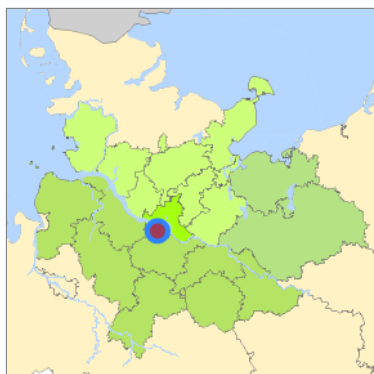


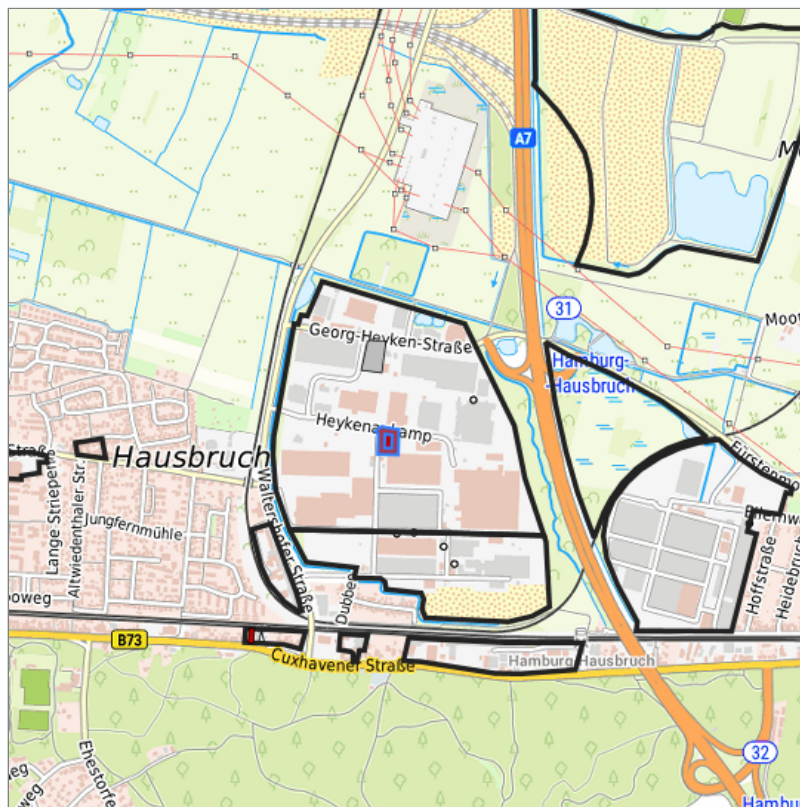
## Hausbruch (Heykenaukamp (südl. Fläche)) at Hamburg, Freie und Hansestadt Hamburg



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

Hausbruch  
Hamburg

## Parcel

Property size (m <sup>2</sup> )	4,000
Availability	immediately available
focus use	brownfield site
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	fully 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	Others
------------------------------	--------

## 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	Not specified
water connection	Yes
wastewater connection	Yes

## Proprietary situation and marketing intention

proprietary situation	Public
-----------------------	--------

## Detailed information about commercial zone

Gross surface area (ha)	73.16
Sector focus	logistics industry and storage
Type of location of commercial estate	classic commercial estate

## Transport accessibility

Motorway	A 7	0.8 km
Motorway	A 253	6.9 km
Motorway	A 261	7.6 km
Motorway	A 1	9.2 km
Motorway	A 252	13.2 km
Motorway	A 255	14.4 km
Motorway	A 25	16.3 km
Motorway	A 39	16.8 km
Motorway	A 23	18.9 km
Motorway	A 24	20.2 km
Motorway	A 26	21.5 km
Main road	B 73	1.6 km
Main road	B 75	6.9 km
Main road	B 4	8.5 km
International airport	Flughafen Hamburg	24.0 km
International airport	Flughafen Bremen	100.2 km
International airport	Flughafen Hannover	127.0 km
Regional airport	Flughafen Lübeck	75.1 km
Regional airport	Cuxhaven	105.0 km
Regional airport	Schwerin-Parchim	141.6 km
Commercial airfield	Uetersen/Heist	35.3 km
Commercial airfield	Hartenholm	57.7 km
Commercial airfield	Rotenburg (Wümmme)	61.1 km
Commercial airfield	Hungriger Wolf	71.7 km
Commercial airfield	Neumünster	73.1 km
Port	Seehafen FHH	4.4 km
Port	Binnenhafen Geesthacht	39.0 km
Port	Seehafen Stade-Bützfleth	41.7 km
Port	Binnenhafen Lüneburg	52.2 km
Port	Binnenhafen Lauenburg	54.7 km
Rail freight traffic	Emons Spedition GmbH	15.8 km
Rail freight traffic	Lübeck Nordlandkai (trimodal)	78.4 km
Rail freight traffic	Lübeck Konstinkai	79.7 km
Intermodal terminal	Holborn Raffinerie (FHH, trimodal)	3.4 km
Intermodal terminal	Hansaport Terminal (FHH, trimodal)	5.4 km

<b>Intermodal terminal</b>	Containerterminal Altenwerder (FHH, trimodal)	5.8 km
<b>Rail passenger transport</b>	Neuwiedenthal S	2.6 km
<b>Rail passenger transport</b>	Neugraben S	4.3 km
<b>Rail passenger transport</b>	Heimfeld S	5.0 km
<b>Rail passenger transport</b>	Harburg Rathaus S	6.2 km
<b>Rail passenger transport</b>	Fischbek S	6.7 km
<b>Public transport</b>	Hamburg Heykenaukamp/Beiersdorf	0.2 km
<b>Public transport</b>	Hamburg Heykenauweg (Süd)	0.5 km
<b>Public transport</b>	Hamburg Heykenaukamp	0.5 km
Availability of public transport	Not specified	

## Information about Hamburg

Inhabitants of the municipality	1,852,478
Trade tax rate	470
Property tax B	540

## Contact

Stefan Wieschebrock

Hamburg Invest

Bereichsleitung

Wexstr. 7

20355 Hamburg

[+49 40 227019-79](tel:+494022701979)

[stefan.wieschebrock@hamburg-invest.com](mailto:stefan.wieschebrock@hamburg-invest.com)

<https://www.hamburg-invest.com/team/2186526/bestand/>