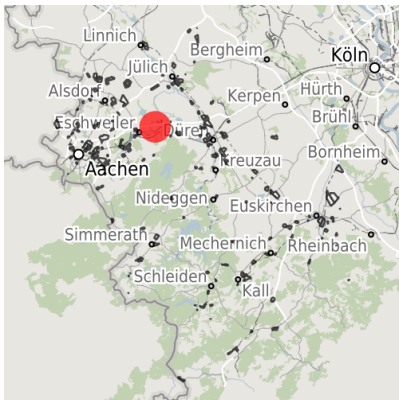


## Factsheet parcel

|                 |                                                      |
|-----------------|------------------------------------------------------|
| Designation     | Gewerbe- und Industriegebiet In der Krause (No. 082) |
| Area size       | 3,779 m²                                             |
| City / district | Eschweiler, StädteRegion Aachen                      |

## Map view



Regional overview



Municipal overview



Detail view

© [OpenStreetMap](#) contributors.

## Availabilities

|                            |                                              |                                               |                                             |
|----------------------------|----------------------------------------------|-----------------------------------------------|---------------------------------------------|
| Immediately available area | Available area within short term (< 2 years) | Available area within medium term (2-5 years) | Available area within Long term (> 5 years) |
| Not available area         |                                              |                                               |                                             |

## Other areas

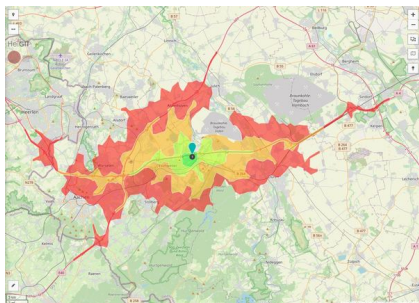
|                   |              |                                |             |
|-------------------|--------------|--------------------------------|-------------|
| Private ownership | Water area   | Rail area                      | Street area |
| Green area        | Living space | disposal/supply infrastructure | Other Area  |

## Parcel

|                  |                                               |
|------------------|-----------------------------------------------|
| Area size        | 3,779 m <sup>2</sup>                          |
| Price            | On Demand                                     |
| Availability     | Available area within medium term (2-5 years) |
| Area designation | Commercial zone                               |
| Divisible        | Yes                                           |
| 24h operation    | No                                            |

## Commercial zone

|                           |                                                                       |
|---------------------------|-----------------------------------------------------------------------|
| Location                  | Solitary location                                                     |
| Main companies            | A+C Plastik, UPS, Anneliese Mertes GmbH,<br>Sanitätshaus Koczyba GmbH |
| Industrial tax multiplier | 430.00 %                                                              |
| Price range               | from 23.00 €/m <sup>2</sup>                                           |
| Regional important?       | No                                                                    |



Erreichbarkeit in 20 Minuten: 394.000  
Einwohner

## Transport connections

|                  |                           | Distance |       |
|------------------|---------------------------|----------|-------|
|                  |                           | [km]     | [min] |
| Freeway          | A4                        | 2.0      | 3     |
|                  | A44                       | 10.3     | 11    |
| Highway          | L241                      | 0.0      | 0     |
|                  | B264                      | 1.4      | 3     |
| Airport          | Maastricht-Aachen         | 49.7     | 36    |
|                  | Köln-Bonn                 | 69.2     | 41    |
| Port             | Binnenhavenweg Stein (NL) | 49.9     | 33    |
|                  | Liège                     | 63.5     | 38    |
| Rail freight     | AC-Hbf                    | 20.0     | 21    |
| Railway          | Köln-Hbf                  | 67.7     | 42    |
| Public transport | Bushaltepunkt             | 0.8      | 2     |

## Information about Eschweiler

Eschweiler lies to the north of the Eifel and is embedded in delightful and densely wooded surroundings.

This excellent location provides short distances to the economic areas the Netherlands and Belgium as well as closeness to first class research centres as the RWTH Aachen University, Aachen University of Applied Sciences and Jülich.

Establishing business premises in Eschweiler you will benefit from a peaceful industry location offering an individual flair of sights surrounded by peaceful green spaces reminding of the history and local stories.





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**ESCHWEILER**  
**2030**



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