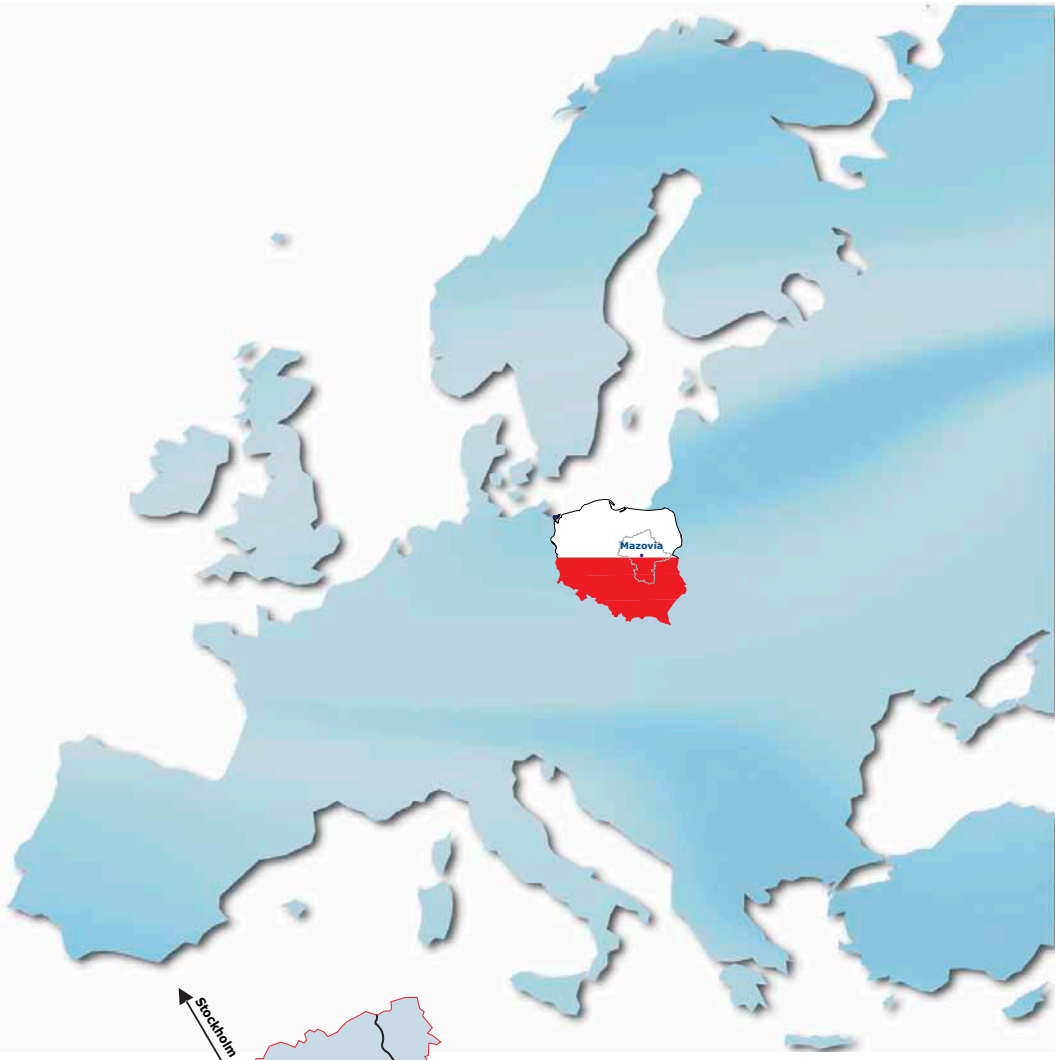
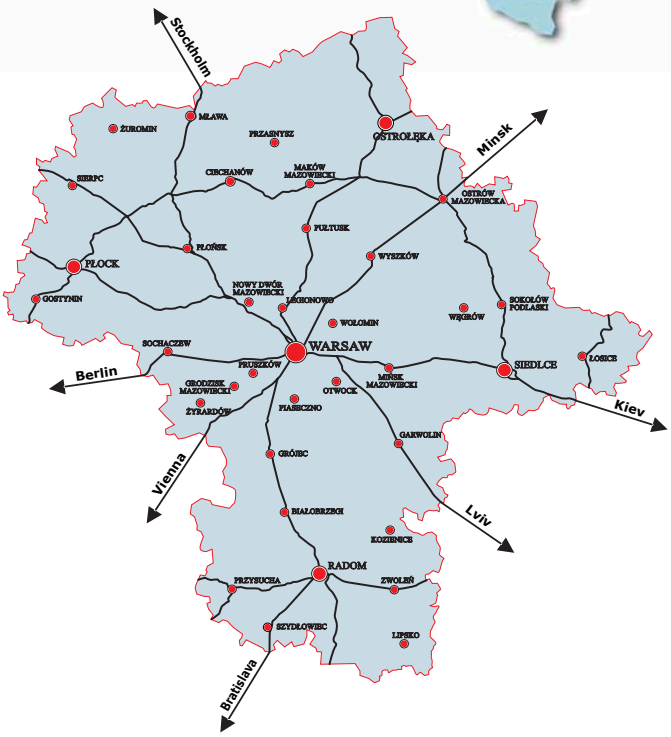
Mazovia. heart of Poland

Invest in Mazovia

ARMSA Mazovia Development Agency Plc

Mazovia investment offers


Mazovia


Stockholm
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RADOM
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SZYDŁOWIEC
LIPSKO

MAZOVIA

Mazovia, located in Central-Eastern Poland, is the biggest and most densely populated (5 million people) region in Poland. Here, some of the main European trade routes run, such as the route Paris-Berlin-Warsaw-Moscow (the main European communication route between East and West), as well as the route between North-Eastern Europe and Central Europe. An extensive road and rail network connects Mazovia with other country regions. It is here that the most important Polish airport - Okęcie - is located, handling approx. 43% of passenger traffic in Poland.

The capital of both Mazovia and Poland is Warsaw. It is the greatest and most important centre for science, culture, business and politics and also the biggest academic centre in Poland. The other main cities are: Radom, Płock, Siedlce and Ostrołęka.

The country's biggest intellectual potential is concentrated here, with a dozen state universities and a few dozen private ones, which altogether provide education to 334 thousand students, including 4 thousand foreigners. In addition, 40% of the country's research and development potential is located here. The region has also been ranked first in terms of foreign languages knowledge.

Mazovia is the economic leader among Polish regions. Its assets are both investment attractiveness and economic potential. With its resilient economy, Mazovia is at the forefront of economic development and business activity. It is Poland's leader in entrepreneurship, generating the highest GDP which accounts for 21.6% of Poland's GDP. It is a region where all industries have developed (except mining, ship-building and coke industries) with none being the dominant one.

Mazovia is the most attractive region for foreign investors in Poland, which is reflected in the fact that 42% of total foreign direct investment has been placed here. The biggest part of foreign investment capital comes from: USA, Great Britain, Germany, Spain, Sweden, Austria, Norway, Japan, Denmark and South Korea. Some of the largest companies which have invested in Mazovia are: LG, Samsung, General Electric (GE), Skanska, Stora Enso, ProLogis, IBM, Tesco, Ghelamco, ING Groep (ING Group), ORCO Property Group and many others.

THE REGION'S ASSETS

- high concentration of economic entities
- located along Pan-European corridors which provide communication with Europe's main cities (extensive railways and the country's biggest airport)
- the highest level of innovativeness (one of the country's top expenditures on research and development)
- Warsaw – the country's and region's capital, a city of international importance. It has the highest dynamics of economic changes, large well-qualified human resources and high dynamics of state sector privatization
- central location at the junction of communication routes
- the country's economic leader: the highest GDP that accounts for 21.6% of Poland's GDP
- the country's top GDP per capita
- Warsaw Stock Exchange – the venture capital centre for Central and Eastern Europe

SPECIAL ECONOMIC ZONES (SEZ)

Special Economic Zones (SEZ) successfully match investors' needs with the demands of particular regions where they were created. Each zone is a separate administrational territory where business activity is given preferential conditions. Entrepreneurs investing in a SEZ are granted tax reliefs and a further advantage is the opportunity to start operation on a prepared and developed land.
In order to support the regional development in Mazovia subzones were created within the following Special Economic Zones: Warmińsko-Mazurska, Tarnobrzeska, Starachowicka, Suwalska and Łódzka.

Special Economic Zones were created in order to:

- speed up the economic development of Polish regions
- develop and implement the latest technological solutions in the national economy
- increase the competitiveness of products and services
- utilize post-industry property and infrastructure
- create new jobs

It is also important to note that Płock Industrial and Technological Park is located here, by the northern border of Płock, where it neighbours with the refining and petrochemical plant and PKN Orlen head office.

MAZOVIA DEVELOPMENT AGENCY PLC

Mazovia Development Agency Plc is an organization with the capital fully owned by the Government of Mazovia Region. The Agency's mission statement is to create and promote Mazovia's socio-economic development by supporting small and medium enterprises and self-government units.

INVESTOR AND EXPORTER SERVICE CENTRE

Investor and Exporter Service Centre, which operates within Mazovia Development Agency Plc, supports investors and exporters and acts for the economic promotion of Mazovia both across the country and worldwide. Investor and Exporter Service Centre functions as the first contact point between foreign investors who are interested in investing in the region and Mazovian entrepreneurs seeking exporting opportunities.

- WE HELP
  Domestic and foreign investors
- WE SUPPORT
  Mazovian entrepreneurs
- WE PROMOTE
  Mazovia's economic potential both within the country and abroad

THE CENTRE'S MAIN OBJECTIVES:

Supporting Investors

- Assisting domestic and foreign investors seeking to start business in Mazovia Region
- Informing on the economic and legal conditions for investing in Mazovia
- Assisting in choosing investment sites
- Preparing and promoting Mazovian investment offer at trade fairs, conferences, seminars, workshops and other national and international economic eventss

Promoting Export

- Informing on the rules of running business on a given foreign market
- Supporting Mazovian enterprises by means of pro-export tools
- Helping in establishing trade relations with foreign companies
- Organizing and assisting economic missions
- Preparing and promoting Mazovian investment offer at trade fairs, conferences, seminars, workshops and other national and international economic events
- Organizing training in foreign trade

Economic Promotion

- Promoting Mazovia's economic brand
- Implementing projects promoting regional economy
- Organizing and participating in national and international economic projects in cooperation with self-government units and business environment institutions

Mazovia Development Agency Plc

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Location and owner	Municipality	Mława
	City or street	Mława
	Price	Tender
	Area	10,29 ha (2,45 ha + 7,84 ha)
	Owner	City of Mława
Land specification	Zoning	industry, warehouses
	Building coverage (%), building height limit	90%, 10 m
	Access Road to the plot	location in the industrial area, approximately 6 km from the town centre
	Nearest motorway / national road:	national road no 8 – 1,5 km, ring road
	Distance to Warsaw (Capital), nearest airport	130 km, 130 km
Infrastructure	Electricity - distance	Yes
	Gas - distance	120 m
	Water supply - distance	100 m
	Sewage system - distance	200 m

Location and owner	Municipality	Radom
	City or street	Wośniki
	Price	Tender, 50-60 PLN / m2
	Area	10,46 ha
	Owner	City of Radom
Land specification	Zoning	production, industry, services
	Building coverage (%), building height Limit	70%, 30 m
	Access Road to the plot	International Road no 7 access
	Nearest motorway / national road:	International Road no 7 access
	Distance to Warsaw (Capital), nearest Airport	100 km, 100 km
Infrastructure	Electricity - distance	Yes
	Gas - distance	Yes
	Water supply - distance	Yes
	Sewage system - distance	Yes

Location and owner	Municipality	Szydłowiec
	City or street	Szydłowiec
	Price	Tender, ca. 50 PLN / m2
	Area	66,74 ha (55,68 ha + 11.06 ha)
	Owner	Szydłowiec Commune, private owners
Land specification	Zoning	production, industry
	Building coverage (%), building height Limit	80%, 20 m
	Access Road to the plot	commune road 6 m width
	Nearest motorway / national road:	National road no 7
	Distance to Warsaw (Capital), nearest Airport	130 km, 130 km
Infrastructure	Electricity - distance	Yes
	Gas - distance	Yes
	Water supply - distance	Yes
	Sewage system - distance	Yes

Location and owner	Municipality	Mszczonów
	City or street	Mszczonów
	Price	25 € / m2
	Area	42 ha
	Owner	private owner
Land specification	Zoning	production, industry, services
	Building coverage (%), building height Limit	85%, 45 m
	Access Road to the plot	commune asphalt road, 15 m width
	Nearest motorway / national road:	national road 8 – 1,5 km, ring road
	Distance to Warsaw (Capital), nearest Airport	40 km, 40 km
Infrastructure	Electricity - distance	Yes
	Gas - distance	Yes
	Water supply - distance	Yes
	Sewage system - distance	Yes

Location and owner	Municipality	Płock
	City or street	The Płock Industrial and Technological Park
	Price	individual negotiation
	Area	200 ha
	Owner	The Płock Industrial and Technological Park
Land specification	Zoning	production, industry, services
	Building coverage (%), building height Limit	70%, 20 m
	Access Road to the plot	Commune and poviat asphalt roads
	Nearest motorway / national road:	voivodship road – 1km
	Distance to Warsaw (Capital), nearest Airport	110 km, 120 km
Infrastructure	Electricity - distance	Yes
	Gas - distance	Yes
	Water supply - distance	Yes
	Sewage system - distance	Yes

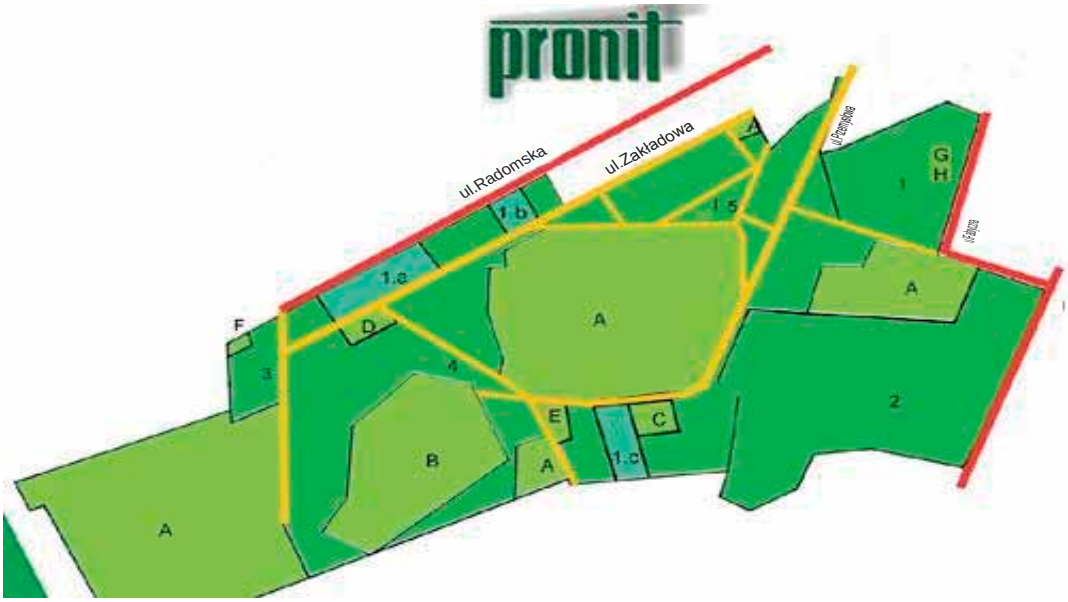
Location and owner	Municipality	Przasnysz
	City or street	Sierakowo
	Price	Tender, ca. 10-20 PLN / m2
	Area	249 ha (142 ha – investment area, 107 ha – airport area)
	Owner	Przasnyski District
Land specification	Zoning	production, industry, services
	Building coverage (%), building height Limit	80%, 15 m
	Access Road to the plot	asphalt roads
	Nearest motorway / national road:	national road no 57
	Distance to Warsaw (Capital), nearest Airport	100 km, 110 km
Infrastructure	Electricity - distance	Yes
	Gas - distance	-
	Water supply - distance	Yes
	Sewage system - distance	Yes

Location and owner	Municipality	Błonie
	City or street	Błonie – Pass
	Price	ca. 208 PLN / m2
	Area	60 ha, (possibility to enlarge the surface area of 70 ha)
	Owner	private owner
Land specification	Zoning	production, industry, services, tourism
	Building coverage (%), building height Limit	90%, 20 m
	Access Road to the plot	asphalt road
	Nearest motorway / national road:	A2 highway – 8 km, interchange "Tłuste", national road no 2 – 300 m
	Distance to Warsaw (Capital), nearest Airport	30 km, 30 km
Infrastructure	Electricity - distance	Yes
	Gas - distance	Yes
	Water supply - distance	Yes
	Sewage system - distance	Yes

Location and owner	Municipality	Węgrów
	City or street	Węgrów
	Price	ca. 30 PLN / m2
	Area	29,33 ha
	Owner	Węgrów Commune, Special Economic Zone
Land specification	Zoning	production, warehouses
	Building coverage (%), building height Limit	60%, 12 m
	Access Road to the plot	commune road 6 m width
	Nearest motorway / national road:	national road no 62 – 100 m
	Distance to Warsaw (Capital), nearest Airport	78 km, 78 km
Infrastructure	Electricity - distance	Yes
	Gas - distance	Yes
	Water supply - distance	Yes
	Sewage system - distance	1,3 km

Location and owner	Municipality	Zakroczym
	City or street	Zakroczym
	Price	tender
	Area	120 ha
	Owner	Agricultural Property Agency
Land specification	Zoning	industry, services, warehouses
	Building coverage (%), building height Limit	15 m
	Access Road to the plot	asphalt road, area next to the Modlin Airport
	Nearest motorway / national road:	national road no 7 – 1,5 km
	Distance to Warsaw (Capital), nearest Airport	40 km, 0 km
Infrastructure	Electricity - distance	Yes
	Gas - distance	ca. 1 km
	Water supply - distance	ca. 1 km
	Sewage system - distance	ca. 1 km

Location and owner	Municipality	Pionki
	City or street	Pionki
	Price	tender, ca. 18 PLN / m2
	Area	300 ha
	Owner	City of Pionki, Special Economic Zone
Land specification	Zoning	production, industry, services
	Building coverage (%), building height Limit	-
	Access Road to the plot	voivodship road no 787
	Nearest motorway / national road:	national road no 79
	Distance to Warsaw (Capital), nearest Airport	100 km, 90 km
Infrastructure	Electricity - distance	Yes
	Gas - distance	Yes
	Water supply - distance	Yes
	Sewage system - distance	Yes



Location and owner	Municipality	Chorzele
	City or street	Chorzele
	Price	ca. 20 PLN / m2
	Area	179 ha
	Owner	private owners
Land specification	Zoning	production, industry, services
	Building coverage (%), building height Limit	-
	Access Road to the plot	national road no 57, voivodship road no 614
	Nearest motorway / national road:	national road no 57, voivodship road no 614
	Distance to Warsaw (Capital), nearest Airport	130 km, 28 km
Infrastructure	Electricity - distance	Yes
	Gas - distance	Yes
	Water supply - distance	Yes
	Sewage system - distance	Yes

Location and owner	Municipality	Nowy Dwór Mazowiecki
	City or street	Modlin Fortress
	Price	60 mln PLN (possible 50% discount)
	Area	55 ha (fortress 58 220 m²)
	Owner	Military Property Agency
Land specification	Zoning	tourism, special services
	Building coverage (%), building height Limit	-
	Access Road to the plot	asphalt road
	Nearest motorway / national road:	national road no 7 – 2 km
	Distance to Warsaw (Capital), nearest Airport	40 km, 2 km
Infrastructure	Electricity - distance	Yes
	Gas - distance	Yes
	Water supply - distance	Yes
	Sewage system - distance	Yes

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