ M (969 SQ FT)

Gatehouse
30 SQ M (323 SQ FT)

35,126 SQ M (378,093 SQ FT)

- ✓ Clear internal height: 11.70 m
- ✓ Dock doors: 36
- ✓ Level doors: 2
- ✓ Car parking spaces: 200
- ✓ Floor loading capacity: 5t/SQ M
- ✓ ESFR sprinkler system

AVAILABLE
NOW



**MAGNA PARK
TAURO
BUILDING 2**

45200 Illescas

Site up to



30,696

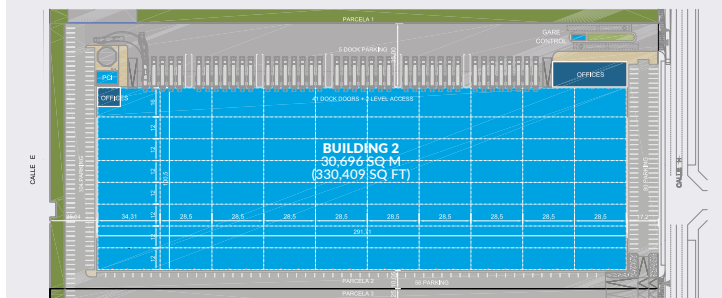
330,409

Site overview

- Situated 32km south of Madrid along the A-42 motorway, 40 km from Madrid-Barajas Adolfo Suarez airport
- Direct access to the A-42 and AP-41 motorways, an exceptional location for both national and international distribution
- Good catchment area for qualified personnel
- BREEAM Excellent expected



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Indicative site plan

Building 2

Warehouse
29,294 SQ M (315,318 SQ FT)

Offices
1,282 SQ M (13,799 SQ FT)

Technical areas
90 SQ M (969 SQ FT)

Gatehouse
30 SQ M (323 SQ FT)

30,696 SQ M (330,409 SQ FT)

- ✓ Clear internal height: 11.70 m
- ✓ Dock doors: 41
- ✓ Level doors: 2
- ✓ HGV parking spaces: 5
- ✓ Car parking spaces: 240



OAXIS GLP PARK MADRID VILLAVERDE BUILDINGS 2-8

28021 Villaverde, Madrid

Site up to



228,913

2,463,999

Site overview

- Located in the Villaverde district, the park is conveniently connected to the A-42, M-40 and M-30 motorways. In addition, the entire logistics park is close to different public transport lines
- Flexibility is the key to OAXIS
- BREEAM Excellent expected for all buildings
- BREEAM Communities



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Indicative site plan

Build-to-suit opportunities

Units from
6,703 SQ (72,150 SQ FT)
to 24,891 SQ M (267,924 SQ FT)



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OAXIS GLP PARK MADRID VILLAVERDE BUILDING 1

28021 Villaverde, Madrid

Under construction

SQ M
15,846

SQ FT
170,565

Site overview

- Located in the Villaverde district, the park is conveniently connected to the A-42, M-40 and M-30 motorways. In addition, the entire logistics park is close to different public transport lines
- Total built area divisible into three modules from 6,740 sq m/72,549 sq ft
- BREEAM Excellent expected

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Indicative site plan

Module 1

Warehouse
7,661 SQ M (82,462 SQ FT)

Offices
694 SQ M (7,470 SQ FT)

Mezzanine
770 SQ M (8,288 SQ FT)

9,125 SQ M (98,221 SQ FT)

Module 2

Warehouse
5,868 SQ M (63,163 SQ FT)

Offices
138 SQ M (1,485 SQ FT)

Mezzanine
715 SQ M (7,696 SQ FT)

6,721 SQ M (72,344 SQ FT)





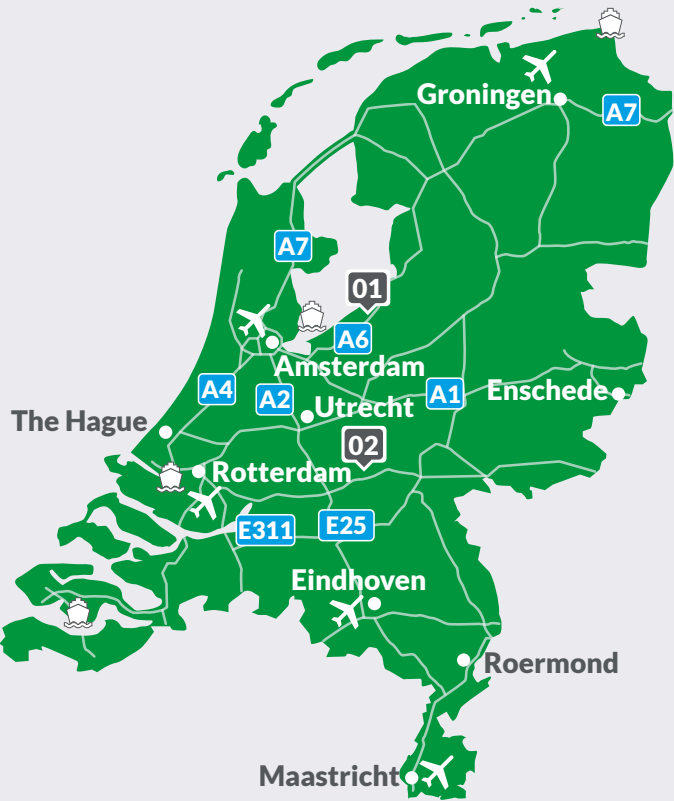
NETHERLANDS



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CURRENT AVAILABILITIES: Netherlands

Netherlands		Available Space		Build-to-suit or Speculative opportunity	Under construction	Available
01	G-Park Lelystad – Phase 2	UP TO	37,554 SQ M (404,228 SQ FT)			●
02	G-Park Culemborg	UP TO	41,781 SQ M (449,727 SQ FT)			●



G-PARK LELYSTAD PHASE 2

8218 NS Lelystad

Site up to

SQM

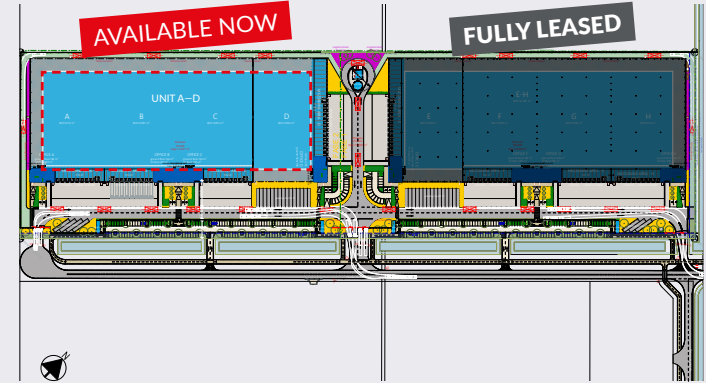
37,554

SQ FT

404,228

Site overview

- Lelystad Airport Business Park (LAB) forms part of the Amsterdam region. Its location by the highways, railroads, waterways and airways, makes the (municipality of) Lelystad a unique and fine business location for logistic companies
- It also lies on the central logistic axis from Amsterdam to Northern Germany and Scandinavia. Over 170 million consumers reside within a 500 kilometre radius of Lelystad Airport Businesspark
- Primary access highway A 6 direct connection to the A 6. First phase of the N 727 is realized and connected to the N 302 and to the Airport Several secondary roads and waterways on the Businesspark



Indicative site plan

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Site

Warehouse

32,089 SQ M (354,403 SQ FT)

Mezzanine

3,814 SQ M (41,054 SQ FT)

Offices

1,651 SQ M (17,771 SQ FT)

37,554 SQ M (404,228 SQ FT)

- ✓ Units: 4 (Unit A – D)
- ✓ Clear height: 12,20 m
- ✓ Floor loading: 5t+/SQ M
- ✓ Dock doors: 39
- ✓ Level doors: 4



G-PARK CULEMBORG

4104 AK Culemborg

Site up to

SQM

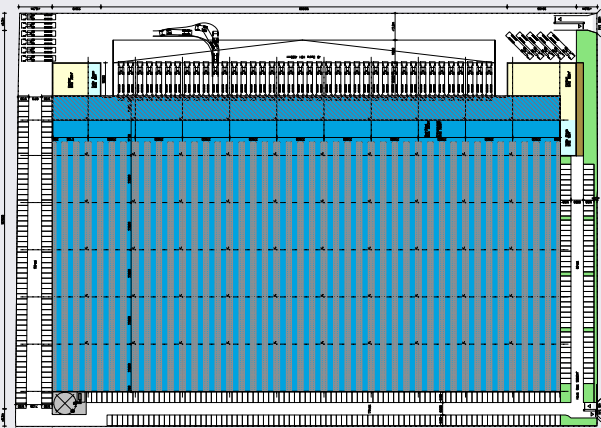
41,781

SQ FT

449,727

Site overview

- The location of Culemborg and its business park forms part of the established logistics region Rivierenland
- Its location by the highways, railroads, waterways and airways, makes the Culemborg region a unique and fine business location for logistic companies
- It also lies on the central logistic axis from Amsterdam to Northern Germany and Scandinavia
- Over 170 million consumers reside within a 500 kilometre radius



Indicative site plan

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Site

Warehouse

35,113 SQ M (377,953 SQ FT)

Mezzanine

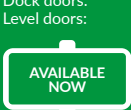
2,855 SQ M (30,731 SQ FT)

Offices

3,435 SQ M (36,974 SQ FT)

41,781 SQ M (449,727 SQ FT)

- ✓ Car parking spaces: 378
- ✓ Trailer parking spaces: 11
- ✓ Units: 2
- ✓ Clear height: 12,20 m
- ✓ Floor loading: 5t+/SQ M
- ✓ Dock doors: 40
- ✓ Level doors: 2





ITALY



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CURRENT AVAILABILITIES: Italy

Italy		Available Space		Build-to-suit or Speculative opportunity	Under construction	Available
01	G-Park Filago (BG)	UP TO	27,000 SQ M (290,626 SQ FT)			○
	G-Park Roncello (MB)	UP TO	25,450 SQ M (273,942 SQ FT)			○
02	G-Park Anagni 2 (FR)	UP TO	21,951 SQ M (236,279 SQ FT)			○
	G-Park Anagni 3 (FR)	UP TO	28,109 SQ M (302,563 SQ FT)	●		
03	G-Park Colleferro 2 (RM)	UP TO	23,579 SQ M (253,802 SQ FT)			○
04	G-Park Nogarole Rocca (VR)	UP TO	10,900 SQ M (117,327 SQ FT)			○

● Build-to-suit ○ Speculative opportunity



G-PARK FILAGO

Filago (BG)

Site up to

SQ M
27,000

SQ FT
290,626

Site overview

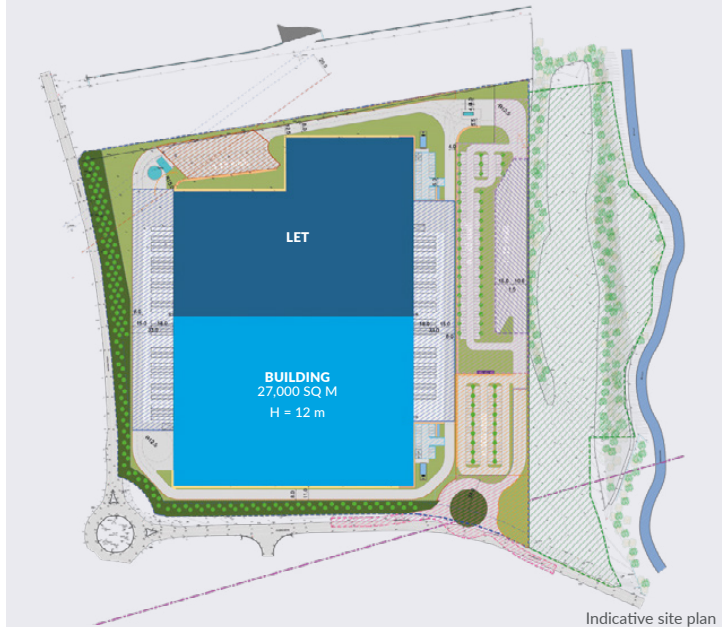
- Strategic location in the north-east, in the province of Bergamo, with excellent connections, being just over 2 km from the A4 motorway
- A quality logistics centre situated under 17 km from the city of Bergamo, 16.3 km from Orio al Serio International Airport and just 38 km from Milan

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Speculative opportunity

Warehouse

25,625 SQ M (275,825 SQ FT)

Offices and technical areas

1,375 SQ M (14,801 SQ FT)

27,000 SQ M (290,626 SQ FT)

- ✓ Car parking spaces: 250
- ✓ Dock doors: 25
- ✓ Floor loading capacity: 7t/SQ M
- ✓ Clear height: 12 m
- ✓ NFPA sprinkler system

AVAILABLE
NOW

G-PARK RONCELLO

Roncello (MB)

Site up to

SQ M
25,450

SQ FT
273,942

Site overview

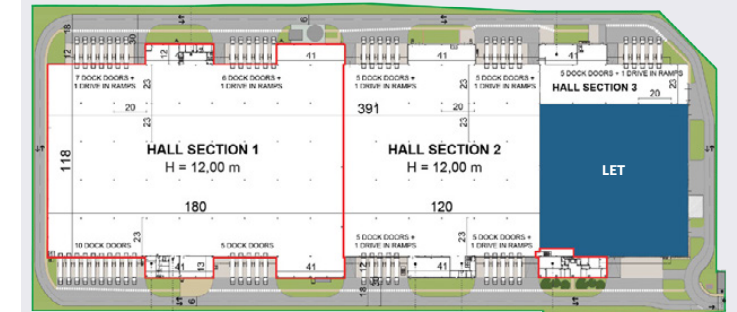
- Strategic location in the municipality of Roncello, in the south-west of Bergamo, approximately 28 km from Bergamo and 30 km from Milan
- Excellent accessibility, thanks to its proximity to the Cavenago Cambiago A4 motorway exit
- Well connected to other northern Italian cities, being just 66 Km from Brescia, 130 Km from Verona and 220 Km from Bologna
- Completely refurbished logistics warehouse

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Site

Warehouse

23,684 SQ M (254,932 SQ FT)

Offices

1,766 SQ M (19,010 SQ FT)

25,450 SQ M (273,942 SQ FT)

- ✓ Dock doors: 30
- ✓ Floor loading capacity: 5t/SQ M
- ✓ Clear height: 12 m
- ✓ NFPA sprinkler system

AVAILABLE
Q2 2025

Indicative site plan

G-PARK ANAGNI 2

Anagni (FR)

Site up to



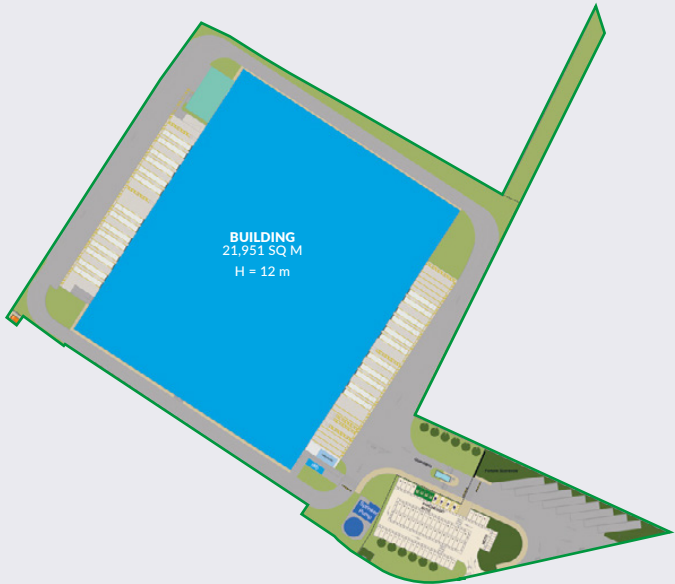
21,951



236,279

Site overview

- Strategically located between Rome and Frosinone, four kilometres from the Anagni Fiuggi exits on the A1 motorway
- A unique opportunity within the strong logistics hub of central-southern Italy, close to the capital with the Tyrrhenian and Adriatic areas within easy reach
- Ciampino airport is about 60km away, Fiumicino airport 85km and the nearest port of Civitavecchia is 142km away



Indicative site plan

Speculative opportunity

Warehouse
20,808 SQ M (223,975 SQ FT)
Offices and technical areas
1,143 SQ M (15,209 SQ FT)

21,951 SQ M (236,279 SQ FT)

- ✓ Car parking spaces: 66
- ✓ HGV parking spaces: 14
- ✓ Dock doors: 25
- ✓ Floor loading capacity: 7t/SQ M
- ✓ Clear height: 12 m
- ✓ NFPA sprinkler system



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G-PARK ANAGNI 3

Anagni (FR)

Site up to



28,109



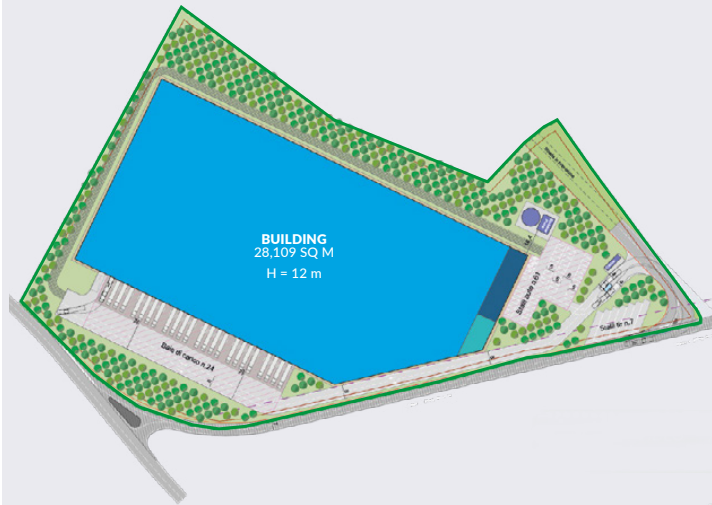
302,563

Site overview

- Strategically located between Rome and Frosinone, four kilometres from the Anagni Fiuggi exits on the A1 motorway
- A unique opportunity within the strong logistics hub of central-southern Italy, close to the capital with the Tyrrhenian and Adriatic areas within easy reach
- Ciampino airport is about 60km away, Fiumicino airport 85km and the nearest port of Civitavecchia is 142km away



Computer generated image



Indicative site plan

Build-to-suit opportunity

Warehouse
26,274 SQ M (282,811 SQ FT)
Offices
1,835 SQ M (19,752 SQ FT)

28,109 SQ M (302,563 SQ FT)

- ✓ Car parking spaces: 59
- ✓ HGV parking spaces: 7
- ✓ Dock doors: 24
- ✓ Floor loading capacity: 7t/SQ M
- ✓ Clear height: 12 m
- ✓ NFPA sprinkler system



* Within 9 months of signing the lease

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G-PARK COLLEFERRO 2

Colleferro (RM)

Site up to

SQM

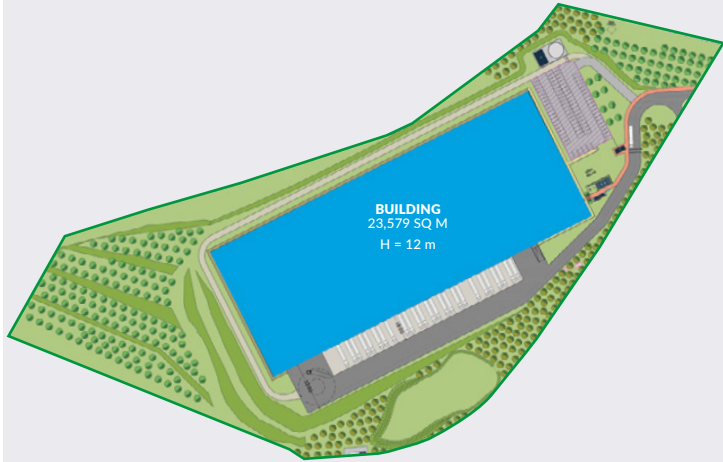
23,579

SQFT

253,802

Site overview

- A 23,000 sq m state-of-the-art logistics building located in the immediate vicinity of Rome's commercial region
- Strategic location in the industrial area Piombinara, less than 40 km from the Great Ring Road, the entrance of the park is located 200 m away via the Colleferro tollgate
- Exceptional connection with central and southern Italy
- BREEAM Excellent



Indicative site plan

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Speculative opportunity

Warehouse

22,764 SQ M (245,030 SQ FT)

Offices

792 SQ M (8,525 SQ FT)

Gatehouse

23 SQ M (248 SQ FT)

23,579 SQ M (253,802 SQ FT)

- ✓ Car parking spaces: 85
- ✓ Dock doors: 25
- ✓ Level doors: 1
- ✓ Floor loading capacity: 5t/SQ M
- ✓ Clear height: 12 m
- ✓ NFPA/ESFR



G-PARK NOGAROLE ROCCA

Nogarole Rocca (VR)

Site up to

SQM

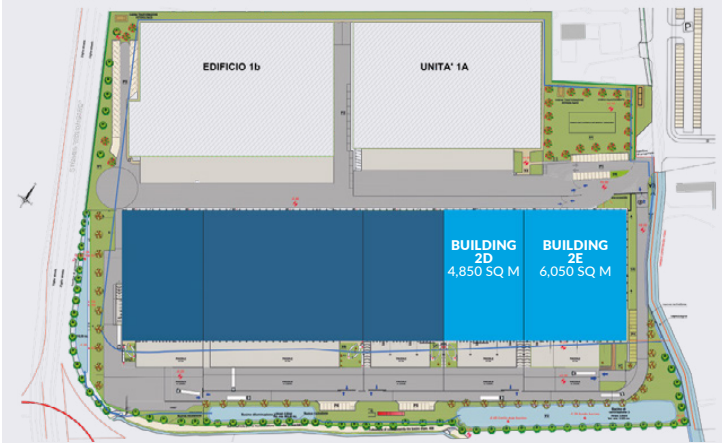
10,900

SQFT

117,327

Site overview

- Strategically located in the municipality of Nogarole Rocca (Southern Verona), a consolidated logistics location within the Greater Veneto Market
- Excellent accessibility to key road networks via the A22 and the E45, connecting Verona to the A1 highway (the main Italian axis connecting Milan, Bologna, Rome and Naples) and to Continental Europe



Indicative site plan

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Unit 2D

Warehouse

4,850 SQ M (52,205 SQ FT)

✓ Dock doors: 11

Unit 2E

Warehouse

6,050 SQ M (65,122 SQ FT)

✓ Dock doors: 11

Total

10,900 SQ M (117,327 SQ FT)

- ✓ Clear internal height: 12 m
- ✓ Floor loading capacity: 5t/SQ M



POLAND



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CURRENT AVAILABILITIES: Poland

Poland		Available Space		Build-to-suit or Speculative opportunity	Under construction	Available
01	Pomeranian Logistics Centre	UP TO	12,520 SQ M (134,764 SQ FT)			●
02	Warsaw VI Logistics Centre	UP TO	37,415 SQ M (402,732 SQ FT)		●	
03	Toruń Logistics Centre	UP TO	26,248 SQ M (282,531 SQ FT)			●
04	Wrocław IV Logistics Centre	UP TO	9,861 SQ M (106,143 SQ FT)			●
05	Wrocław V Logistics Centre	UP TO	67,543 SQ M (727,027 SQ FT)			●
06	Łódź I Logistics Centre	UP TO	29,644 SQ M (319,085 SQ FT)		●	
07	Gliwice II Logistics Centre	UP TO	41,866 SQ M (450,642 SQ FT)		●	
08	Łódź III Logistics Centre	UP TO	24,284 SQ M (261,391 SQ FT)			●
09	Łódź IV Logistics Centre	UP TO	71,385 SQ M (768,382 SQ FT)	●		

● Build-to-suit ○ Speculative opportunity



POMERANIAN LOGISTICS CENTRE

Gdańsk

Build-to-suit opportunities up to

SQ M
12,520

SQ FT
134,764

Site overview

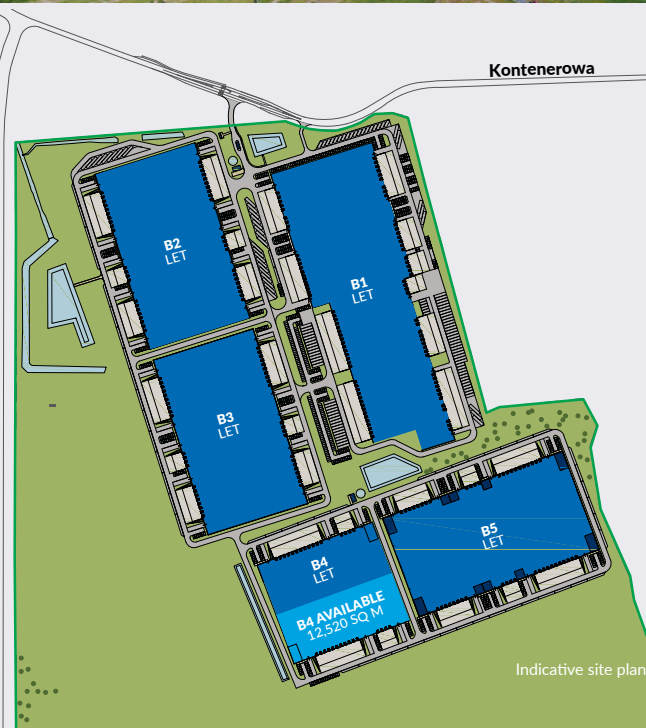
- Direct access to the expanding Gdańsk Deepwater Container Terminal (DCT)
- Multi-use (logistics warehousing, production and office) and multi-tenant site
- Excellent national and international multimodal transport connections
- The Gdańsk area represents an expanding consumer market of over 1 million people
- Possibility to provide a duty free zone

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Indicative site plan

Available space - Unit B4
12,520 SQ M (134,764 SQ FT)

- ✓ Clear internal height: 10 m
- ✓ Floor load capacity: 5T/sq m
- ✓ ESFR sprinkler system

AVAILABLE
NOW

WARSAW VI LOGISTICS CENTRE

Warsaw

Build-to-suit opportunities up to

SQ M
37,415

SQ FT
402,732

Site overview

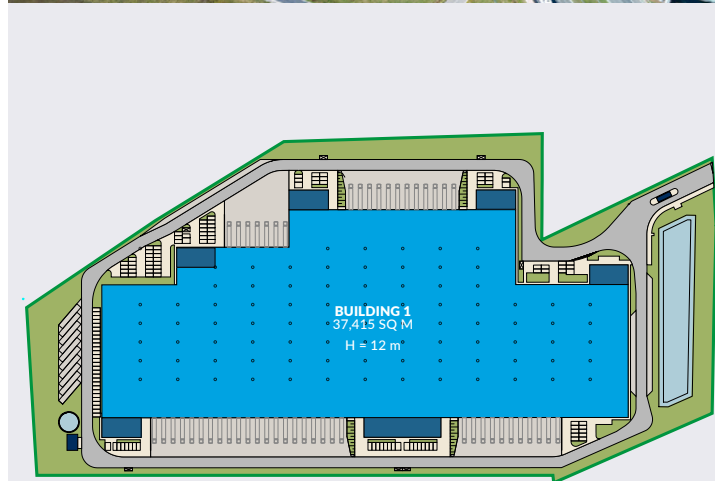
- The ideal location makes it the key warehouse facility on the eastern side of the capital
- With an area of 37,415 sq m (fully customizable to tenants' needs), just off the A2 highway, in the immediate proximity to Warsaw city limits
- 5 minutes East of Warsaw with close access to the S2 and S17 expressway junction

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Indicative site plan

Build-to-suit opportunity
37,415 SQ M (402,732 SQ FT)

- ✓ Clear internal height: 12 m
- ✓ Floor load capacity: 7.5T/sq m
- ✓ ESFR sprinkler system

AVAILABLE
Q3 2025

TORUŃ LOGISTICS CENTRE

Toruń

Site up to



26,248



282,531

Site overview

- GLP Toruń Logistics Centre is located within the Pomeranian Special Economic Zone – a headquarters of multiple blue-chip and high-tech companies
- The Centre is perfectly connected to both Western and Eastern European markets with access to multi-modal transport networks including Bydgoszcz Airport, Gdynia and Gdańsk harbours and major motorway intersection S10/A1 (12 km)

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Unit 1

15,925 SQ M (171,415 SQ FT)

- ✓ Clear internal height: 10 m
- ✓ Floor load capacity: 5T/sq m
- ✓ ESFR sprinkler system

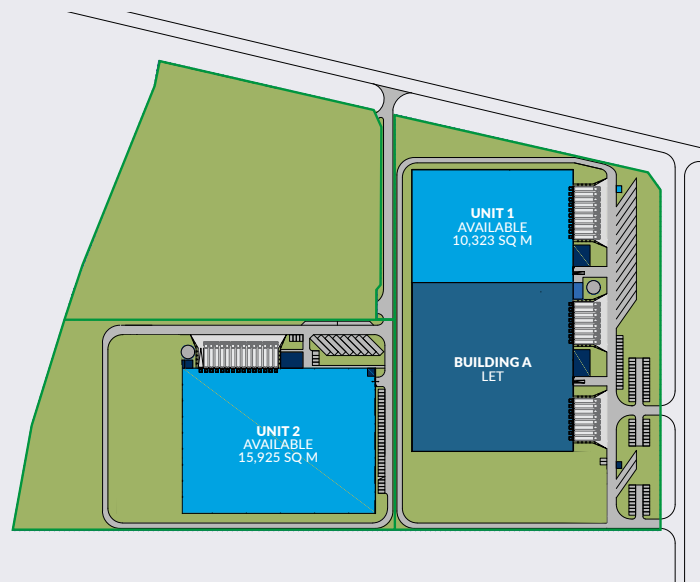
Unit 2

10,323 SQ M (111,116 SQ FT)

- ✓ Clear internal height: 10 m
- ✓ Floor load capacity: 5T/sq m
- ✓ ESFR sprinkler system

Total

26,248 SQ M (282,531 SQ FT)



Indicative site plan

WROCŁAW IV LOGISTICS CENTRE

Wysogotowo

Site up to



9,861



106,143

Site overview

- Nearly 10,000 sq m of existing space, includes over 500 sq m of modern office space, fully equipped to support manufacturing operations

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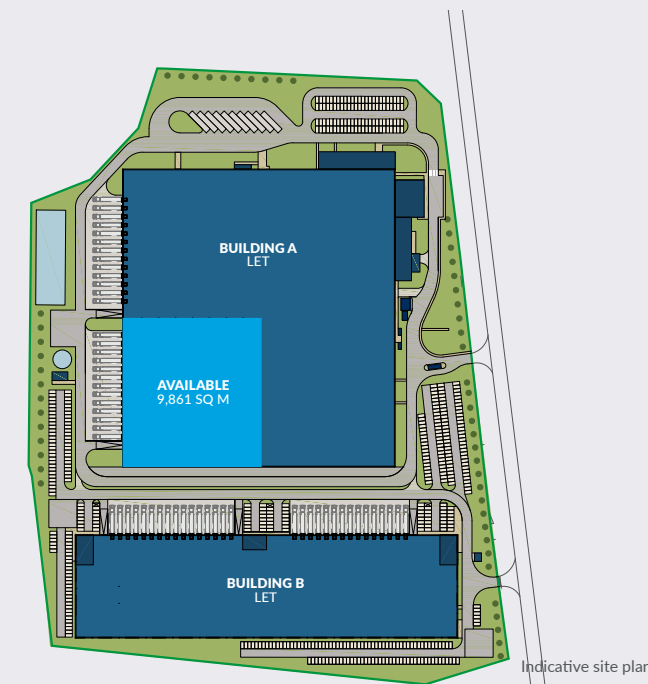
Visit: eu.glp.com



Unit 1

9,861 SQ M (106,143 SQ FT)

- ✓ Clear internal height: 10 m
- ✓ Floor load capacity: 10T/sq m
- ✓ ESFR sprinkler system



Indicative site plan

WROCLAW V LOGISTICS CENTRE

Magnice

Site up to

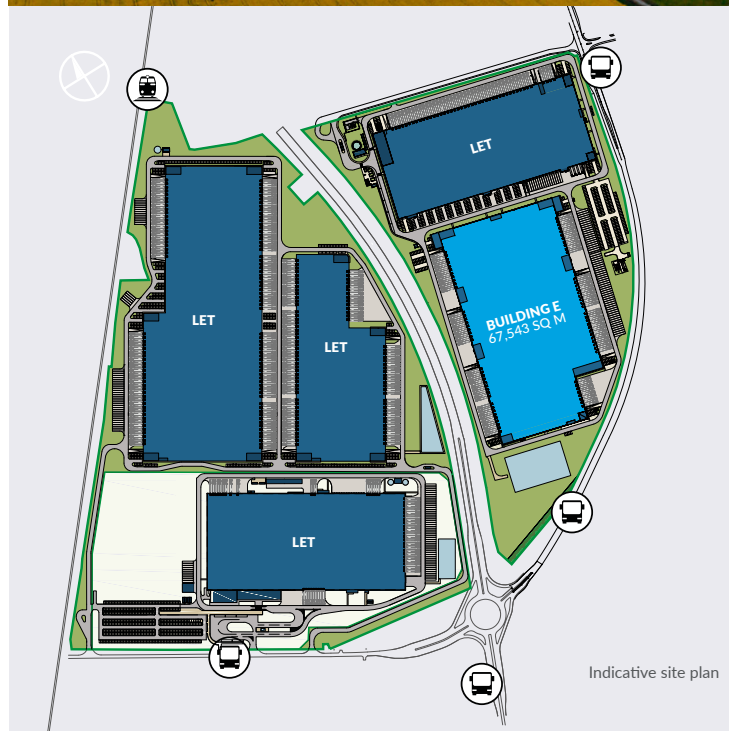
SQ M
67,543

SQ FT
727,027

Site overview

- 67,543 sq m of warehouse space built to meet your needs
- The location by an S8 junction, the direct proximity of the S5 expressway, the A4 and the A8 motorways, and perfect access to the S3 make the Logistics Centre ideal for distribution, warehousing and manufacturing
- Seamless access to the Wrocław airport, it also secures quick and easy transport of goods in and around the city, the region and the whole of Poland, as well as Germany and the Czech Republic
- Possibility to build a dedicated railway siding

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Indicative site plan

Building E

67,543 SQ M (727,027 SQ FT)

- ✓ Clear internal height: 12 m
- ✓ Floor load capacity: 10T/sq m
- ✓ ESFR sprinkler system

AVAILABLE
NOW

ŁĘDZINY II PARK

Łędziny 43-140

Site up to

SQ M
29,644

SQ FT
319,085

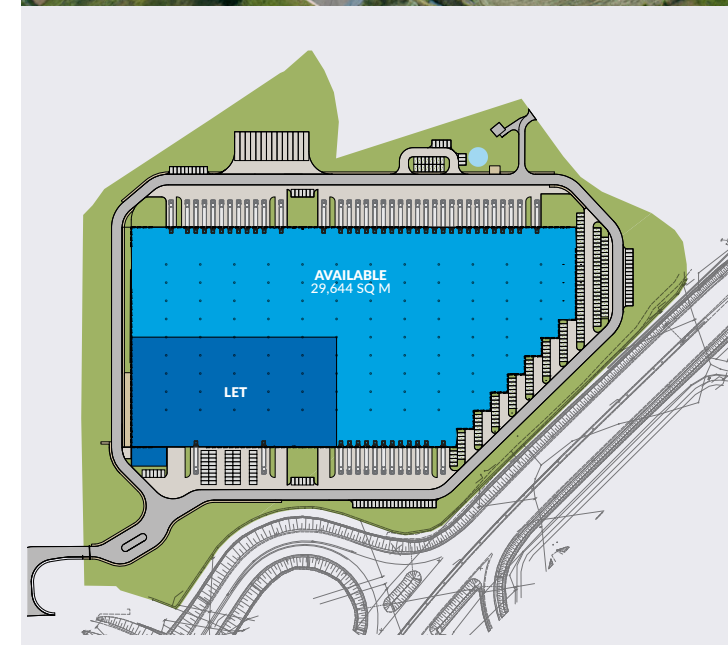
Site overview

- A 10-minute drive off the A4/S1 junction, Łędziny Logistics Centre's prime location is even more attractive thanks to a dedicated access to the S1
- Perfectly situated in Poland's top coalfield and industrial area, our new logistics centre means superb conditions for warehousing, distribution and light production

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Computer generated image



Indicative site plan

Unit 1 (under construction)

29,644 SQ M (319,085 SQ FT)

- ✓ Clear internal height: 12 m
- ✓ Floor load capacity: 7.5T/sq m
- ✓ ESFR sprinkler system

AVAILABLE
Q2 2025

GLIWICE II LOGISTICS CENTRE

Gliwice

Site up to

SQ M
41,866

SQ FT
450,642

Site overview

- Gliwice is a prime location for logistics, warehousing and light production
- Situated in the Katowicka Special Economic Zone, just a two-minute drive from the A4/ DK88 junction
- This unit offers 41,866 sq m of new, high specification distribution space

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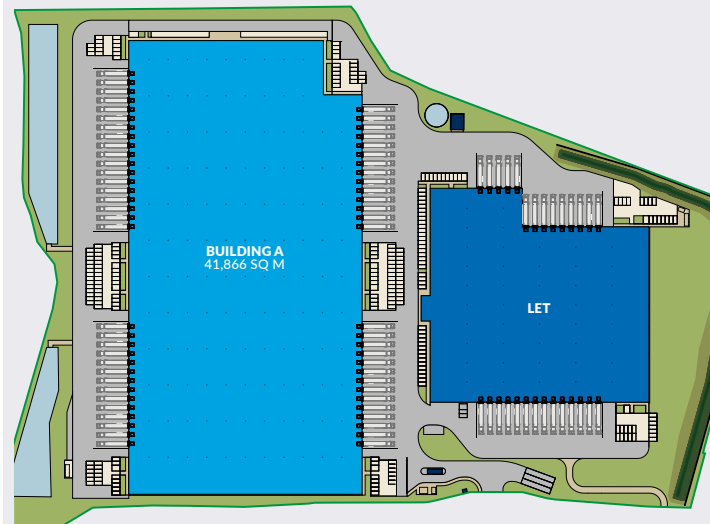


Computer generated image

Building A (under construction)
41,866 SQ M (450,642 SQ FT)

- ✓ Clear internal height: 12 m
- ✓ Floor load capacity: 7.5T/sq m
- ✓ ESFR sprinkler system

AVAILABLE
Q3 2025



Indicative site plan

ŁÓDŹ III LOGISTICS CENTRE

Nowosolna

Site up to

SQ M
24,284

SQ FT
261,391

Site overview

- Located on the main Polish transport route next to the 'Emilia' A2 Junction, near the planned S14 express road and just a few kilometres away from the city of Łódź, as well as the A1/A2 junction 'Stryków'
- The project offers over 24,000 sq m of prime warehouse space in the logistics centre of Poland

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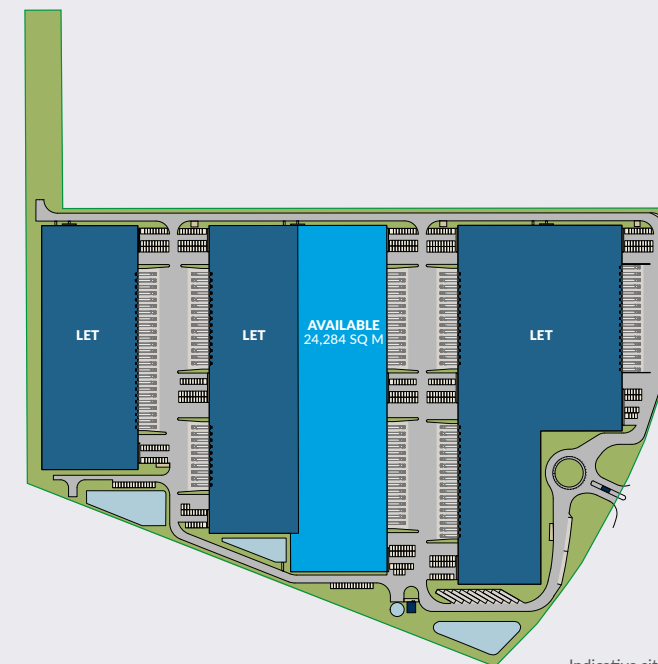
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Available area
24,284 SQ M (261,391 SQ FT)

- ✓ Clear internal height: 10 m
- ✓ Floor load capacity: 7.5T/sq m
- ✓ ESFR sprinkler system

AVAILABLE
NOW



Indicative site plan

ŁÓDŹ IV LOGISTICS CENTRE

Słowik

Site up to



71,385



768,382

Site overview

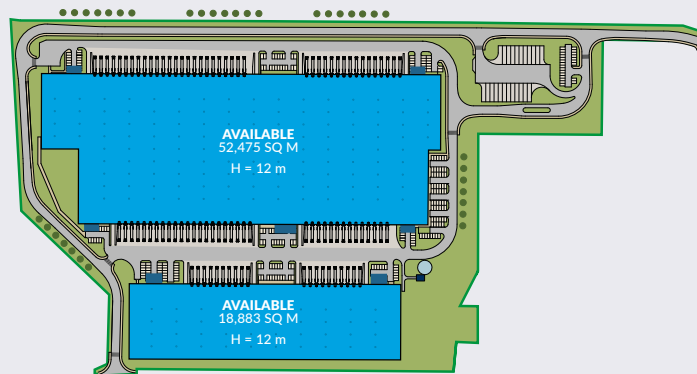
- Located on the main Polish transport route next to the 'Emilia' A2 Junction, near the planned S14 express road and just a few kilometres away from the city of Łódź, as well as the A1/A2 junction 'Stryków'
- The project offers over 71,600 sq m of prime warehouse space in the logistics centre of Poland

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Indicative site plan

Build-to-suit opportunity

71,385 SQ M (768,382 SQ FT)

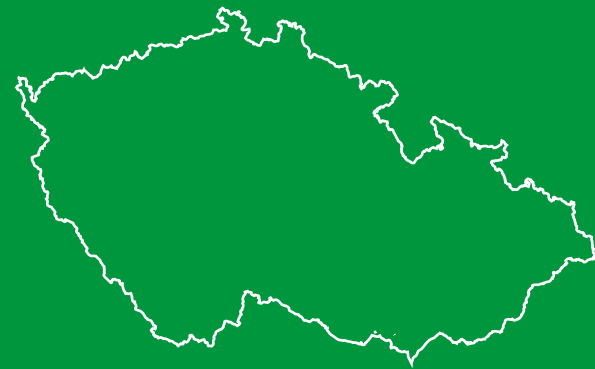
- ✓ Clear internal height: 12 m
- ✓ Floor load capacity: 7.5T/sq m
- ✓ ESFR sprinkler system

AVAILABLE
Q1 2026





CZECH REPUBLIC

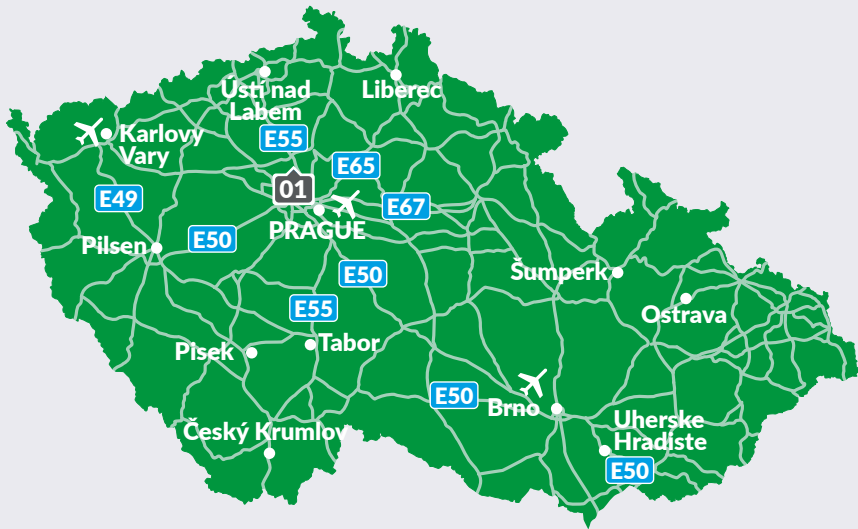


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CURRENT AVAILABILITIES: Czech Republic

Slovakia		Available Space		Build-to-suit or Speculative opportunity	Under construction	Available
01	GLP Park Praha Kozomin	UP TO	7,600 SQ M (81,806 SQ FT)		●	

● Build-to-suit ○ Speculative opportunity



GLP PARK PRAHA KOZOMIN

Prague

Site up to



7,600



81,806

Site overview

- 7,600 sq m warehouse designed to meet all your logistics and showroom needs
- Strategically located just 30 minutes from Prague city centre, this prime location is nestled in a well-established logistics and retail area, offering unparalleled convenience and accessibility
- Situated next to the D8 motorway, which connects Prague and Germany, GLP Park Praha Kozomin provides excellent connectivity for seamless transportation and distribution
- Available from August 2025

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Indicative site plan

Under construction

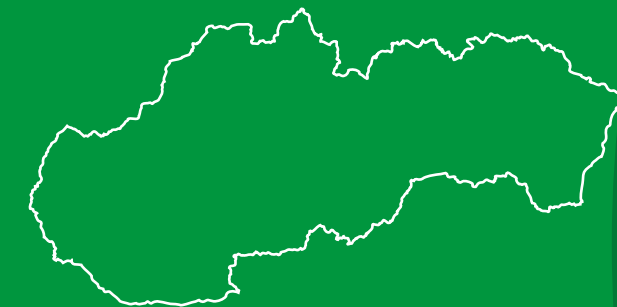
7,600 SQ M (81,806 SQ FT)

- ✓ Clear internal height: 10 m
- ✓ Floor load capacity: 7.5T/sq m
- ✓ ESFR sprinkler system

AVAILABLE
AUGUST 2025



SLOVAKIA



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CURRENT AVAILABILITIES: Slovakia

Slovakia		Available Space		Build-to-suit or Speculative opportunity	Under construction	Available
01	Bratislava Business Zone	UP TO	83,635 SQ M (900,240 SQ FT)	●		
02	Bratislava Senec Park	UP TO	38,000 SQ M (409,029 SQ FT)	●		

● Build-to-suit ○ Speculative opportunity



BRATISLAVA BUSINESS ZONE

Bratislava

Site up to

SQ M
83,635

SQ FT
900,240

Site overview

- This is a cutting-edge development project combining technologically advanced warehouses with e-commerce showrooms and green space which is open to the public, taking traditional logistics projects to the next level
- Located in close proximity to Bratislava Airport, the buildings will have the ability to be used as a sales showroom, for technological development and research, or for robotic logistics
- 83,635 sq m of ESG-focused business space

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Indicative site plan

Build-to-suit opportunities
83,635 SQ M (900,240 SQ FT)

- ✓ Clear internal height: 12 m
- ✓ Floor load capacity: 7T/sq m
- ✓ ESFR sprinkler system

BRATISLAVA SENEC

Bratislava

Site up to

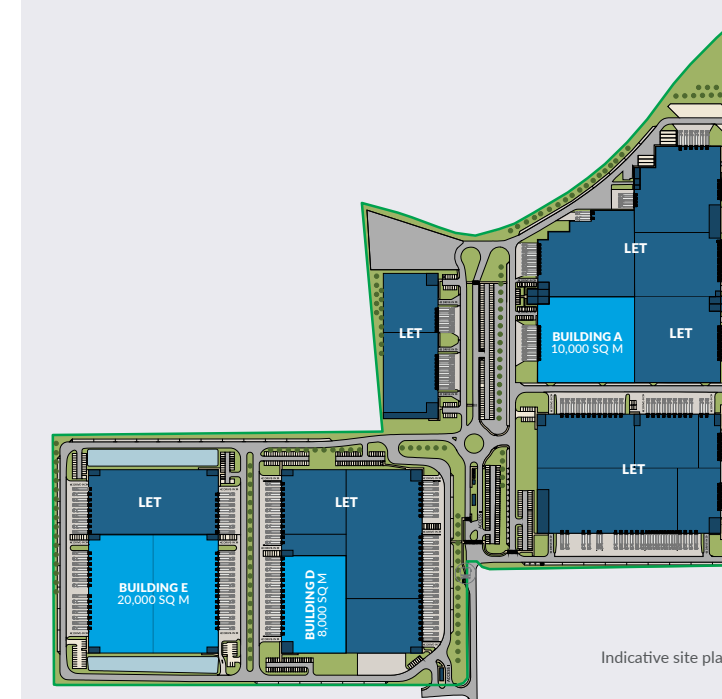
SQ M
38,000

SQ FT
409,029

Site overview

- GLP Park Bratislava Senec is an ideal development opportunity for any business requiring a tailor-made warehouse or light production facility
- Located within one of the largest logistic hubs in CEE, the site is located next to the D1/E75 highway (600 m) and Bratislava International Airport (20 km), providing easy access to all major Central Eastern European markets

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Indicative site plan

Build-to-suit opportunities
Building A
10,000 SQ M (592,015 SQ FT)

- ✓ Clear internal height: 10 m
- ✓ Floor load capacity: 5T/sq m
- ✓ ESFR sprinkler system

Building D
8,000 SQ M (86,111 SQ FT)

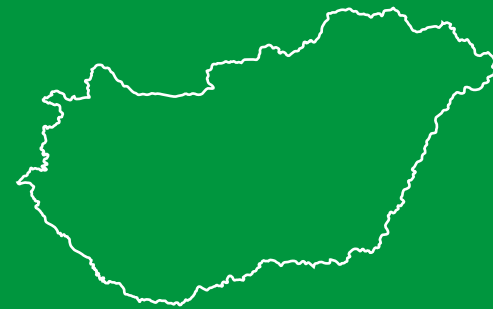
- ✓ Clear internal height: 10 m
- ✓ Floor load capacity: 5T/sq m
- ✓ ESFR sprinkler system

Building E
20,000 SQ M (215,278 SQ FT)

- ✓ Clear internal height: 10 m
- ✓ Floor load capacity: 5T/sq m
- ✓ ESFR sprinkler system



HUNGARY



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CURRENT AVAILABILITIES: Hungary

Hungary		Available Space		Build-to-suit or Speculative opportunity	Under construction	Available
01	Sziget II Logistics Centre	UP TO	110,000 SQ M (1,184,030 SQ FT)	●		

● Build-to-suit ○ Speculative opportunity



SZIGET II LOGISTICS CENTRE

2310 Hungary

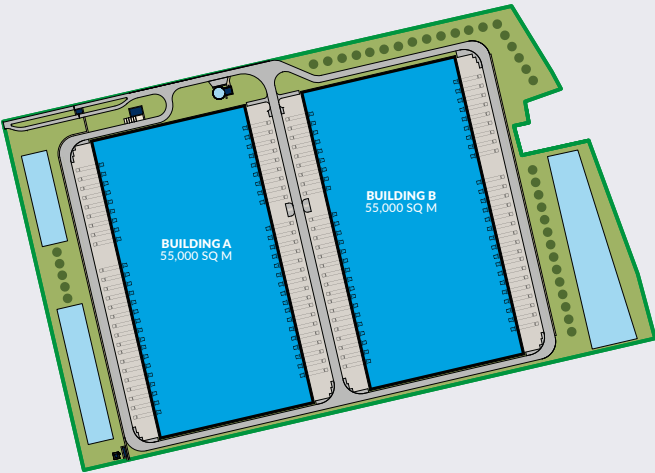
Site up to

SQ M **SQ FT**
110,000 **1,184,030**

Site overview

- GLP Sziget II, Budapest's premier logistics centre, offers unmatched connectivity, with M0 motorway freight access and local public transport
- Nestled beside a retail park, it provides all essential shopping needs
- Tailored Build-to-Suit options cater to diverse tenant requirements, making it a versatile choice for your business
- BREEAM certification

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Indicative site plan

Build-to-suit opportunities

Building A

55,000 SQ M (592,015 SQ FT)

- ✓ Clear internal height: 12 m
- ✓ Floor load capacity: 7T/sq m
- ✓ ESFR sprinkler system

Building B

55,000 SQ M (592,015 SQ FT)

- ✓ Clear internal height: 12 m
- ✓ Floor load capacity: 7T/sq m
- ✓ ESFR sprinkler system



Our Sustainability

Our sustainability initiatives contribute to a greener world and offer distinct advantages to our customers and communities.

GLP is recognised across the world for delivering industry leading warehouse buildings that continuously exceed our original environmental aspirations, while supporting our customers' business operations in many effective ways.

We proudly design and develop our buildings to:



Reduce
energy usage



Use recycled and
recyclable natural materials



Be considerate
of operating costs



Reduce water
usage



Exceed regulatory
requirements



Optimise the use
of natural light



Our Customers

GLP provides state-of-the-art buildings to accommodate many of the world's leading companies. Our customers come from across the retail, manufacturing, third party logistics (3PL), automotive and pharmaceutical sectors and include Amazon, Auchan, Mercedes, H&M, Ceva Logistics, DHL, Lidl, GXO, Maersk, Alza, Wayfair, DSV, DB Schenker and Intermarché.

We have been delivering on our promises for over 35 years and the growth of our business is underpinned by commitment to customer service excellence, delivered by our colleagues across the world.

AVAILABLE SPACE

Europe

GLP is committed to a policy of continuous development and reserves the right to make changes to information without notice. This brochure, the descriptions and measurements contained herein do not form part of any contract and whilst every effort has been made to ensure accuracy, this cannot be guaranteed. August 2025. Terms: Available leasehold – details upon application. Please contact the agents for a detailed proposal. Printed in the UK.

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