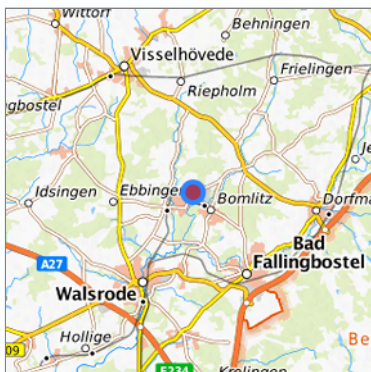


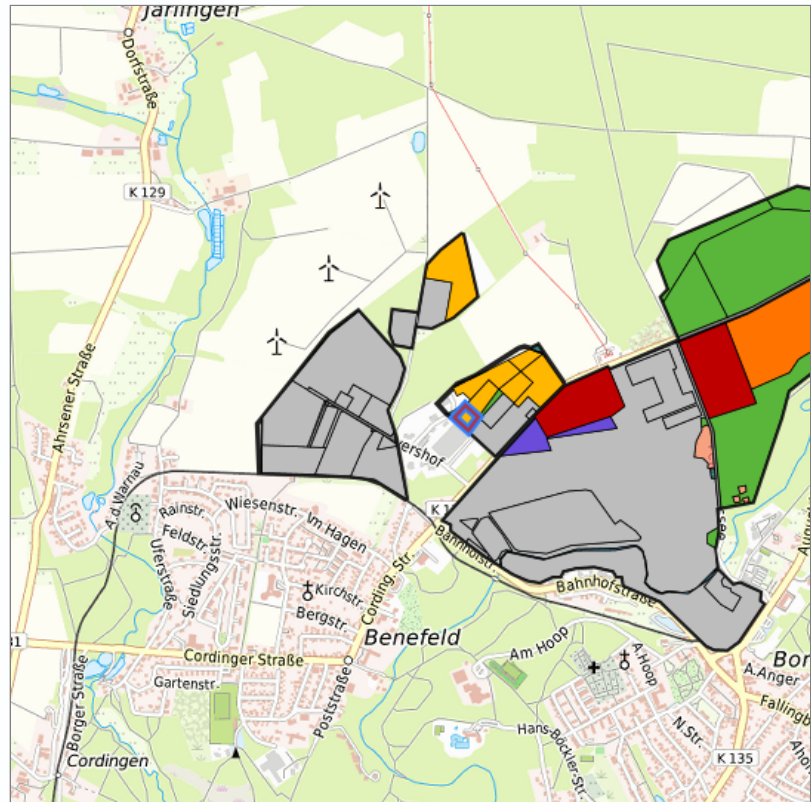
Bayershofer Weg (Am Bayersfeld) at Walsrode, Heidekreis



Location in the Hamburg Metropolitan Region



Location in the requested region



Detailed view of the requested site

Legend

Availabilities

 Immediately	 short term (2 years)	 medium term (2-5 years)
 long-term (> 5 years)	 optional area (bindingly reserved)	 occupational pension plan
 not available		

Brief description

Description of the parcel
Municipality/city

Bayershofer Weg
Walsrode

Parcel

Property size (m²)	5,036.79
Availability	available in the medium-term
focus use	grassland with trees and shrubs
further use	unavailable

Legal planning situation

Commercial space secured by planning permission	Yes
Building area according to land use plan	commercial building area
Existing planning law	§30 BauGB (qualified development plan)

Type and extent of building and land use

Specific type of structural use	GI
Development situation	partially accessible
24-hour operation	Yes
possible site occupancy ratio	No information
possible floor area figure	No information
possible number of full floors	No information
possible height of building structures	No information
cubic index	No information

Exclusions/restrictions of land use

restrictions to mobilization	None
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Infrastruktur of site

broadband availability (at least 50 MBit/s)	Yes
quay edge	No
quay edge with sea-going vessel deep water	No
direct rail connection	No
electricity connection	Yes
gas connection	Yes
water connection	Yes
wastewater connection	Yes

Proprietary situation and marketing intention

proprietary situation	Private
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Detailed information about commercial zone

Gross surface area (ha)	40.0305
Sector focus	metal production and processing , construction industry , trade, maintenance and repair of motor vehicles , utilities sector and waste managment business , logistics industry and storage , other manufacturing sectors
Type of location of commercial estate	location for emission-intensive industry , location for crafts and small-scale trades

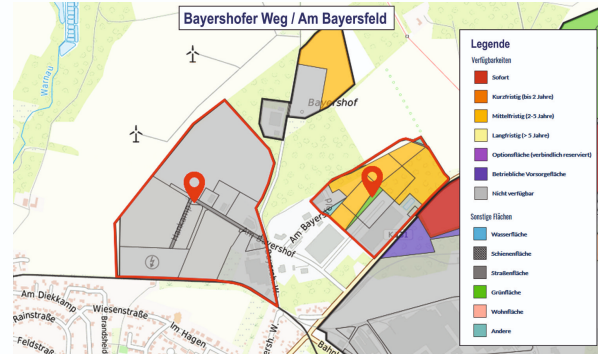
Transport accessibility

Motorway	A 7	9.3 km
Motorway	A 27	10.6 km
Main road	B 440	4.2 km
Main road	B 209	7.1 km
International airport	Flughafen Hannover	56.3 km
International airport	Flughafen Bremen	66.7 km
International airport	Flughafen Hamburg	95.0 km
Commercial airfield	Hodenhagen	22.1 km
Port	Seehafen FHH	78.3 km
Intermodal terminal	Soltau Logistics-Center	23.1 km
Rail passenger transport	Bad Fallingborstel	8.0 km
Rail passenger transport	Walsrode	9.1 km
Rail passenger transport	Dorfmark	10.8 km
Rail passenger transport	Visselhövede	14.9 km
Rail passenger transport	Soltau	16.4 km
Public transport	Bomlitz Industriepark 2	0.8 km
Availability of public transport	Not specified	

Links to the commercial zone

[Bayershofer Weg](#)

A wide-angle photograph of a flat, grassy field. The foreground is filled with green grass and some small yellow and white flowers. In the background, a dense line of trees, mostly evergreens, stretches across the horizon. The sky is overcast with grey clouds.



Inhabitants of the municipality	30,767
Trade tax rate	410
Property tax B	375

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