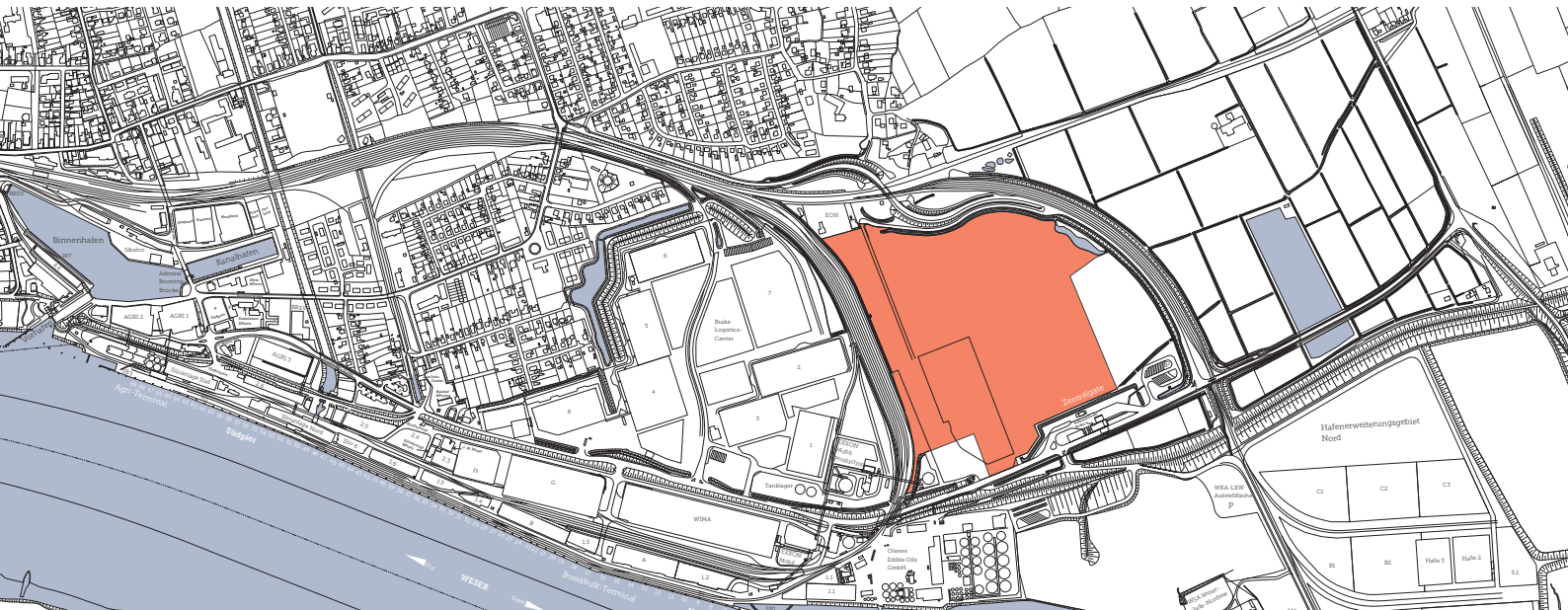


# Commercial areas, open space areas or building sites

## Location Brake – B27



### Boitwarder Groden south of curved rail track

Address	Port area of Brake Nordstraße 26919 Brake
<b>Details about the object/ Object description</b>	
Object	<ul style="list-style-type: none"> <li>› abt. 22 ha of undeveloped surface area at the Boitwarder Groden with road and rail access as well as access to the Nordpier (North Pier) and Niedersachsenkai</li> <li>› further development can be expanded to suit</li> </ul>
Availability/ Type of contract	<ul style="list-style-type: none"> <li>› available immediately</li> <li>› area can be made available as total area or in parcels</li> <li>› building lease contract, optional lease contract</li> </ul>
Commercial utilization/ Zoning plan	GI / Gle / GE lt. B-Plan B70 & B72
Land use and zoning plan/ Construction criteria	<ul style="list-style-type: none"> <li>› plot ratio 0,6–0,8</li> <li>› cubic index 10,0</li> </ul>
Restrictions/ Official requirement	the height of buildings is restricted to 60 m
Target businesses	industries with an affinity to the port, commercial settlements, service providers

## Boitwarder Groden south of curved rail track

### Infrastructure / Connection to traffic routes – by land –

Road connection	<ul style="list-style-type: none"> <li>› Nordstraße</li> <li>› federal highway B 212 / B 211</li> <li>› connection to Autobahn via Wesertunnel A27 abt. 15 km</li> </ul>
Rail connection	<ul style="list-style-type: none"> <li>› direct access to the port railway, extendable</li> <li>› from there, access to the DB (Fed. German rail network)</li> </ul>

### Infrastructure / Connection to traffic routes – on the water –

Quay facility	<ul style="list-style-type: none"> <li>› Niedersachsenkai abt. 1 km</li> <li>› Nordpier abt. 800 m</li> </ul>
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### Distances

Airport	Bremen abt. 60 km
Inner city of Brake	abt. 2,5 km
Bremen	abt. 60 km
Bremerhaven	abt. 40 km
Hamburg	abt. 185 km
Hannover	abt. 190 km
Duisburg	abt. 280 km

## Your Contact:

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