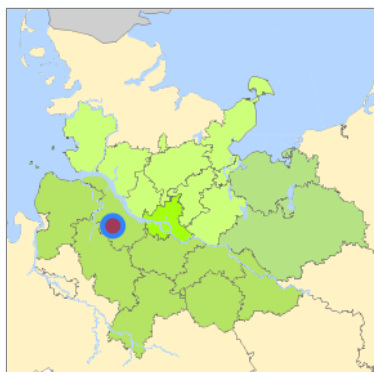
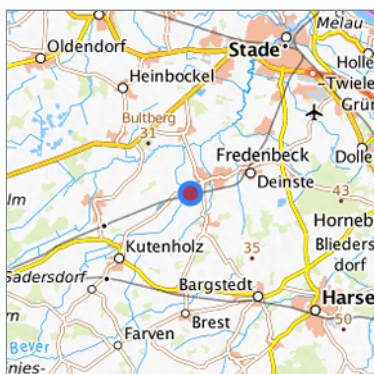


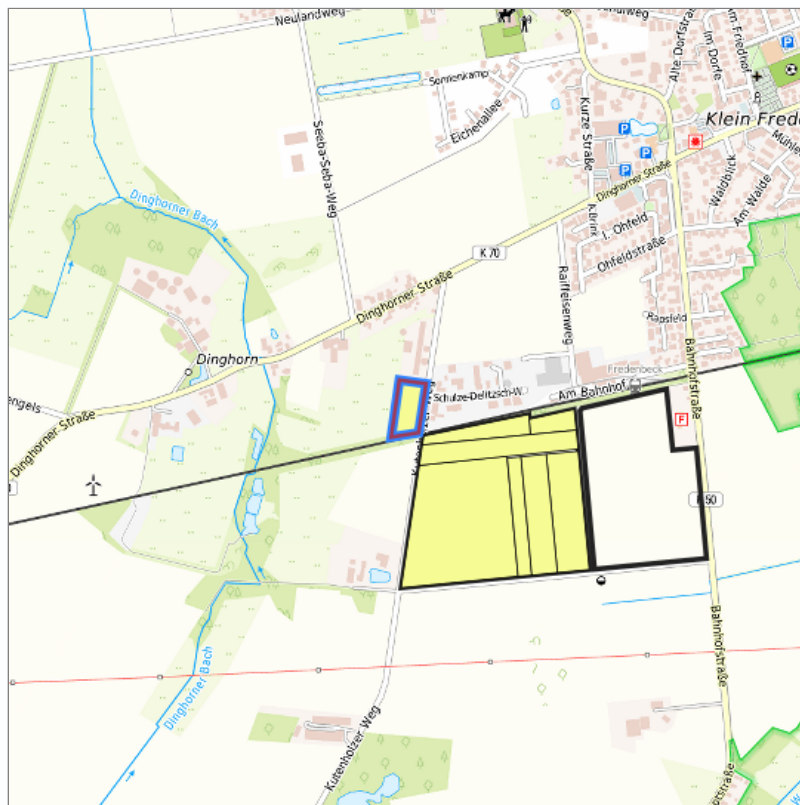
Kutenholzer Weg (Gemarkung Klein Fredenbeck, Flur 2, 46) at Fredenbeck, Landkreis Stade



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

Kutenholzer Weg
Fredenbeck

Parcel

Property size (m ²)	10,401.69
Availability	available in the long-term
focus use	agriculture
further use	unavailable

Legal planning situation

Commercial space secured by planning permission	No
Building area according to land use plan	planning law not secured
Existing planning law	planning law not secured

Type and extent of building and land use

Specific type of structural use	GE
Development situation	not accessible
24-hour operation	Not specified
possible site occupancy ratio	Not fixed
possible floor area figure	Not fixed
possible number of full floors	Not fixed
possible height of building structures	Not fixed
cubic index	Not fixed

Exclusions/restrictions of land use

restrictions to mobilization	None
------------------------------	------

Infrastruktur of site

broadband availability (at least 50 MBit/s)	Not specified
quay edge	Not specified
quay edge with sea-going vessel deep water	Not specified
direct rail connection	Not specified
electricity connection	Not specified
gas connection	Not specified
water connection	Not specified
wastewater connection	Not specified

Proprietary situation and marketing intention

proprietary situation	Private
-----------------------	---------

Detailed information about commercial zone

Gross surface area (ha)	1.0402
Sector focus	food industry
Type of location of commercial estate	classic commercial estate

Transport accessibility

Motorway	A 26	14.0 km
Motorway	A 1	30.3 km
Motorway	A 7	40.4 km
Motorway	A 261	41.7 km
Motorway	A 253	45.7 km
Motorway	A 252	50.5 km
Motorway	A 255	50.7 km
Motorway	A 39	52.9 km
Motorway	A 23	54.6 km
Motorway	A 25	55.1 km
Motorway	A 24	56.4 km
Motorway	A 27	57.0 km
Main road	B 74	6.6 km
Main road	B 73	10.4 km
International airport	Flughafen Hamburg	59.7 km
International airport	Flughafen Bremen	78.0 km
International airport	Flughafen Hannover	135.2 km
Regional airport	Cuxhaven	72.4 km
Regional airport	Flughafen Lübeck	111.8 km
Commercial airfield	Rotenburg (Wümme)	51.5 km
Commercial airfield	Weser-Wümme	60.8 km
Commercial airfield	Uetersen/Heist	71.0 km
Commercial airfield	Hungriger Wolf	73.8 km
Commercial airfield	St. Michaelisdonn	76.1 km
Port	Seehafen Stade-Bützfleth	19.7 km
Port	Seehafen FHH	40.2 km
Port	Seehafen Gückstadt	47.4 km
Port	Binnenhafen Itzehoe	64.3 km
Port	Seehafen Brunsbüttel	67.9 km
Rail freight traffic	Emons Spedition GmbH	53.0 km
Intermodal terminal	Industriebahnhof Stade-Brunshausen	17.1 km
Intermodal terminal	Hansaport Terminal (FHH, trimodal)	41.2 km
Intermodal terminal	Containerterminal Altenwerder (FHH, trimodal)	41.9 km
Rail passenger transport	Kutenholz	8.1 km
Rail passenger transport	Brest-Aspe	8.2 km

Rail passenger transport	Bargstedt	9.2 km
Rail passenger transport	Hammah	13.2 km
Rail passenger transport	Dollern S	13.7 km
Public transport	Fredenbeck Kutenholzer Weg	0.6 km
Availability of public transport	Available	

Information about Fredenbeck

GDP per capita (in €) (district level)	30,977.00
Rate of unemployment (in %) (district level)	6.40
Inhabitants of the municipality	5,950
Trade tax rate	380
Property tax B	400

Contact

Katrin Hinsch
Samtgemeinde Fredenbeck, Fachbereich 4 Bauen
Schwingestraße 1
21717 Fredenbeck
[04149-91 403](tel:04149-91403)