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LOGISTICS HUB BUILT IN ŚWIEBODZIN BY HILLWOOD AND PHN

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The construction of 10,300 sq.m. of warehouse space with modern offices and a training room in Świebodzin has been completed as a joint venture by Hillwood Polska and Polski Holding Nieruchomości. The warehouse has been developed in the BTS formula for Moto-Profil, one of the largest distributors of automotive parts and accessories.

The new logistics center was launched at the beginning of December. This is the second largest warehousing facility out of three that Moto-Profil owns in Poland. It provides 10,000 sq.m. of warehouse space and 300 sq.m. of office space with a modern training room. The building has been adapted to the needs of the distributor. On-site transport management and warehouse management systems as well as sorters separating orders and sorting goods have been installed.

The hall will be used as a hub which will improve the Moto-Profil delivery system. This area has been chosen due to its favorable location. The S3 expressway (Legnica-Szczecin) runs in close proximity, and the junction of the A2 motorway (Berlin-Poznań) is only 4 kilometers away.

"We want to provide clients with a tailored warehouse in an optimum location. The logistics center built for Moto-Profil by Hillwood Polska and Polski Holding Nieruchomości in Świebodzin is an example of such a project. Companies want to move their operations not only to the largest centers. More and more often, they choose locations such as Świebodzin, which are equally well communicated and competitive in terms of access to workforce," said **Hubert Michalak**, President of the Management Board of Hillwood Polska.

"The logistics center in Świebodzin is another project that is aligned with our strategy. We use attractive investment land in our resources to implement state-of-the-art logistics projects.

*We plan to further develop similar projects in cooperation with our trusted partner — Hillwood Polska,” said **Marcin Mazurek**, President of the Management Board of Polski Holding Nieruchomości S.A.*

The warehouse in Świebodzin is yet another step in the development plans of Moto-Profil. The project also means new jobs for residents of the city and its surroundings. The logistics center will employ ca. 100 persons.

*“The new logistics platform complements our “triangle” project, which includes warehouse centers in Chorzów, Świebodzin and Jawczyce near Warsaw. Their locations will enable us to ensure the best availability of resources and accelerate deliveries in the night and day system. The center will take over about 30% of the market in which Moto-Profil operates. We will be closer to our clients from western Poland. What is more, quick access to key communication routes will optimize delivery costs,” said **Leszek Żurek**, President of the Management Board of Moto-Profil.*

*“The choice of the location for the new warehouse for Moto-Profil was preceded by a thorough analysis of the client’s distribution needs, and then the possibility of acquiring a modern facility in the vicinity of the A2 and S3 junctions in the set time. We are convinced that establishing a modern warehouse in Świebodzin will enable our client to develop further,” said **Maciej Cieliczko**, Director of the Logistics and Industrial Space Department at Colliers International.*

Polski Holding Nieruchomości Group

The Polski Holding Nieruchomości Group is the leading managing investor in the commercial property market in Poland. It is one of the largest companies in the sector in terms of the market value of its portfolio, which includes ca. 140 properties and nearly 700 ha of land across the country (e.g. in Warsaw, Poznań, Wrocław and the Tri-City). PHN has long experience in both real estate management and construction project implementation. The Company has been listed on the Warsaw Stock Exchange since February 2013.

Hillwood

Hillwood is a global developer in the commercial real estate industry with 30 years

of experience in Europe and North America. Hillwood has been delivering modern logistics and industrial centers for 5 years, either on a BTS (built-to-suit) basis or for lease. The company also acquires and manages real estate. Currently, it has over 30 active facilities in Poland. It focuses its operations on 5 major warehouse markets (Warsaw, Łódź, Poznań, Wrocław, Upper Silesia), but also invests in new, prospective locations (e.g. Częstochowa, Kutno, and Świebodzin).

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