

WDP Park

Ploiești – Ariceștii Rahtivani

Romania

THE LOCATION

Proximity to high-demand markets

Ploiesti is one of Romania's most established industrial and economic centers, with a long-standing history in the oil and chemical industry. The city and the surrounding area is an important industrial hub of Romania, providing access to skilled labor, suppliers, and a mature business and production ecosystem.

For logistics operators, supply chain businesses, and manufacturers, WDP Park Ploiești – Ariceștii Rahtivani delivers the advantage of scalable growth, operational efficiency, and proximity to high-demand markets while avoiding the congestion and higher operating costs associated with central Bucharest.





LOCAL ACCESS

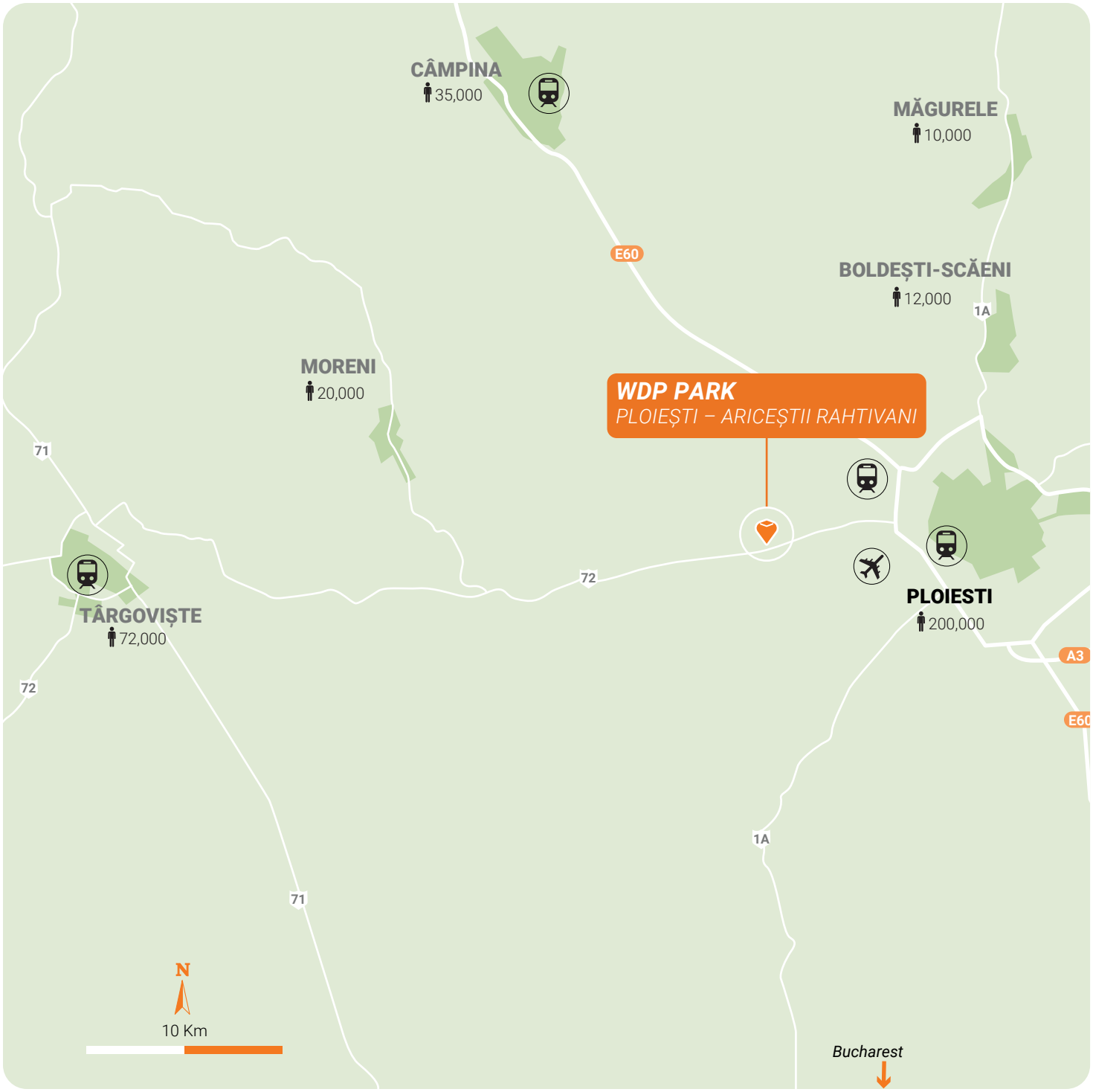
Reduced delivery times

WDP Park Ploiești – Ariceștii Rahtivani offers a highly strategic location for logistics, supply chain operators, manufacturing, assembly or last-mile delivery. Located in the immediate vicinity of DN72 National Road, in close proximity to Ploiesti, from where there is direct access to the A3 highway towards Bucharest. The area benefits from strong regional connectivity, fast access to Henri Coandă International Airport, and efficient links to key consumer and manufacturing markets, enabling optimized distribution flows and reduced delivery times.

MAIN LOCATIONS

Henri Coandă International Airport	**55** km
Container terminal	**5** km
A3 Highway	**16** km





REGIONAL BENEFITS

Regional powerhouse for logistics and manufacturing

WDP Park Ploiești – Ariceștii Rahtivani benefits from a strong regional position within one of Romania's most active industrial and commercial corridors, connecting Bucharest with central and western parts of the country. Its easy access to the A3 motorway and proximity to major transport routes enable efficient regional distribution, fast market reach, and reliable connections to key economic centers.

For logistics and supply chain businesses, the location offers the advantage of operating within a mature regional ecosystem supported by industrial activity, workforce availability, and developed infrastructure. Combined with lower congestion and competitive operating conditions, Ariceștii Rahtivani provides an ideal platform for scalable, cost-efficient, and high-performance logistics operations.

MAJOR CITIES	BY CAR
Bucharest	**70**km
Constanta	**297**km
Cluj-Napoca	**370**km
Ruse (Bulgaria)	**157**km

MASTERPLAN

Tailor the space to your needs



Total area

62,200 m²

Available for development

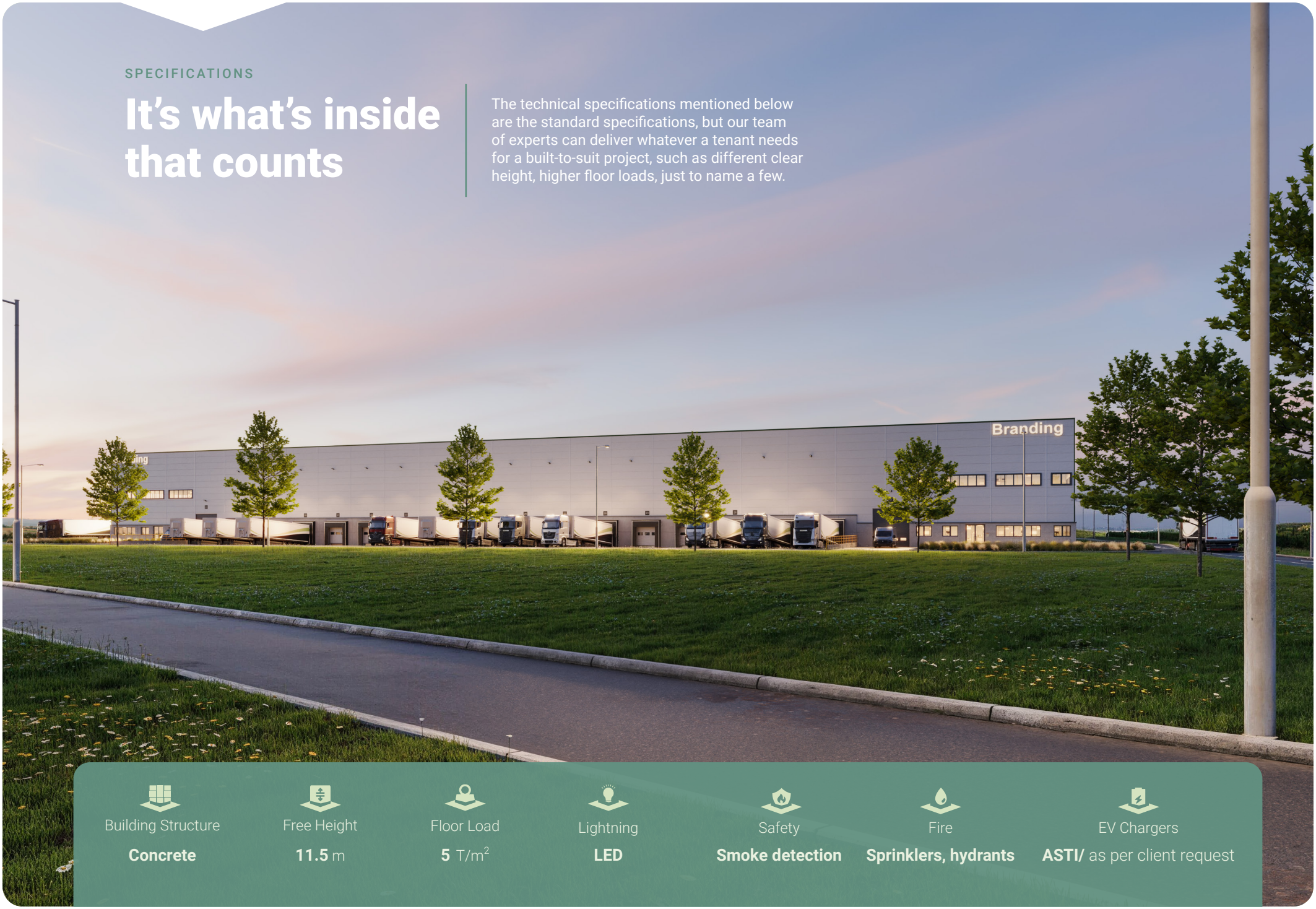
Warehouse 1	Warehouse 2	Warehouse 3
Warehouse **26,600 m²**	Warehouse **26,600 m²**	Warehouse **9,000 m²**


Branding

SPECIFICATIONS

It's what's inside that counts

The technical specifications mentioned below are the standard specifications, but our team of experts can deliver whatever a tenant needs for a built-to-suit project, such as different clear height, higher floor loads, just to name a few.



Building Structure	Free Height	Floor Load	Lightning	Safety	Fire	EV Chargers
Concrete	**11.5** m	**5** T/m^2	**LED**	**Smoke detection**	**Sprinklers, hydrants**	**ASTI/** as per client request

AMENITIES

Modern and flexible work environment

Our Parks are designed to be both a convenient and healthy workplace. We are committed to offering sustainable solutions to our tenants, and to support them in ensuring a healthy and pleasant work environment to their employees: our buildings' resource efficient designs contribute to a better environment and a sustainable future for everyone.

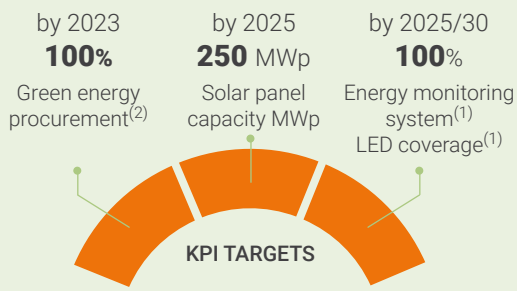


SUSTAINABILITY

WDP Energy

Leverage existing know-how and business model with innovative solutions

- On-site renewable energy production
- Untapped capacity of buildings
- Client's energy service provider
- Rollout energy monitoring system
- Decarbonize energy consumption
- Electrification of warehouse sites
- Battery storage systems for storage of excess generation
- Investment in energy proptech company

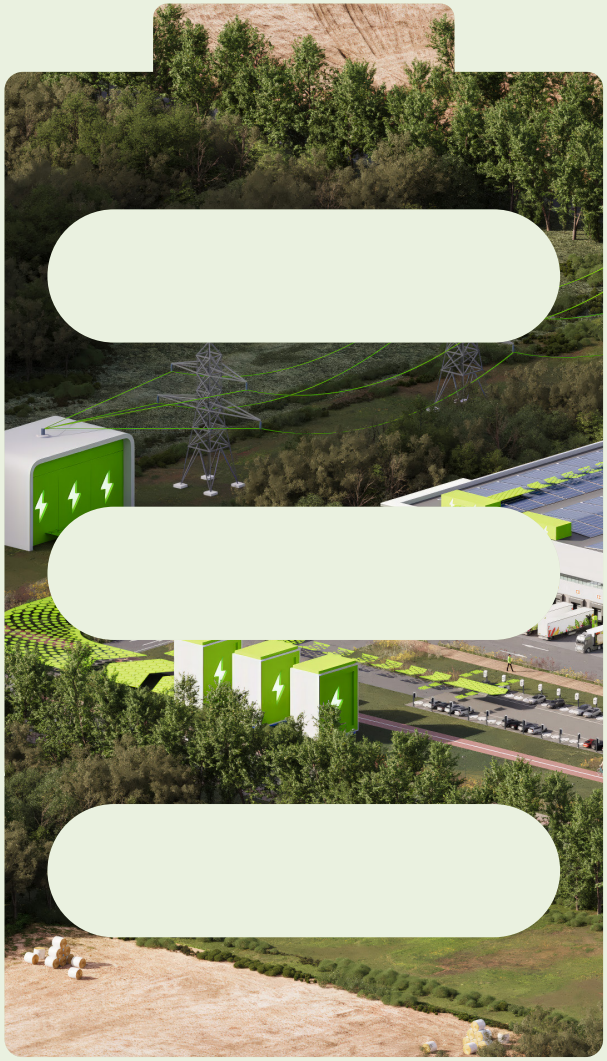


(1) For relevant properties. Energy Monitoring system 100% by 2025, LED Coverage by 2030
(2) For contracts under control of WDP.

Warehouses with brains

Greenpower charging for trucks

Maximize solar production



Green power charging for cars

Renewable heating and cooling

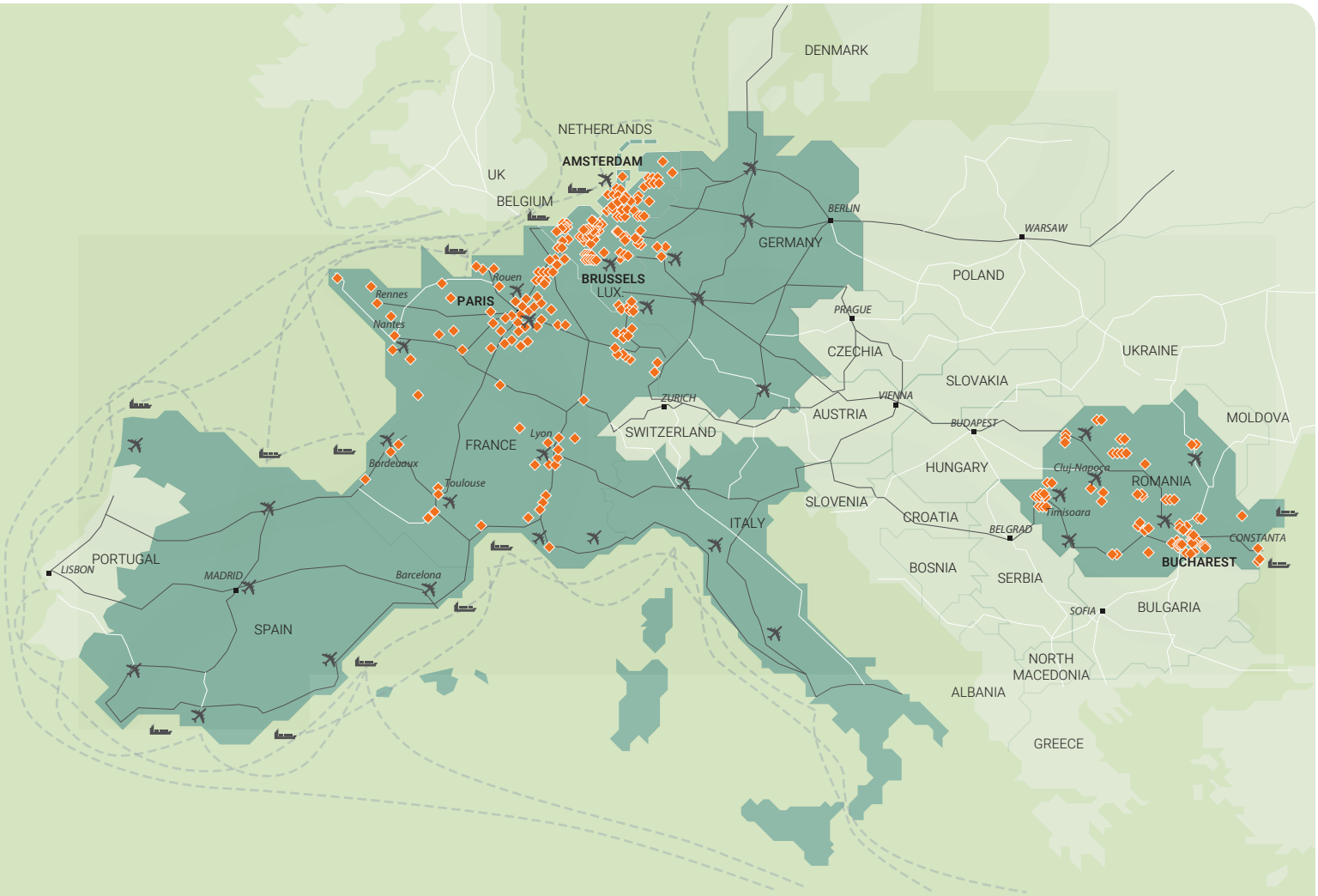
Energy efficiency services

ABOUT US

WDP Network

We develop and lease properties located along major logistics axes in eight European regions: **The Netherlands, Belgium, Luxembourg, France, Germany, Spain, Italy, and Romania. WDP is the market leader in the Benelux and and the second biggest player on the Romanian industrial real estate market.**

The long-term vision and pure player strategy that we apply to each property decision underpins our relationship with our clients. We want to be a long-term partner and support them in their operations where real estate is an indispensable part of their supply chain. With increased green energy production and technology, we aim to make our sites more self-sufficient and to decarbonise client operations.



ABOUT US

Warehouses with brains

We are active in several European countries that offer logistics opportunities:

NETHERLANDS	BELGIUM	GERMANY
114 Warehouses	**105** Warehouses	**3** Warehouses

FRANCE	LUXEMBOURG	ROMANIA
19 Warehouses	**5** Warehouses	**83** Warehouses

8M m^2 rentable area (99% occupancy)

600K m^2 warehouse and 100 MWp energy capacity in development

325 sites

8 Countries

1977 Foundation year

Stock Market REIT, BEL20, Euronext BEL, NL, AEX & Paris



CONTACT

Want to talk further?

Gijs would be happy to tell you more.



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