

PRESS RELEASE

Warsaw, 15 November 2021

**ELI launched the construction of a new logistics centre in Błonie near Warsaw**

**European Logistics Investment (ELI), a dynamically developing logistics platform, has commenced constructing a modern logistics centre in Błonie near Warsaw. The Park Warsaw West X project by ELI and its partner Panattoni is planned as a multi-let facility offering nearly 49,000 sqm of modern warehouse space. The investment is planned to be delivered in Q2 2022.**

European Logistics Investment (ELI) has completed the purchase of a plot of land for the construction of a new logistics centre in Błonie near Warsaw. Park Warsaw West X, which is scheduled to be completed in Q2 2022, will offer a total of 48,600 sqm of modern space, with 46,900 sqm of warehouse and 1,700 sqm of office space. The Park will also provide 238 parking lots for cars, 14 for lorries, a modern ESFR sprinkler system, 88 loading ramps for lorries and 24h/7 security. ELI will execute the project together with its strategic partner Panattoni, a leading developer of logistics facilities in Europe.

**Strategic location**

Another advantage of the park is its location close to Warsaw (35 minutes' drive from the city centre), which will allow to transport goods both within the capital as well as the entire Warsaw agglomeration. The plot which Warsaw West X will be constructed on ensures convenient access to the A2 motorway (connecting Warsaw with Poznań and Berlin). The project is also conveniently located near two international airports (Warsaw-Modlin Airport and Chopin Airport in Warsaw). The infrastructure of the area where the ELI park is located is developing rapidly. The Central Transport Hub is to be located in the nearby Baranów municipality, and will become an important hub including, among all, a new airport.



*"Warsaw continues to be one the leaders of the warehouse market with the highest demand. Facilities that are tailored to meet the needs of tenants from the logistics and e-commerce sectors remain the most popular. The convenient location of our project and the chosen technological solutions create great development opportunities for companies from these industries. Tenants are looking for modern and 'green' facilities that will offer not only convenient access, but also comfort of work. That is why we are considering the latest environmental solutions and sustainable development certification for the park already at the planning stage",* said Łukasz Toczek, Senior Vice President Investments at Griffin Real Estate responsible for the development of the ELI platform.

### **Green solutions for business**

The building is to undergo the BREEAM certification process with the expectation to obtain the Excellent rating. Green solutions have been planned in the facility, including systems reducing the consumption of water, energy and heat, and significantly cutting CO<sub>2</sub> emissions. Future employees will also have access to green relaxation zones, bicycle rooms and electric vehicle charging stations.

\*\*\*

**ELI (European Logistics Investment)** is a dynamically developing logistics platform for the Polish market. ELI provides high-quality facilities that offer excellent connectivity and value for businesses at desirable locations around the country, thanks to the partnership with Panattoni, a leading developer of industrial real estate. ELI's current portfolio comprises of 32 logistics projects encompassing 51 properties with a total area of over 1.3 million sqm GLA, including 760,000 sqm of standing assets, 201,000 sqm under construction and a further 318,000 sqm secured in pipeline projects. ELI is owned by Redefine Properties, Madison International Realty and Griffin Real Estate.

### **Further information:**

Ewa Gawron-Jasińska, Griffin Real Estate, T. 696 244 235, [egawron-jasinska@griffin-re.com](mailto:egawron-jasinska@griffin-re.com)

